FILED
JOHN R. KLAUS
DELAWARE COUNTY ASSESSOR

MAY 28 2003

FILED
SHERRY [illegible]
DELAWARE CO. IOWA

MAY 28 2003

BOOK 3006 PAGE 8658
DEBORAH L. PEYTON
DELAWARE CO. RECORDER

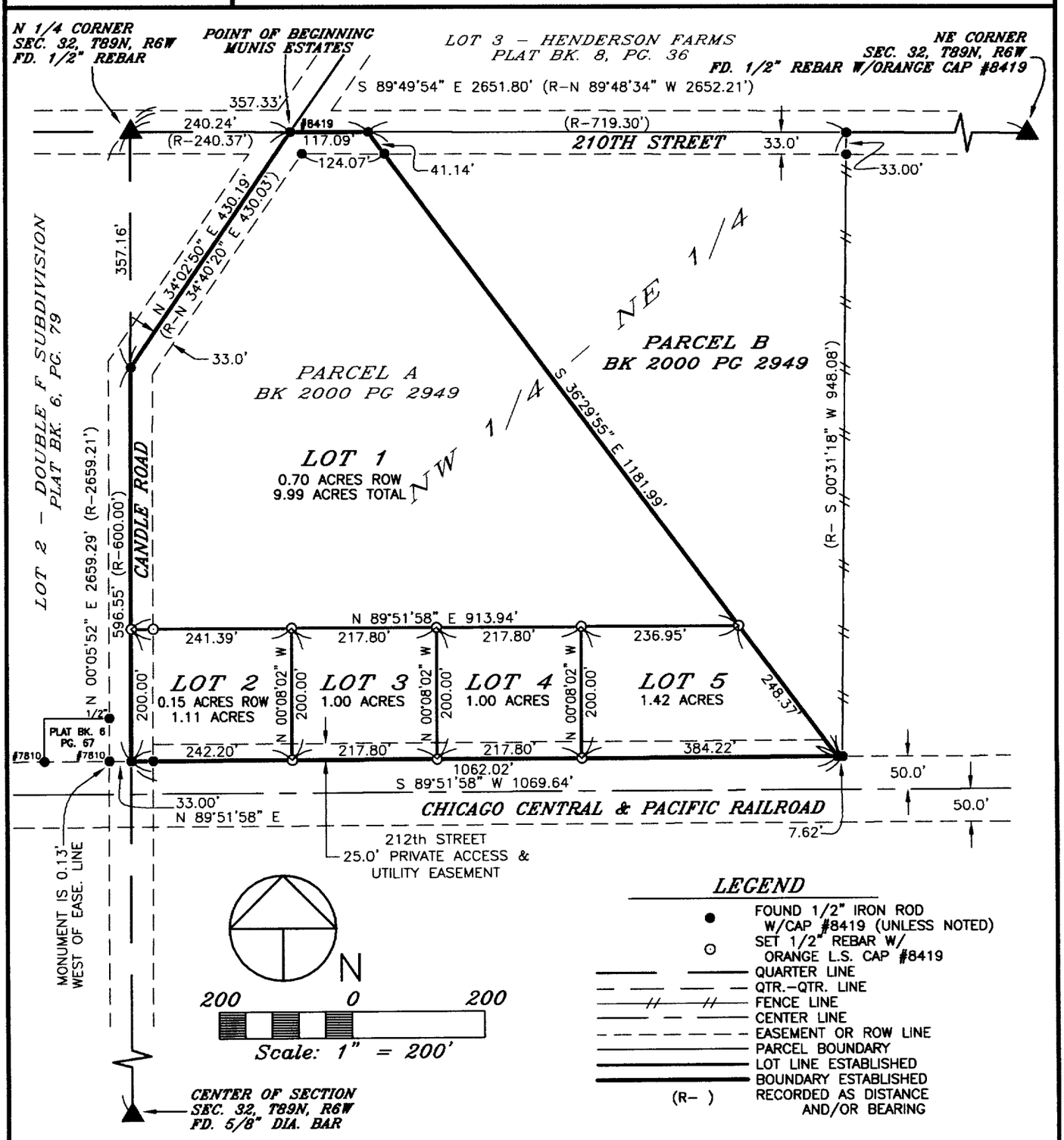
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DELAWARE COUNTY IOWA
FILED

PREPARED BY: J. DAVID GIBBS; 105 W. MAIN ST., MANCHESTER, IA 52057 563-927-2434

PLAT OF SURVEY

MUNIS ESTATES
A SUBDIVISION OF PARCEL A, IN THE NW 1/4 - NE 1/4 SEC. 32, T89N, R6W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



LEGEND

- FOUND 1/2" IRON ROD W/CAP #8419 (UNLESS NOTED)
- SET 1/2" REBAR W/ ORANGE L.S. CAP #8419
- QUARTER LINE
- QTR.-QTR. LINE
- FENCE LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- PARCEL BOUNDARY
- LOT LINE ESTABLISHED
- BOUNDARY ESTABLISHED
- (R-) RECORDED AS DISTANCE AND/OR BEARING

SURVEY REQUESTED BY: JACK MUNIS

SURVEYED ON: 5/12/2003

LICENSED LAND SURVEYOR
J. DAVID GIBBS
8419
IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 1-2

PROPRIETORS: *JACK W. MUNIS & ELEANOR M. MUNIS*

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

J. DAVID GIBBS, P.E., L.S. LIC. #8419 DATE 5/27/03

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2004

GIBBS ENGINEERING & SURVEYING
105 WEST MAIN STREET
MANCHESTER, IA 52057

PROJECT NO. 03-36
SCALE: 1"=200'
DATE: 5/13/2003
DRAWN BY: TAG
CHECKED BY: JDG
FIELD BK: D.L.
REVISED
SHEET 1 OF 4

BOOK 2003 PAGE 2538

LEGAL DESCRIPTION:

***MUNIS ESTATES**; A SUBDIVISION OF PARCEL A, IN THE NORTHWEST QUARTER (NW ¼) OF THE NORTHEAST QUARTER (NE ¼) OF SECTION THIRTY-TWO (32), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE SIX WEST (R6W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing a total of 14.52 acres, including 0.85 acres of public road right of way, divided into five lots numbered Lot 1 through Lot 5, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the North Quarter Corner of Section Thirty-Two (32), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Northerly Line of the Northeast Quarter (NE ¼) of said Section Thirty-Two (32), South 89° 49' 54" East, to the centerline of Candle Road, 240.24 feet, the **POINT OF BEGINNING**;

THENCE continuing along the Northerly Line of said Northeast Quarter (NE ¼), South 89° 49' 54" East, 117.09 feet;

THENCE South 36° 29' 55" East, to the Northerly Line of the Chicago Central & Pacific Railroad, 1181.99 feet;

THENCE along the Northerly Line of the Chicago Central & Pacific Railroad, South 89° 51' 58" West, to the Westerly Line of said Northeast Quarter (NE ¼), 1062.02 feet;

THENCE along the Westerly Line of said Northeast Quarter (NE ¼), also being the centerline of said Candle Road, North 00° 05' 52" East, 596.55 feet;

THENCE continuing along the centerline of said Candle Road, North 34° 02' 50" East, 430.19 feet to the **POINT OF BEGINNING**;

Containing a total of 14.52 acres, including 0.85 acres of public road right of way, divided into five lots numbered Lot 1 through Lot 5, and subject to easements of record.

The Westerly Line of the Northeast Quarter (NE ¼) of Section Thirty-Two (32), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 00° 05' 52" East.

OWNER'S ACKNOWLEDGMENT

I Jack W. Munis & Eleanor M. Munis of Delaware County, State of Iowa, do hereby certify that the above survey, as shown by the attached Plat, is made with our free consent, and in accordance with our desire.

Jack W. Munis

Eleanor M. Munis

State of Iowa)
)
County of Delaware) ss:

On this 16 day of MAY A.D. 2003, before me a Notary Public in and for said State, personally appeared Jack W. Munis & Eleanor M. Munis to me known to be the person(s) named and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Notary Public in and for said State

RANDY RATTENBORG
Commission Number 224055
My Commission Expires
8-17-2005

CERTIFICATE OF TREASURER

I, the undersigned, Carolyn A. Wilson, Treasurer of Delaware County, Iowa, do hereby certify that all taxes and special assessments against ***MUNIS ESTATES,*** Delaware County, Iowa, have been paid and said real estate is free and clear of all taxes as of this date.

Carolyn A. Wilson, County Treasurer Date

DELAWARE COUNTY E-911 BOARD

Delaware County, Iowa

The foregoing plat of ***MUNIS ESTATES***, has been examined and approved as to being in full compliance with Delaware County Ordinance #12, The Uniform Rural Address System, as passed and adopted by the Delaware County Board of Supervisors on the 6th day of August, 1996.

Norman Wellman – Coordinator
Delaware County E-911 Board

State of Iowa)
)
County of Delaware) ss:

On this 28th day of May 2003, before me Donna M Kunde, a Notary Public in and for the State of Iowa, personally appeared Norman Wellman, to me personally known, and, who, being me duly sworn, did say that he is the Coordinator for the Delaware County E-911 Board.

DONNA M. KUNDE
Commission Number 175597
My Commission Expires
5-16-03

Notary Public

Q:\Surveys\Munis03-36\LEGAL_03-36.doc

ATTORNEY'S OPINION

I, Mary Lou Tracey, a practicing attorney at law in Manchester, Delaware County, Iowa, have examined the abstract of title to the land included in ***MUNIS ESTATES***, Delaware County, Iowa, on premises more specifically described in the Surveyor's Certificate of J. David Gibbs, dated May 27, 2003.

Said abstract has been prepared in its entirety by the Delaware County Abstract Company, Inc., and was last certified to by said company on the 22nd day of May, A.D., 2003, at the hour of 8:00 o'clock A.M.

My examination of said abstract shows good and merchantable title on the date and hour of the certification to be in Jack W. Munis and Eleanor M. Munis, husband and wife, as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common.

Dated at Manchester, Iowa, in said County, this 27th day of May, 2003.

Mary Lou Tracey

Attorney at Law — Date

Mary Lou Tracey — May 27, 2003