DELAWARE COUNTY IOWA
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BOOK 2005 PAGE 145
DEBORAH L. FEYTON
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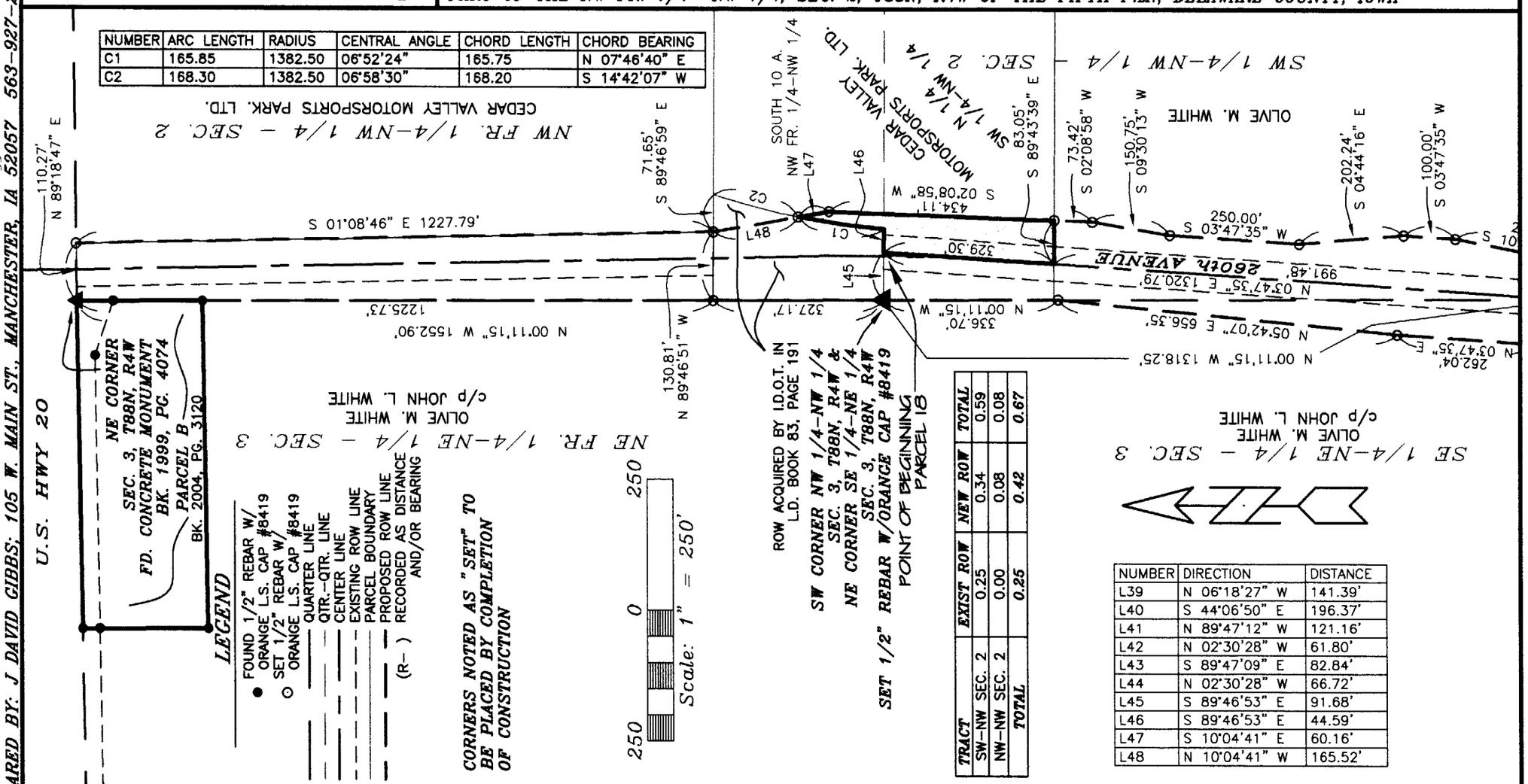
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JOHN R. KLAUS
DELAWARE COUNTY ASSESSOR

JAN 12 2005

PLAT OF SURVEY

PARCEL NO. 18 – PROJECT NO. L-C-04(01)--73-28, PART OF THE SW 1/4-NW 1/4, AND PART OF THE NW FR. 1/4- NW 1/4, SEC. 2, T88N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

NUMBER	ARC LENGTH	RADIUS	CENTRAL ANGLE	CHORD LENGTH	CHORD BEARING
C1	165.85	1382.50	06°52'24"	165.75	N 07°46'40" E
C2	168.30	1382.50	06°58'30"	168.20	S 14°42'07" W



LEGEND

- FOUND 1/2" REBAR W/ ORANGE L.S. CAP #8419
- SET 1/2" REBAR W/ ORANGE L.S. CAP #8419
- QUARTER LINE
- QTR.-QTR. LINE
- CENTER LINE
- EXISTING ROW LINE
- PARCEL BOUNDARY
- PROPOSED ROW LINE
- (R-) RECORDED AS DISTANCE AND/OR BEARING

CORNERS NOTED AS "SET" TO BE PLACED BY COMPLETION OF CONSTRUCTION

TRACT	EXIST ROW	NEW ROW	TOTAL
SW–NW SEC. 2	0.25	0.34	0.59
NW–NW SEC. 2	0.00	0.08	0.08
TOTAL	0.25	0.42	0.67

NUMBER	DIRECTION	DISTANCE
L39	N 06°18'27" W	141.39'
L40	S 44°06'50" E	196.37'
L41	N 89°47'12" W	121.16'
L42	N 02°30'28" W	61.80'
L43	S 89°47'09" E	82.84'
L44	N 02°30'28" W	66.72'
L45	S 89°46'53" E	91.68'
L46	S 89°46'53" E	44.59'
L47	S 10°04'41" E	60.16'
L48	N 10°04'41" W	165.52'

SURVEYED ON: OCTOBER–DECEMBER 2003 SURVEY REQUESTED BY: MARK NAHRA, DELAWARE COUNTY ENGINEER

PAGES OR SHEETS COVERED BY THIS SEAL: 1–2

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

SCALE: 1"=250'
DATE: 6/1/2004
DRAWN BY: RLR
CHECKED BY: JDG
REVISED
SHEET 1 OF 2

PROPRIETORS:
CEDAR VALLEY MOTORSPORTS, LTD.

PROJECT NO.
03-92

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. LICENSE #8419 DATE 1/12/05

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2006

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

LICENSED LAND SURVEYOR
J. DAVID GIBBS
8419
IOWA

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LEGAL DESCRIPTION:

***PARCEL NO. 18**, PROJECT NO. L-G-04(01)—73-28, PART OF THE SOUTHWEST QUARTER (SW ¼) OF THE NORTHWEST QUARTER (NW ¼), AND PART OF THE NORTHWEST FRACTIONAL QUARTER (NW FR. ¼) OF THE NORTHWEST QUARTER (NW ¼) OF SECTION TWO (2), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing a total of 0.67 acres, including 0.25 acres of existing public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the Northwest Corner of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of Section Two (2), Township Eighty-eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa, also being the Southwest Corner of a Parcel acquired by the I.D.O.T. in L.D. Book 83, Page 191 in the Office of the Delaware County Recorder;

THENCE along the Northerly Line of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of said Section Two (2), also being the Southerly Line of said Parcel acquired by the I.D.O.T., South 89° 46' 53" East, to the centerline of the former Robinson Road North Extension, 91.68 feet, the **POINT OF BEGINNING**;

THENCE continuing along the Northerly Line of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of said Section Two (2), and the Southerly Line of said Parcel acquired by the I.D.O.T., South 89° 46' 53" East, to the Southeast Corner of the Parcel acquired by the I.D.O.T., 44.59 feet;

THENCE along the Easterly Line of said Parcel acquired by the I.D.O.T. along a circular curve, concave Southeasterly for an arc length of 165.85 feet, said circular curve having a radius of 1382.50 feet, a central angle of 06° 52' 24", a chord length of 165.75 feet, and a chord bearing of North 07° 46' 40" East;

THENCE South 10° 04' 41" East, 60.16 feet;

THENCE South 02° 08' 58" West, to the Southerly Line of the North One-quarter (N ¼) of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of Section Two (2), 434.11 feet;

THENCE along the Southerly Line of the North One-quarter (N ¼) of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of Section Two (2), North 89° 43' 39" East, to the centerline of the former Robinson Road North Extension, 83.05 feet;

THENCE along the centerline of the former Robinson Road North Extension, North 03° 47' 35" East, 329.30 feet to the **POINT OF BEGINNING**;

Containing a total of 0.67 acres, including 0.25 acres of existing public road right of way, subject to easements of record.

The Westerly Line of the Northwest Quarter (NW ¼) of Section Two (2), Township Eighty-eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 00° 11' 15" West.