DELAWARE COUNTY IOWA
FILED

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BOOK 2004 PAGE 2838
DEBORAH L. PEYTON
DELAWARE CO. RECORDER
32.00

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STATE
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JUL 29

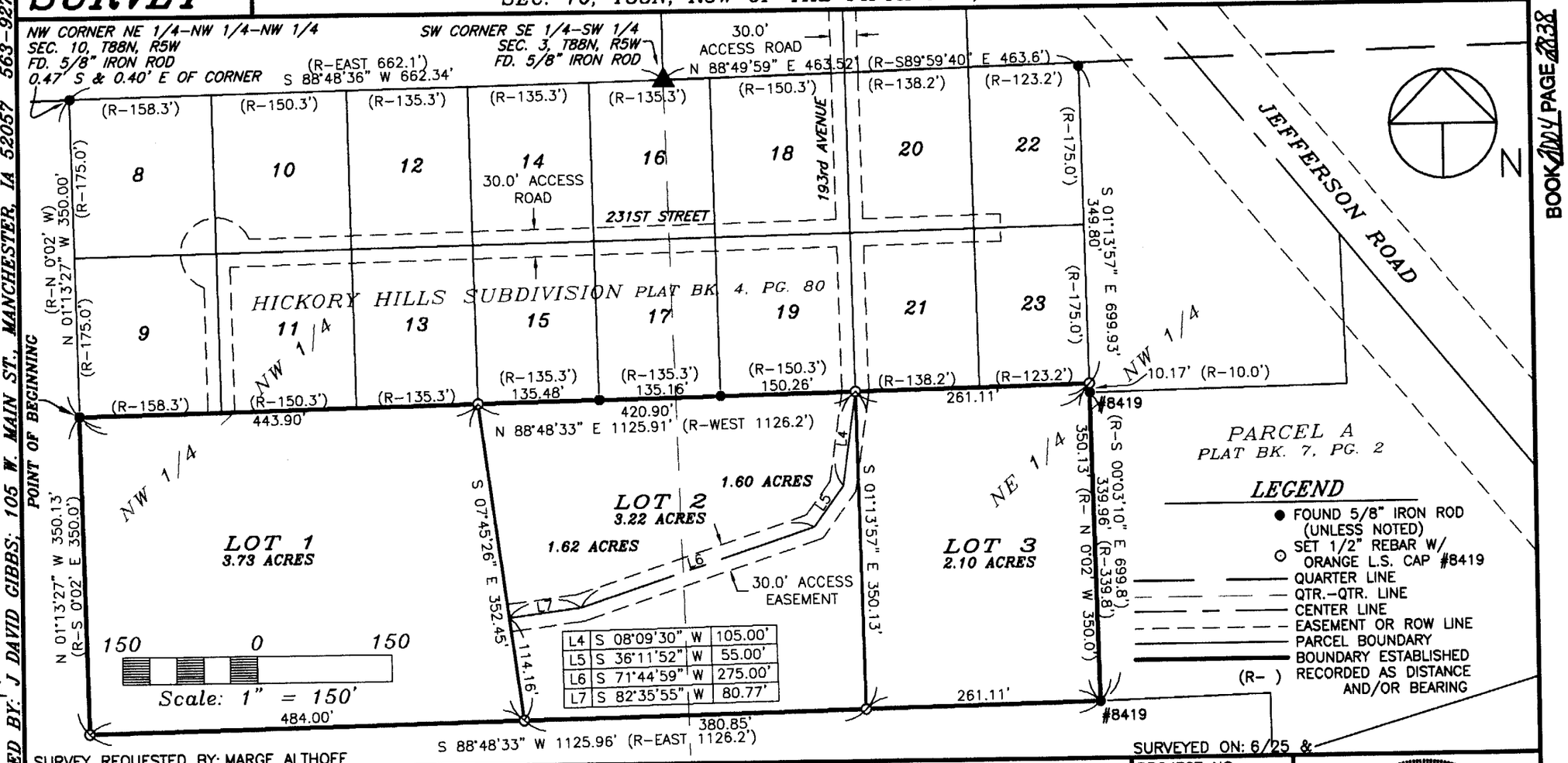
FILED
JOHN R. KLAUS
DELAWARE COUNTY ASSESSOR

JUL 29 2004

PLAT OF SURVEY

CHIEF'S RESERVATIONS

A SUBDIVISION OF PART OF THE N 1/2 – NW 1/4 OF SEC. 10, T88N, R5W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



BOOK 2004 PAGE 2838

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

SURVEY REQUESTED BY: MARGE ALTHOFF

SCALE: 1"=150'	PROPRIETORS: MARJORIE L. ALTHOFF
DATE: 7/1/2004	PROJECT NO. 04-51
DRAWN BY: RLR	
CHECKED BY: JDG	
FIELD BK: D.L.	
REVISED	
SHEET 1 OF 6	

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

J. DAVID GIBBS, P.E., L.S. LICENSE #8419 DATE 7/23/04

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2004

LICENSED LAND SURVEYOR J. DAVID GIBBS 8419 IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 1–2

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

LEGAL DESCRIPTION:

CHIEF'S RESERVATIONS; *A SUBDIVISION OF PART OF THE NORTH ONE-HALF (N ½) OF SECTION TEN (10), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing a total of 9.05 acres, divided into Three (3) Lots numbered Lots 1 through 3, subject to easements of record, and more particularly described by metes and bounds as follows;

BEGINNING at the Southwest Corner of Hickory Hills Subdivision, as recorded in Book 4 of Plats, Page 80 in the Office of the Delaware County Recorder;

THENCE along the Southerly Line of said Hickory Hills Subdivision, North 88° 48' 33" East, to the Southeast Corner of said Hickory Hills Subdivision, 1125.91 feet;

THENCE along a Southerly extension of the Easterly Line of said Hickory Hills Subdivision, and along the Westerly Line of Parcel A, as recorded in Book 7 of Plats, Page 2 in the Office of the Delaware County Recorder, South 01° 13' 57" East, to the Southwest Corner of said Parcel A, 350.13 feet;

THENCE along a line parallel with the Southerly Line of said Hickory Hills Subdivision, South 88° 48' 33" West, to the Southerly extension of the Westerly Line of said Hickory Hills Subdivision, 1125.96 feet;

THENCE along the Southerly extension of the Westerly Line of said Hickory Hills Subdivision, North 01° 13' 27" West, 350.13 feet to the **POINT OF BEGINNING**;

Containing a total of 9.05 acres, divided into Three (3) Lots numbered Lots 1 through 3, and subject to easements of record.

The Southerly Line of Hickory Hills Subdivision, as recorded in Book 4 of Plats, Page 80 in the Office of the Delaware County Recorder is assumed to bear North 88° 48' 33" East.

Chief's Reservations is a subdivision of all that property described in L.D. Book 110, Page 5 in the Office of the Delaware County Recorder.

OWNER'S ACKNOWLEDGMENT

I Marjorie L. Althoff 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.

Marjorie L. Althoff
Marjorie L. Althoff

State of Iowa)
)
County of Delaware) ss:

On this 28th day of July A.D. 2004, before me a Notary Public in and for said State, personally appeared Marjorie L. Althoff 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.

Donna M. Kunde
Notary Public in and for said State

DONNA M. KUNDE
Commission Number 175597
My Commission Expires
8-16-06

DELAWARE COUNTY E-911 BOARD

Delaware County, Iowa

The foregoing plat of *Chief's Reservations*, 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
Norman Wellman - Coordinator
Delaware County E-911 Board

State of Iowa)
)
County of Delaware) Ss:

On this 28th day of July, 2004, 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
8-16-06

Donna M. Kunde
Notary Public

CERTIFICATE OF TREASURER

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

DELAWARE COUNTY TREASURER'S SEAL IOWA

Pam Klein, Deputy 7-29-04
Carolyn A. Wilson, County Treasurer

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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 Chief's Reservations, Delaware County, Iowa, on premises more specifically described in the Surveyor's Certificate of J. David Gibbs, dated July 23, 2004.

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 21st day of July, A.D., 2004, at the hour of 8:00 o'clock __.M.

My examination of said abstract shows good and merchantible title on the date and hour of the certification to be in Marjorie L. Althoff.

Dated at Manchester, Iowa, in said County, this 27th day of July, 2004.

Mary Lou Tracey
Attorney at Law

RESOLUTION WAIVING RIGHT TO REVIEW PLAT OF CHIEF'S RESERVATIONS

WHEREAS, a Final Plat is located on the premises described as:

> ***CHIEF'S RESERVATIONS;*** *PART OF THE NORTH ONE-HALF (N ½) OF SECTION TEN (10), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA*

WHEREAS, said plat is located on the fringes of the two mile radius of the current city limits, and

WHEREAS, it is unlikely that the city limits will extend to include this parcel, and

WHEREAS, the owner of the property, Marjorie L. Althoff has requested the City waive their right to review this property division, and

NOW, THEREFORE, BE IT RESOLVED by the Planning and Zoning Commission of the City of Manchester, Iowa that the Planning and Zoning Commission of the City of Manchester, Iowa hereby waives it's right to review the plat of ***CHIEF'S RESERVATIONS;*** *PART OF THE NORTH ONE-HALF (N ½) OF SECTION TEN (10), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA*, and that the Mayor and City Clerk are hereby authorized and directed to certify this resolution and affix the same to said plat as provided by law.

PASSED AND APPROVED this 21st day of July, 2004.

CITY OF MANCHESTER IOWA SEAL

PLANNING & ZONING COMMISSION
CITY OF MANCHESTER, IOWA

Becky Dolan

Becky Dolan, Vice Chairperson

Laura Thomas

Laura Thomas, Recording Secretary

On this 28th day of July, 2004, before me Julie A. Swanson, a Notary Public in and for the State of Iowa, personally appeared Becky Dolan and Laura Thomas, to me personally known, and, who, being by me duly sworn, did say that they are the Vice Chairperson and Recording Secretary, respectively, of the Planning and Zoning Commission of the City of Manchester, Iowa; that the seal affixed to the foregoing instrument is the corporate seal of the corporation, and that he instrument was signed and sealed on behalf of the corporation, by authority of its Planning and Zoning Commission, as contained in Resolution adopted by the Planning and Zoning Commission on the 21st day of July, 2004, and that Becky Dolan and Laura Thomas acknowledged the execution of the instrument to be their voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed.

Julie Swanson

Notary Public

NOTARIAL SEAL IOWA — JULIE A. SWANSON
Commission Number 224151
My Comm. Exp. 8-23-05

D:\CHIEF'S RESERVATION - ALTHOFF\LEGALS.doc

R-066-2004
RESOLUTION WAIVING RIGHT TO REVIEW PLAT OF CHIEF'S RESERVATIONS

WHEREAS, a Final Plat is located on the premises described as:

> ***CHIEF'S RESERVATIONS;*** *PART OF THE NORTH ONE-HALF (N ½) OF SECTION TEN (10), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA*

WHEREAS, said plat is located on the fringes of the two mile radius of the current city limits, and

WHEREAS, it is unlikely that the city limits will extend to include this parcel, and

WHEREAS, the Manchester Planning and Zoning Commission has recommended to the City Council that the City waive it's right to review the Plat;

NOW, THEREFORE, BE IT RESOLVED by the Planning and Zoning Commission of the City of Manchester, Iowa that the Planning and Zoning Commission of the City of Manchester, Iowa hereby waives it's right to review the plat of ***CHIEF'S RESERVATIONS;*** *PART OF THE NORTH ONE-HALF (N ½) OF SECTION TEN (10), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA*, and that the Mayor and City Clerk are hereby authorized and directed to certify this resolution and affix the same to said plat as provided by law.

PASSED AND APPROVED this 26th day of July, 2004

CITY OF MANCHESTER

Milt L. Kramer

Milt L. Kramer, Mayor

ATTEST:

Erin Rempe, City Clerk

On this 27th day of July, 2004, before me Julie A. Swanson, a Notary Public in and for the State of Iowa, personally appeared Milt L. Kramer and Erin Rempe, to me personally known, and, who, being by me duly sworn, did say that they are the Mayor and City Clerk, respectively, of the City of Manchester, Iowa; that the seal affixed to the foregoing instrument is the corporate seal of the corporation, and that he instrument was signed and sealed on behalf of the corporation, by authority of its City Council, as contained in resolution R-066-2004 passed by the City Council of the City of Manchester, Iowa on the 26th day of July, 2004, and that Milt L. Kramer and Erin Rempe acknowledged the execution of the instrument to be their voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed.

Julie A. Swanson, Notary Public

JULIE A. SWANSON
Commission Number 224151
My Comm. Exp. 8-23-05