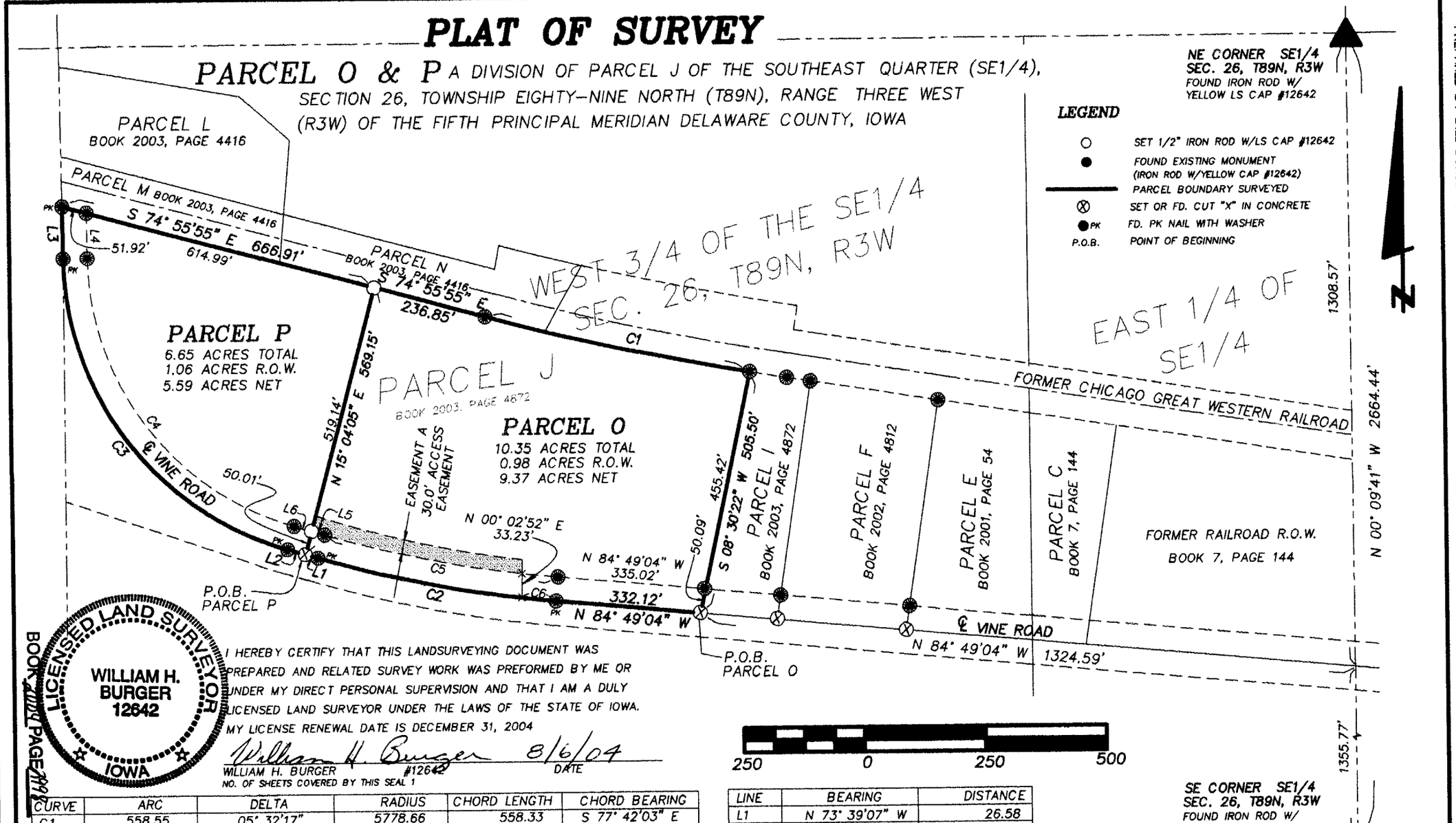
PLAT OF SURVEY

PARCEL O & P A DIVISION OF PARCEL J OF THE SOUTHEAST QUARTER (SE1/4), SECTION 26, TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN DELAWARE COUNTY, IOWA



LEGEND

- ○ SET 1/2" IRON ROD W/LS CAP #12642
- ● FOUND EXISTING MONUMENT (IRON ROD W/YELLOW CAP #12642)
- PARCEL BOUNDARY SURVEYED
- ⊗ SET OR FD. CUT "X" IN CONCRETE
- ●PK FD. PK NAIL WITH WASHER
- P.O.B. POINT OF BEGINNING

LICENSED LAND SURVEYOR
WILLIAM H. BURGER
12642
IOWA

I HEREBY CERTIFY THAT THIS LANDSURVEYING DOCUMENT WAS PREPARED AND RELATED SURVEY WORK WAS PREFORMED 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.
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2004

William H. Burger 8/6/04
WILLIAM H. BURGER #12642 DATE
NO. OF SHEETS COVERED BY THIS SEAL 1

BOOK 2004 PAGE 7998

CURVE	ARC	DELTA	RADIUS	CHORD LENGTH	CHORD BEARING
C1	558.55	05° 32'17"	5778.66	558.33	S 77° 42'03" E
C2	500.74	11° 10'00"	2569.30	499.95	N 79° 14'04" W
C3	811.83	73° 04'00"	636.60	757.92	N 37° 07'07" W
C4	748.06	73° 04'00"	586.60	698.39	S 37° 07'07" E
C5	491.00	11° 10'00"	2519.30	490.22	N 79° 14'04" W
C6	68.78	01° 32'02"	2569.30	68.78	N 84° 03'03" W

LINE	BEARING	DISTANCE
L1	N 73° 39'07" W	26.58
L2	N 73° 39'07" W	39.12
L3	N 00° 35'04" W	107.59
L4	S 00° 35'21" E	93.58
L5	S 73° 39'07" E	27.70
L6	S 73° 39'07" E	38.00

DATE OF SURVEY: 7/9/2004 SCALE: 1" = 250'
PROPRIETORS: MARK J. & MICHELE L. WAGNER

Wm. Burger LandSurveyor
510 3rd Street West Court Worthington, Iowa 52078

SHEET 1 OF 3

PREPARED BY BILL BURGER OF WM. BURGER LANDSURVEYORS 510 3RD STREET WEST COURT, WORTHINGTON, IOWA 52078 (563)855 2028

AUG 6 2004

FILED
JOHN R. KLAUS
DELAWARE COUNTY ASSESSOR

2004 AUG -6 AM 10:

BOOK 2004 PAGE 7998
DELAWARE CO RECORDER

DELAWARE COUNTY IOWA
FILED

LEGAL DESCRIPTION:

PARCEL O A division of Parcel J of the Southeast Quarter (SE1/4) in Section Twenty-six (26), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa as recorded in the Office of the Delaware County Recorder in Book 2003, Page 4872, containing a total of 10.35 acres including 0.98 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 Southeast Corner of the Southeast Quarter (SE1/4) of Section Twenty-six (26), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

Thence North 00°-09'-41" West 1355.77 feet along the East line of the Southeast Quarter (SE1/4) to the centerline of Vine Road;

Thence North 84°-49'-04" West 1324.59 feet along the centerline of Vine road to the **POINT OF BEGINNING**;

Thence continuing along said road North 84°-49'-04" West 332.12 feet to a point of curvature;

Thence continuing along said road and along a circular curve concave Northerly for a arc length of 500.74 feet, said circular curve having a central angle of 11°-10'-00" , a radius of 2569.30 feet, a chord bearing of North 79°-14'-04" West and a chord length of 499.95 feet to a point of tangent;

Thence continuing along said road North 73°-39'-07" West 26.58 feet;

Thence North 15°-04'-05" East 569.15 feet to the Southerly right of way line of the Former Chicago Great Western Railroad;

Thence South 74°-55'-55" East 236.85 feet along said right of way line to a point of curvature;

Thence continuing along said right of way line and along a circular curve concave Northeasterly for a arc length of 558.55 feet, said circular curve having a central angle of 05°-32'-17" , a radius of 5778.66 feet, a chord bearing of South 77°-42'-03" East and a chord length of 558.33 feet to a point of tangent;

Thence South 08°-30'-22" West 505.50 feet to the **POINT OF BEGINNING**; containing a total of 10.35 acres including 0.98 acres of public road right of way, **subject to easements of record**;

The East line of the Southeast Quarter (SE1/4), Section Twenty-six (26), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 00°-09'-41" West

EASEMENT A - A 30.0' wide access easement created across Parcel O as shown on the attached plat for the benefit of Parcel P.

SURVEYORS CERTIFICATE :

I hereby certify that this land survey document was prepared and 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 My license renewal date is December 31, 2004

William H. Burger 8/6/04

William H. Burger Date



LEGAL DESCRIPTION:

PARCEL P A division of Parcel J of the Southeast Quarter (SE1/4) in Section Twenty-six (26), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa as recorded in the Office of the Delaware County Recorder in Book 2003, Page 4872, containing a total of 6.65 acres including 1.06 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 Southeast Corner of the Southeast Quarter (SE1/4) of Section Twenty-six (26), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

Thence North 00°-09'-41" West 1355.77 feet along the East line of the Southeast Quarter (SE1/4) to the centerline of Vine Road;

Thence North 84°-49'-04" West 1324.59 feet along the centerline of Vine road;

Thence continuing along said road North 84°-49'-04" West 332.12 feet to a point of curvature;

Thence continuing along said road and along a circular curve concave Northerly for a arc length of 500.74 feet, said circular curve having a central angle of 11°-10'-00" , a radius of 2569.30 feet, a chord bearing of North 79°-14'-04" West and a chord length of 499.95 feet to a point of tangent;

Thence continuing along said road North 73°-39'-07" West 26.58 feet to the **POINT OF BEGINNING**;

Thence continuing along said road North 73°-39'-07" West 39.12 feet to a point of curvature;

Thence continuing along said road and along a circular curve concave Northeasterly for a arc length of 811.83 feet, said circular curve having a central angle of 73°-04'-00", a radius of 636.60 feet, a chord bearing of North 37°-07'-07" West and a chord length of 757.92 feet to a point of tangent;

Thence continuing along said road North 00°-35'-04" West 107.59 feet to the Southerly right of way line of the Former Chicago Great Western Railroad;

Thence South 74°-55'-55" East 666.91 feet along said right of way line;

Thence South 15°-04'-05" West 569.15 feet to the **POINT OF BEGINNING**; containing a total of 6.65 acres including 1.06 acres of public road right of way, **subject to easements of record**;

The East line of the Southeast Quarter (SE1/4), Section Twenty-six (26), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 00°-09'-41" West

EASEMENT A - A 30.0' wide access easement created across Parcel O as shown on the attached plat for the benefit of Parcel P.

SURVEYORS CERTIFICATE :

I hereby certify that this land survey document was prepared and 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 My license renewal date is December 31, 2004

William H. Burger 8/6/04

William H. Burger Date



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