OCT 6 2003

FILED
JOHN R. KLAUS
DELAWARE COUNTY ASSESSOR

OCT 6 2003

DELAWARE COUNTY RECORDER

BOOK 2003 PAGE 4857
DEDORAH L. FEYTON
DELAWARE CO. RECORDER

2003 OCT -6 PM 4:01

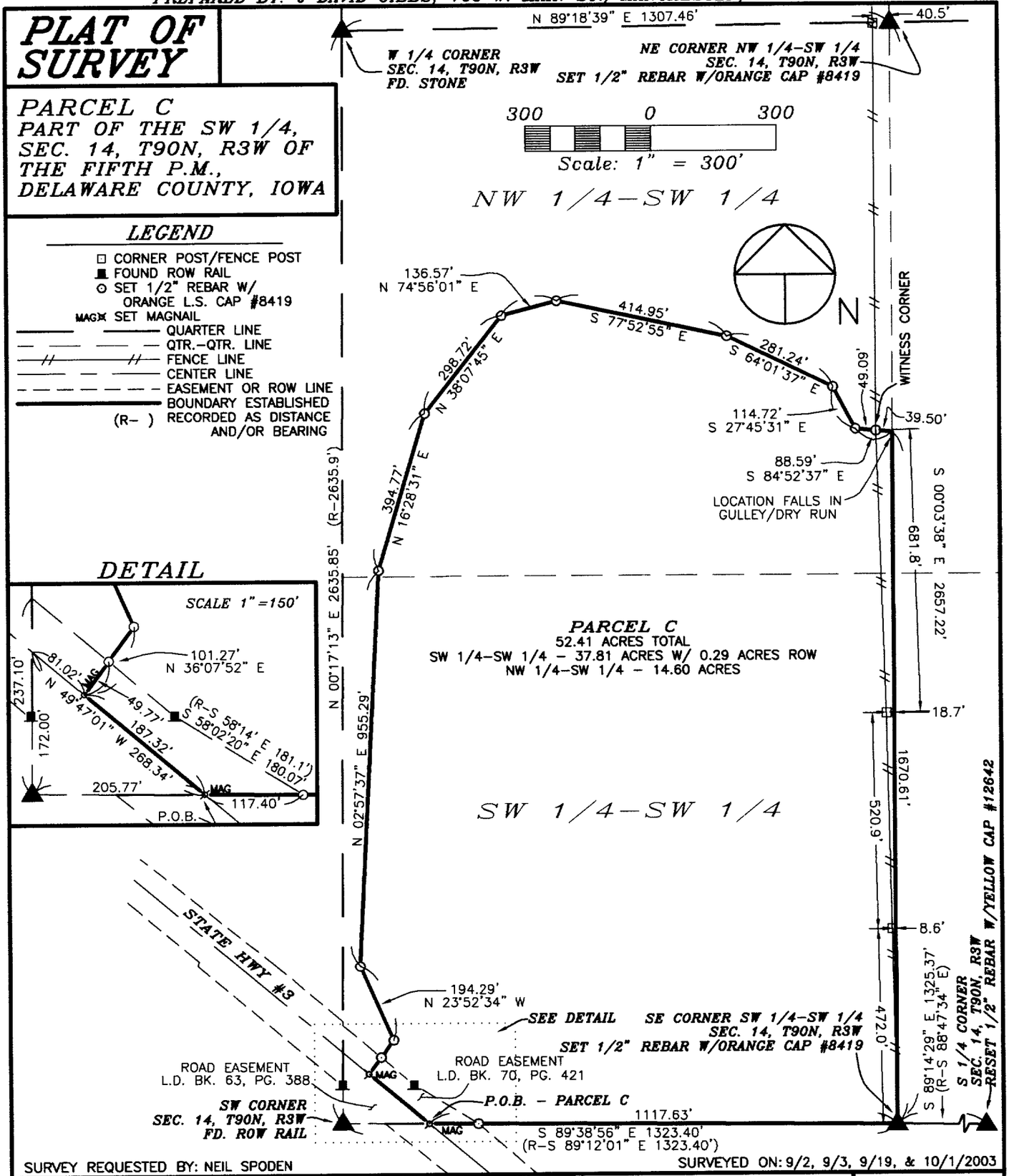
DELAWARE COUNTY IOWA
FILED

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

PLAT OF SURVEY

PARCEL C
PART OF THE SW 1/4, SEC. 14, T90N, R3W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

LEGEND
- □ CORNER POST/FENCE POST
- ■ FOUND ROW RAIL
- ⊙ SET 1/2" REBAR W/ ORANGE L.S. CAP #8419
- MAG ⊠ SET MAGNAIL
- QUARTER LINE
- QTR.–QTR. LINE
- FENCE LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- BOUNDARY ESTABLISHED
- (R–) RECORDED AS DISTANCE AND/OR BEARING



DETAIL

SURVEY REQUESTED BY: NEIL SPODEN

SURVEYED ON: 9/2, 9/3, 9/19, & 10/1/2003

PROPRIETORS: *SUSAN C. SPODEN*

PROJECT NO. 03-72

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.

LICENSED LAND SURVEYOR
J. DAVID GIBBS
8419
IOWA

10/2/03

J. DAVID GIBBS, P.E., L.S. LIC. #8419 DATE

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2004

PAGES OR SHEETS COVERED BY THIS SEAL: 1–2

SCALE: 1"=300'
DATE: 10/2/2003
DRAWN BY: RLR
CHECKED BY: JDG
FIELD BK: D.L.
REVISED
SHEET 1 OF 2

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

BOOK 2003 PAGE 4857

LEGAL DESCRIPTION:

***PARCEL C**; PART OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION FOURTEEN (14), TOWNSHIP NINETY NORTH (T90N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing a total of 52.41 acres, including 0.29 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the Southwest Corner of Section Fourteen (14), Township Ninety North (T90N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Southerly Line of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of said Section Fourteen (14), South 89° 38' 56" East, to the centerline of State Highway #3, 205.77 feet, the **POINT OF BEGINNING**;

THENCE along the centerline of said State Highway #3, North 49° 47' 01" West, 187.32 feet;

THENCE North 36° 07' 52" East, 101.27 feet;

THENCE North 23° 52' 34" West, 194.29 feet;

THENCE North 02° 57' 37" East, 955.29 feet;

THENCE North 16° 28' 31" East, 394.77 feet;

THENCE North 38° 07' 45" East, 298.72 feet;

THENCE North 74° 56' 01" East, 136.57 feet;

THENCE South 77° 52' 55" East, 414.95 feet;

THENCE South 64° 01' 37" East, 281.24 feet;

THENCE South 27° 45' 31" East, 114.72 feet;

THENCE South 84° 52' 37" East, to the Easterly Line of the Northwest Quarter (NW ¼) of the Southwest Quarter (SW ¼) of said Section Fourteen (14), 88.59 feet;

THENCE along the Easterly Line of the West One-half (W ½) of the Southwest Quarter (SW ¼) of said Section Fourteen (14), South 00° 03' 38" East, to the Southeast Corner of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of said Section Fourteen (14), 1670.61 feet;

THENCE along the Southerly Line of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of said Section Fourteen (14), North 89° 38' 56" West, 1117.63 feet to the **POINT OF BEGINNING**;

Containing a total of 52.41 acres, including 0.29 acres of public road right of way, subject to easements of record.

The Westerly Line of the Southwest Quarter (SW ¼) of Section Fourteen (14), Township Ninety North (T90N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 00° 17' 13" East.