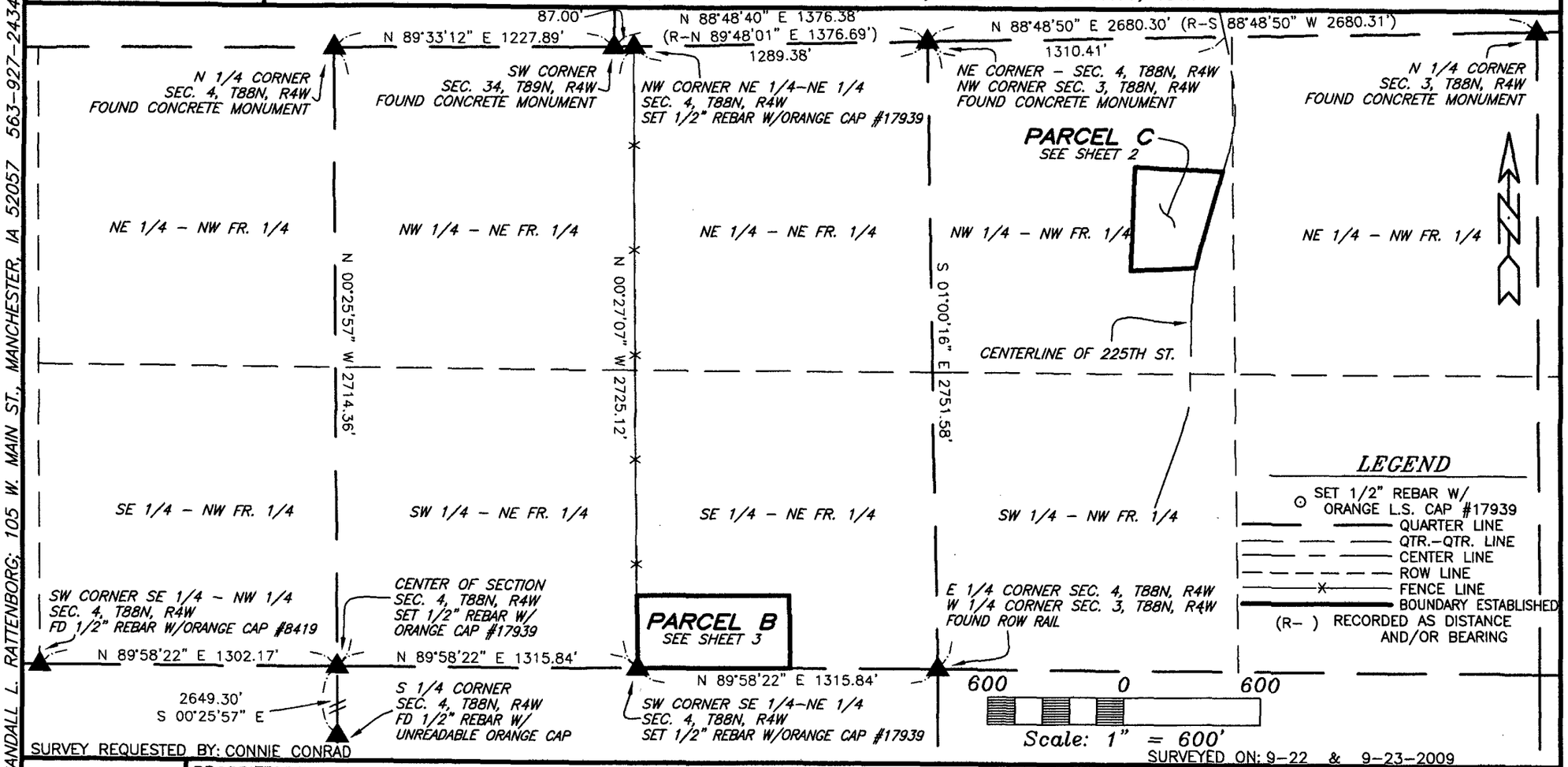
Book 2009 Page 3875
Document 2009 3875 Type 06 002 Pages 3
Date 10/09/2009 Time 4:12:21PM
Rec Amt $17.00 ap.

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PLAT OF SURVEY

PARCEL C; PART OF THE NW 1/4–NW FR. 1/4, SEC. 3
PARCEL B; PART OF THE SE 1/4–NE FR. 1/4, SEC. 4
ALL IN T88N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



SURVEY REQUESTED BY: CONNIE CONRAD
SURVEYED ON: 9–22 & 9–23–2009

PREPARED BY: RANDALL L. RATTENBORG; 105 W. MAIN ST., MANCHESTER, IA 52057 563-927-2434

SCALE: 1"=600'	PROPRIETORS: ELIZABETH A. CONRAD (DECEASED)
DATE: 9/28/2009	PROJECT NO. 09-40
DRAWN BY: RLR	
CHECKED BY: JDG	
GPS: DELHI_260	
REVISED	
SHEET 1 OF 3	

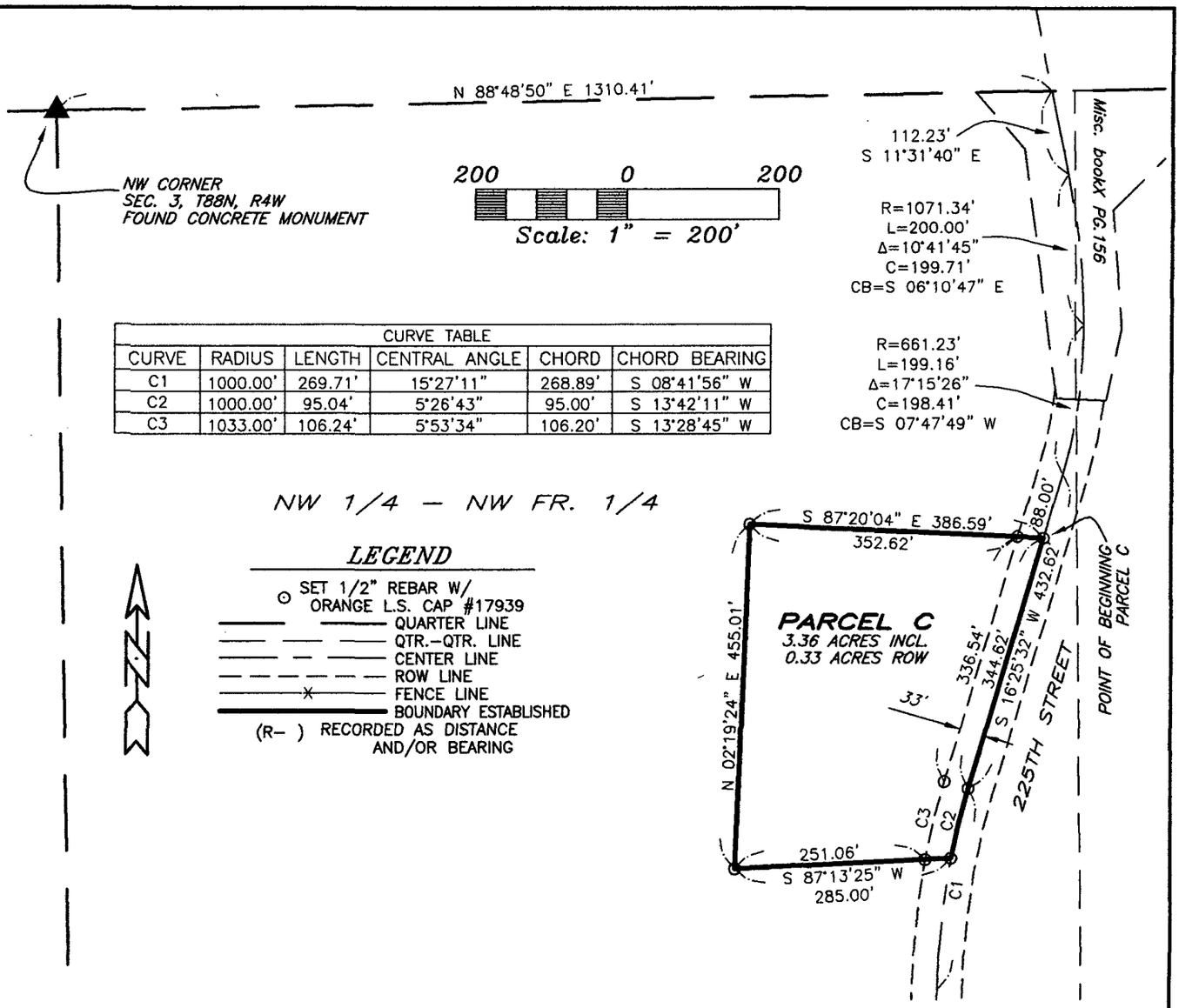
I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

RANDALL L. RATTENBORG, L.S. — LICENSE #17939 — DATE 10/9/09
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2009

LICENSED LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

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

PAGES OR SHEETS COVERED BY THIS SEAL: 1–3



CURVE TABLE					
CURVE	RADIUS	LENGTH	CENTRAL ANGLE	CHORD	CHORD BEARING
C1	1000.00'	269.71'	15°27'11"	268.89'	S 08°41'56" W
C2	1000.00'	95.04'	5°26'43"	95.00'	S 13°42'11" W
C3	1033.00'	106.24'	5°53'34"	106.20'	S 13°28'45" W

LEGAL DESCRIPTION:

PARCEL C; PART OF THE NORTHWEST QUARTER (NW ¼) OF THE NORTHWEST FRACTIONAL QUARTER (NW FR. ¼) OF SECTION THREE (3), TOWNSHIP EIGHTY–EIGHT NORTH (T88N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 3.36 acres, including 0.33 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follow;

COMMENCING at the Northwest Corner of Section Three (3), Township Eighty–eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Northerly Line of the Northwest Fractional Quarter (NW Fr. ¼) of said Section Three (3), North 88° 48' 50" East, to the centerline of 225th Street, 1310.41 feet;

THENCE along the centerline of 225th Street, South 11° 31' 40" East, 112.23 feet;

THENCE continuing along the centerline of 225th Street along a circular curve concave Westerly having a radius of 1071.34 feet, an arc length of 200.00 feet, a central angle of 10° 41' 45", a chord length of 199.71 feet, and a chord bearing of South 06° 10' 47" East;

THENCE continuing along the centerline of 225th Street along a circular curve concave Westerly having a radius of 661.23 feet, an arc length of 199.16 feet, a central angle of 17° 15 26", a chord length of 198.41 feet, and a chord bearing of South 07° 47' 49" West;

THENCE continuing along the centerline of 225th Street, South 16° 25' 32" West, 88.00 feet to the POINT OF BEGINNING;

THENCE continuing along the centerline of 225th Street, South 16° 25' 32" West, 344.62 feet;

THENCE continuing along the centerline of 225th Street along a circular curve concave Easterly having a radius of 1000.00 feet, an arc length of 95.04 feet, a central angle of 05° 26' 43", a chord length of 95.00 feet, and a chord bearing of South 13° 42' 11" West;

THENCE South 87° 13' 25" West, 285.00 feet;

THENCE North 02° 19' 24" East, 455.01 feet;

THENCE South 87° 20' 04" East, 386.59 feet to the POINT OF BEGINNING;

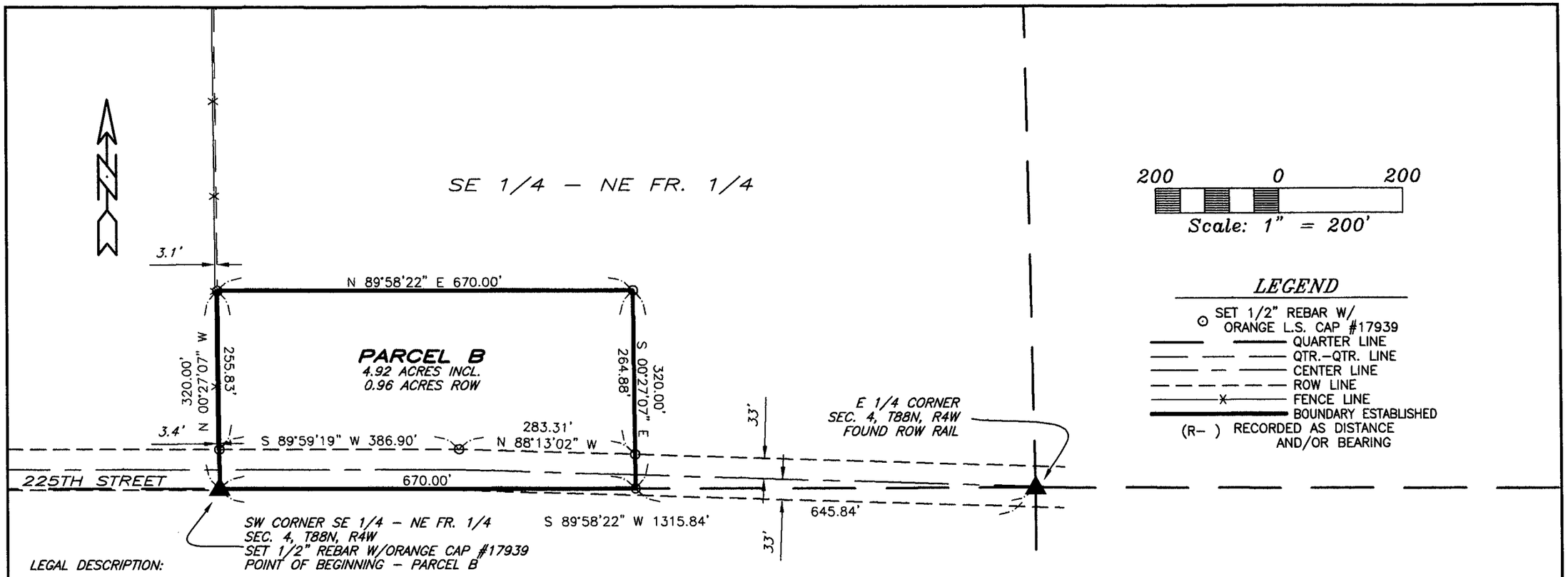
Containing a total of 3.36 acres, including 0.33 acres of public road right of way and subject to easements of record.

The Northerly Line of the Northwest Fractional Quarter (NW Fr. ¼) of Section Three (3), Township Eighty–eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 88° 48' 50" East.

GIBBS ENGINEERING & SURVEYING

105 West Main, Manchester, Iowa 52057 (563) 927–2434 www.gibbseng.com

PARCEL C
SCALE 1" = 200'
SHEET 2



LEGAL DESCRIPTION:

PARCEL B; PART OF THE SOUTHEAST QUARTER (SE ¼) OF THE NORTHEAST FRACTIONAL QUARTER (NE FR. ¼) OF SECTION FOUR (4), TOWNSHIP EIGHTY–EIGHT NORTH (T88N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 4.92 acres, including 0.96 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 Southwest Corner of the Southeast Quarter (SE ¼) of the Northeast Fractional Quarter (NE Fr. ¼) of Section Four (4), Township Eighty–eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Southeast Quarter (SE ¼) of the Northeast Fractional Quarter (NE Fr. ¼) of said Section Four (4), North 00° 27' 07" West, 320.00 feet;

THENCE North 89° 58' 22" East, 670.00 feet;

THENCE South 00° 27' 07" East, to the Southerly Line of the Southeast Quarter (SE ¼) of the Northeast Fractional Quarter (NE Fr. ¼) of said Section Four (4), 320.00 feet;

THENCE along the Southerly Line of the Southeast Quarter (SE ¼) of the Northeast Fractional Quarter (NE Fr. ¼) of said Section Four (4), South 89° 58' 22" West, 670.00 feet to the POINT OF BEGINNING;

Containing a total of 4.92 acres, including 0.96 acres of public road right of way and subject to easements of record.

The Southerly Line of the Southeast Quarter (SE ¼) of the Northeast Fractional Quarter (NE Fr. ¼) of said Section Four (4), Township Eighty–eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear South 89° 58' 22" West.

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PARCEL B
SCALE 1" = 200'
SHEET 3