JOHN R. KLAUS
DELAWARE COUNTY ASSESSOR

SEP 22 2005

FILED
SHARON McCRABB
DELAWARE COUNTY AUDITOR

SEP 22 2005

Book 2005 Page 3390

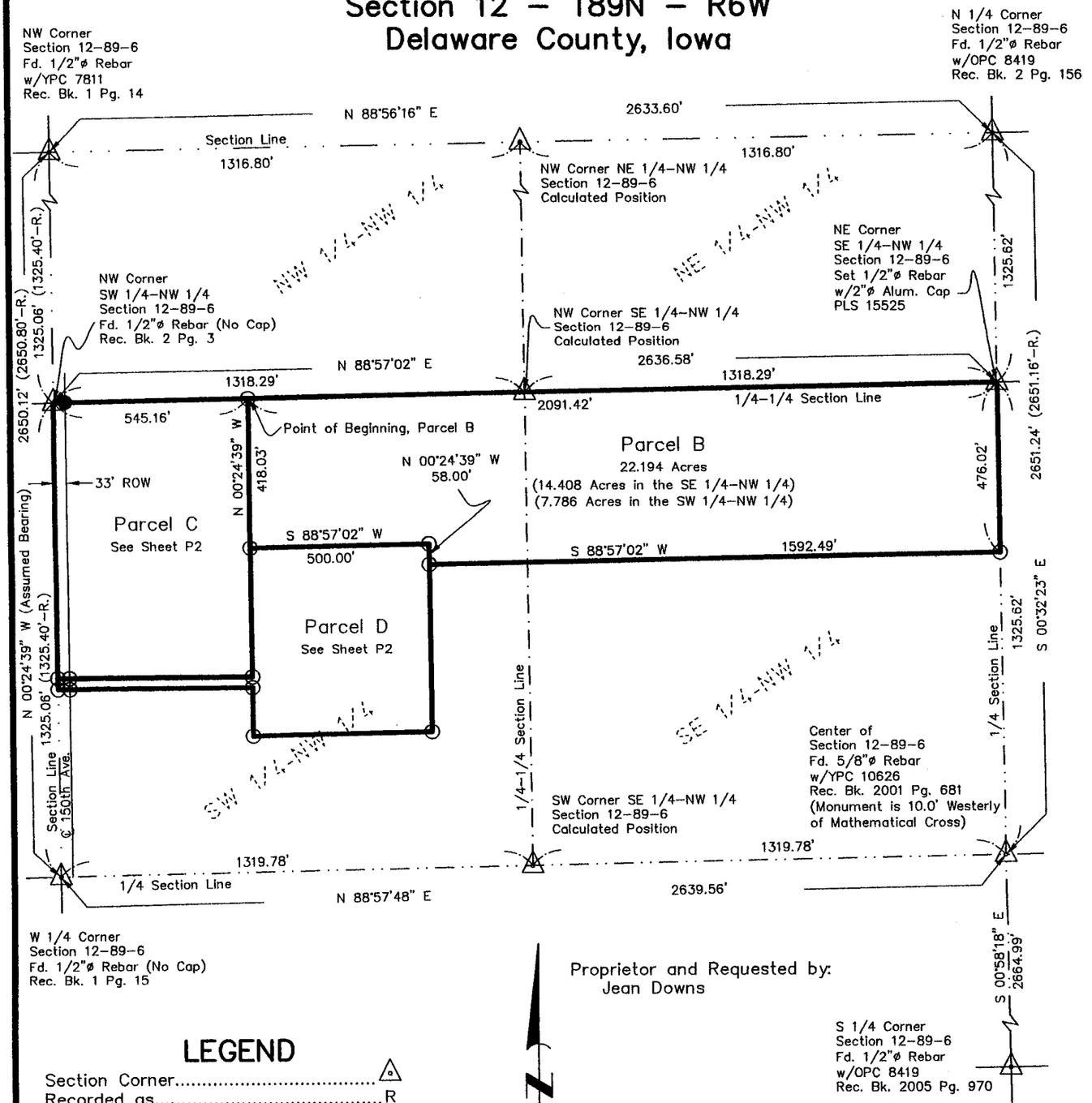
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DEBORAH L. PEYTON, RECORDER/REGISTRA
DELAWARE COUNTY IOWA

TeKIPPE ENGINEERING, P.C., 1919 – 210th Street P.O. Box 357, Manchester, Iowa 52057 Ph. 563–927–2060

Plat of Survey

Parcels B, C, and D in the S 1/2 – NW 1/4 Section 12 – T89N – R6W Delaware County, Iowa



LEGEND

Section Corner.....△
Recorded as.....R
Fd. 1/2"ø Rebar w/YPC 7811.....●
Set 1/2"ø Rebar w/RPC PLS 15525...⊙
Survey Boundary.....
Orange Plastic Cap.....OPC
Red Plastic Cap.....RPC
Yellow Plastic Cap.....YPC

Survey was completed on September 16, 2005.

PROFESSIONAL LAND SURVEYOR
PAUL R. HEROLD
15525
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.

Paul R. Herold 9-21-05

Paul R. Herold Date:
License number 15525
My license renewal date is December 31, 2006.
Sheets covered by this seal: Sheet P1–P2

TeKIPPE ENGINEERING, P.C.

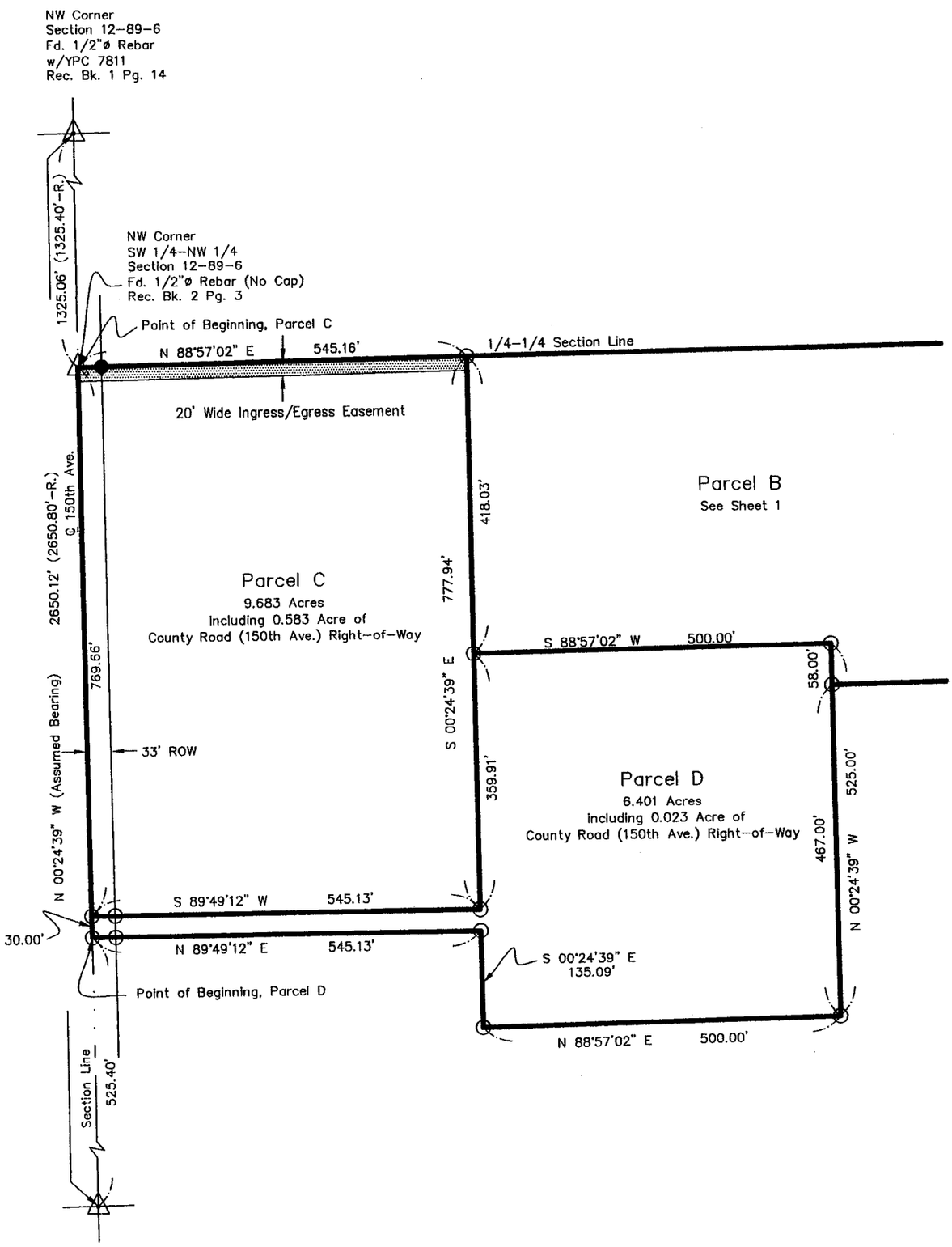
128 South Vine Street
West Union, IA 52175
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M:\Projects\2005\05660LS\dwg\05660LS.dwg
FB Del. Co. Coffins Grove Twp. 1 Pages 4–6
Project No. 05660.LS Sheet P1

Plat of Survey

Parcels B, C, and D in the S 1/2 – NW 1/4 Section 12 – T89N – R6W Delaware County, Iowa



W 1/4 Corner
Section 12–89–6
Fd. 1/2"ø Rebar (No Cap)
Rec. Bk. 1 Pg. 15

LEGEND

Section Corner	⊙
Recorded as	R
Fd. 1/2"ø Rebar w/YPC 7811	●
Set 1/2"ø Rebar w/RPC PLS 15525	⊙
Survey Boundary	
Orange Plastic Cap	OPC
Red Plastic Cap	RPC
Yellow Plastic Cap	YPC

Proprietor and Requested by:
Jean Downs

100' 0 100' 200' 400'

1 inch = 200 ft.

Survey was completed on September 16, 2005.

TeKIPPE ENGINEERING, P.C. | 1919 210th Street, Manchester, IA 52057

PH. (563) 927–2060 FAX (563) 927–3603

Project No. 05660.LS

Sheet P2

TeKIPPE ENGINEERING, P.C., 1919 210th Street, Manchester, Iowa 52057 Phone #563/927-2060

Project No. 05660.LS

PROFESSIONAL LAND SURVEYOR
PAUL R. HEROLD 15525
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.

Paul R. Herold — Paul R. Herold

9-21-05 — Date

License Number 15525
My license renewal date is December 31, 2006.
Pages covered by this seal: SD-1

State of Iowa)
ss.
County of Delaware)

Subscribed and sworn to before me by Paul R. Herold this 21st day of SEPTEMBER, 2005.

KIRK D. REICKS
Iowa Notarial Seal
Commission Number: 736542
My Commission Expires: 09-08-2008

Kirk D. Reicks
Notary Public

SURVEY AND PLAT OF:

Survey Description:

Parcel B in the South Half of the Northwest Quarter of Section 12, Township 89 North, Range 6 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows:

Commencing at the Northwest Corner of said South Half;

Thence **North 88°-57'-02" East, 545.16 feet,** along the North Line of said South Half to the Point of Beginning;

Thence continuing **North 88°-57'-02" East, 2091.42 feet,** along said Line to the Northeast corner of said South Half;

Thence **South 00°-32'-23" East, 476.02 feet,** along the East Line of said Quarter Section;

Thence **South 88°-57'-02" West, 1592.49 feet;**

Thence **North 00°-24'-39" West, 58.00 feet;**

Thence **South 88°-57'-02" West, 500.00 feet;**

Thence **North 00°-24'-39" West, 418.03 feet,**
to the Point of Beginning, containing **22.194 acres,**
subject to easements of record.
(See plat attached to this original survey description.)

Note: The West Line of the Northwest Quarter of said Section is assumed to bear **North 00°-24'-39" West.**

Parcel C in the South Half of the Northwest Quarter of Section 12, Township 89 North, Range 6 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows:

Beginning at the Northwest Corner of said South Half;

Thence **North 88°-57'-02" East, 545.16 feet,** along the North Line of said South Half;

Thence **South 00°-24'-39" East, 777.94 feet;**

Thence **South 89°-49'-12" West, 545.13 feet,** to the West Line of said Quarter Section and Centerline of County Road (150th Avenue);

Thence **North 00°-24'-39" West (Assumed Bearing), 769.66 feet,** along said Lines to the Point of Beginning, containing **9.683 acres**, including 0.583 acre of County Road (150th Avenue) Right-of-Way, subject to easements of record.
(See plat attached to this original survey description.)

Parcel D in the South Half of the Northwest Quarter of Section 12, Township 89 North, Range 6 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows:

Commencing at the West Quarter Corner of said Section;

Thence **North 00°-24'-39" West (Assumed Bearing), 525.40 feet,** along the West Line of said South Half and Centerline of County Road (150th Avenue) to the Point of Beginning;

Thence **North 89°-49'-12" East, 545.13 feet;**

Thence **South 00°-24'-39" East, 135.09 feet;**

Thence **North 88°-57'-02" East, 500.00 feet;**

Thence **North 00°-24'-39" West, 525.00 feet;**

Thence **South 88°-57'-02" West, 500.00 feet;**

Thence **South 00°-24'-39" East, 359.91 feet;**

Thence **South 89°-49'-12" West, 545.13 feet,** to the West Line of said Quarter Section and Centerline of County Road (150th Avenue);

Thence **South 00°-24'-39" East, 30.00 feet,** along said Lines to the Point of Beginning, containing **6.401 acres**, including 0.023 acre of County Road (150th Avenue) Right-of-Way, subject to easements of record.
(See plat attached to this original survey description.)

Reference is hereby made to a Survey and Plat made by Stephen M. Bruner, recorded March 12, 2001, in Book 2001, page 777, and Survey and Plat made by F.R. Debe recorded September 17, 1990, in Book 6, Page 94, both on file in the Delaware County Recorder's Office, Manchester, Iowa.