DELAWARE COUNTY IOWA
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2004 JUN 29 PM 1:15
BOOK 2004 PAGE 2400
DEBORAH L. FEYTON
DELAWARE CO RECORDER
11.00

FILED
JOHN R. KLAUS
DELAWARE COUNTY ASSESSOR
JUN 29 2004

FILED
JUN 29 2004

CHG

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

# PLAT OF SURVEY

PARCEL A; PART OF THE NW 1/4–SW 1/4, SEC. 16, T88N, R4W OF THE FIFTH P.M., CITY OF DELHI, DELAWARE COUNTY, IOWA

W 1/4 CORNER
SEC. 16, T88N, R4W
FD. 1/2" REBAR W/L.S. CAP #8419

LEGAL DESCRIPTION:

PARCEL A, PART OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION SIXTEEN (16), TOWNSHIP EIGHTY–EIGHT NORTH (T88N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF DELHI, DELAWARE COUNTY, IOWA, containing a total of 1.10 acres, including 0.17 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 Sixteen (16), Township Eighty–eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, City of Delhi, Delaware County, Iowa;

THENCE along the Westerly Line of the Southwest Quarter (SW 1/4) of said Section Sixteen (16), North 00° 25' 56" East, to the centerline of Franklin Street, 1081.22 feet;

THENCE along the centerline of Franklin Street, North 73° 26' 43" East, 985.63 feet;

THENCE continuing along the centerline of Franklin Street, North 64° 01' 50" East, 25.00 feet to the POINT OF BEGINNING;

THENCE North 00° 25'56" East, 290.00 feet;

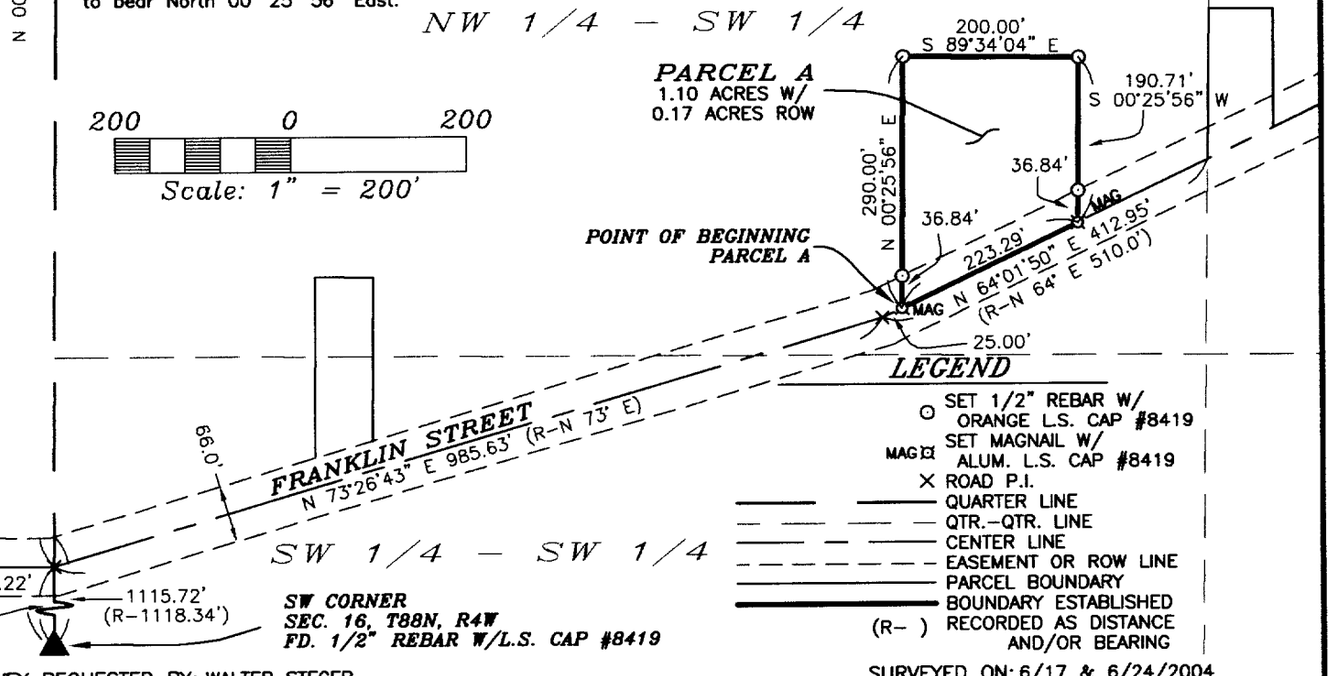
THENCE South 89° 34' 04" East, 200.00 feet;

THENCE South 00° 25' 56" West, to the centerline of Franklin Street, 190.71 feet;

THENCE South 64° 01' 50" West, 223.29 feet to the POINT OF BEGINNING;

Containing a total of 1.10 acres, including 0.17 acres of public road right of way and subject to easements of record.

The Westerly Line of the Southwest Quarter (SW 1/4) of Section Sixteen (16), Township Eighty–eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, City of Delhi, Delaware County, Iowa is assumed to bear North 00° 25' 56" East.




LEGEND

- O SET 1/2" REBAR W/ ORANGE L.S. CAP #8419
- MAG SET MAGNAIL W/ ALUM. L.S. CAP #8419
- X ROAD P.I.
- QUARTER LINE
- QTR.–QTR. LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED
- (R– ) RECORDED AS DISTANCE AND/OR BEARING

SURVEY REQUESTED BY: WALTER STEGER

SURVEYED ON: 6/17 & 6/24/2004

PROPRIETORS:
WALTER F. STEGER & BETTY JANE STEGER

PROJECT NO. 04-47

SCALE: 1"=200'

DATE: 6/24/2004

DRAWN BY: RLR

CHECKED BY: JDG

FIELD BK: D.L.

REVISED

SHEET 1 OF 1

LICENSED LAND SURVEYOR
J. DAVID GIBBS 8419
IOWA

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 6/29/04

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2004

PAGES OR SHEETS COVERED BY THIS SEAL: 1

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

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