JAN 27 2006

FILED
SHARON McCREARY

CHERI BOEDING-ORCUTT
DELAWARE COUNTY ASSESSOR

FILED
JAN 27 2006

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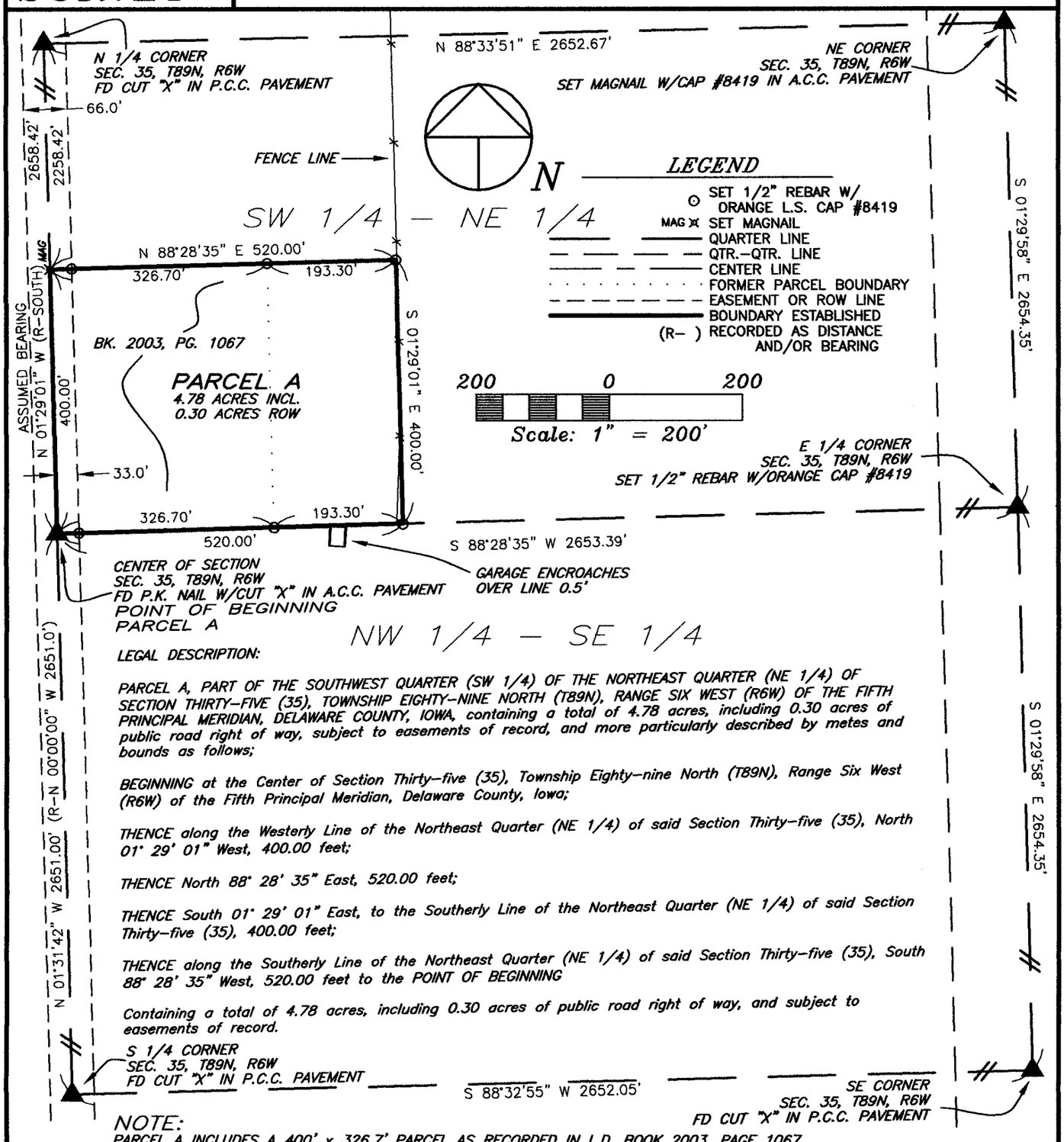
Document 2006 303 Type 06 002 Pages 2
Date 1/27/2006 Time 3:50 PM
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DEBORAH L. PEYTON, RECORDER/REGISTRA
DELAWARE COUNTY IOWA

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

PLAT OF SURVEY

PARCEL A
PART OF THE SW 1/4–NE 1/4
SEC. 35, T89N, R6W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



LEGAL DESCRIPTION:

PARCEL A, PART OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION THIRTY–FIVE (35), TOWNSHIP EIGHTY–NINE NORTH (T89N), RANGE SIX WEST (R6W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 4.78 acres, including 0.30 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

BEGINNING at the Center of Section Thirty–five (35), Township Eighty–nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Northeast Quarter (NE 1/4) of said Section Thirty–five (35), North 01° 29' 01" West, 400.00 feet;

THENCE North 88° 28' 35" East, 520.00 feet;

THENCE South 01° 29' 01" East, to the Southerly Line of the Northeast Quarter (NE 1/4) of said Section Thirty–five (35), 400.00 feet;

THENCE along the Southerly Line of the Northeast Quarter (NE 1/4) of said Section Thirty–five (35), South 88° 28' 35" West, 520.00 feet to the POINT OF BEGINNING

Containing a total of 4.78 acres, including 0.30 acres of public road right of way, and subject to easements of record.

NOTE:
PARCEL A INCLUDES A 400' x 326.7' PARCEL AS RECORDED IN L.D. BOOK 2003, PAGE 1067

SURVEY REQUESTED BY: RANDY FIDDELKE/FORREST SCANLON
SURVEYED ON: 12/16/2005 & 1/3/2006

PROPRIETORS: *ARNOLD J. RINIKER & JEANNE L. RINIKER*
FORREST L. SCANLAN & CHARLINE E. SCANLAN

PROJECT NO. 05–90/04–13

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.

LICENSED LAND SURVEYOR
J. DAVID GIBBS 8419
IOWA

J. DAVID GIBBS, P.E., L.S. LIC. #8419 DATE 1/27/06
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2006

PAGES OR SHEETS COVERED BY THIS SEAL: 1

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

SCALE: 1"=200'
DATE: 12/30/2005
DRAWN BY: RLR
CHECKED BY: JDG
FIELD BK: D.L.
REVISED
SHEET 1 OF 2

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RESOLUTION R-022-2006

RESOLUTION APPROVING FINAL PLAT

WHEREAS, a final plat of **PARCEL A, PART OF THE NE ¼, SECTION 35, T89N, R6W** being within the two mile radius of the corporate limits of the City of Manchester has been filed with the City of Manchester, Delaware County, Iowa;

WHEREAS, **PARCEL A, PART OF THE NE ¼, SECTION 35, T89N, R6W** falls under Section 127.23 of Chapter 127 Subdivision Regulations of the City of Manchester PLATS REQUIRED AND EXEMPTIONS ALLOWED, and is exempt from subdivision requirements;

WHEREAS, the City Manager and City Council have fully considered the same and found the same to be in accordance with the ordinances of the City of Manchester, Iowa, relating to plats and additions to cities or within a two mile radius of the City;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MANCHESTER, DELAWARE COUNTY, IOWA: that the final plat for **PARCEL A, PART OF THE NE ¼, SECTION 35, T89N, R6W** is hereby approved and accepted on the part of the City of Manchester, Delaware County, Iowa, in accordance with the City of Manchester Code of Ordinances.

The Mayor and City Clerk are hereby directed to certify this approval and affix the same to said Plat as by law provided.

Passed this 23rd day of January, 2006.

Milt L. Kramer, Mayor

ATTEST:

Erin Rempe, City Clerk

STATE OF IOWA)
) SS.
DELAWARE COUNTY)

On this 24th day of January, 2006, before me, Laura K. Thomas, 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 the instrument was signed and sealed on behalf of the corporation, by authority of its City Council, as contained in Resolution Number R-022-2006 adopted by the City Council on the 23rd day of January, 2006, and that Milt L. Kramer and Erin Rempe acknowledged the execution of the instrument to be their voluntary act and deed of the corporation, by it voluntarily executed.

Laura K. Thomas, Notary Public