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NOV 18 2009
CARLA K. BECKER
DELAWARE COUNTY AUDITOR

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CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

Book 2009 Page 4335

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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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

PLAT OF SURVEY

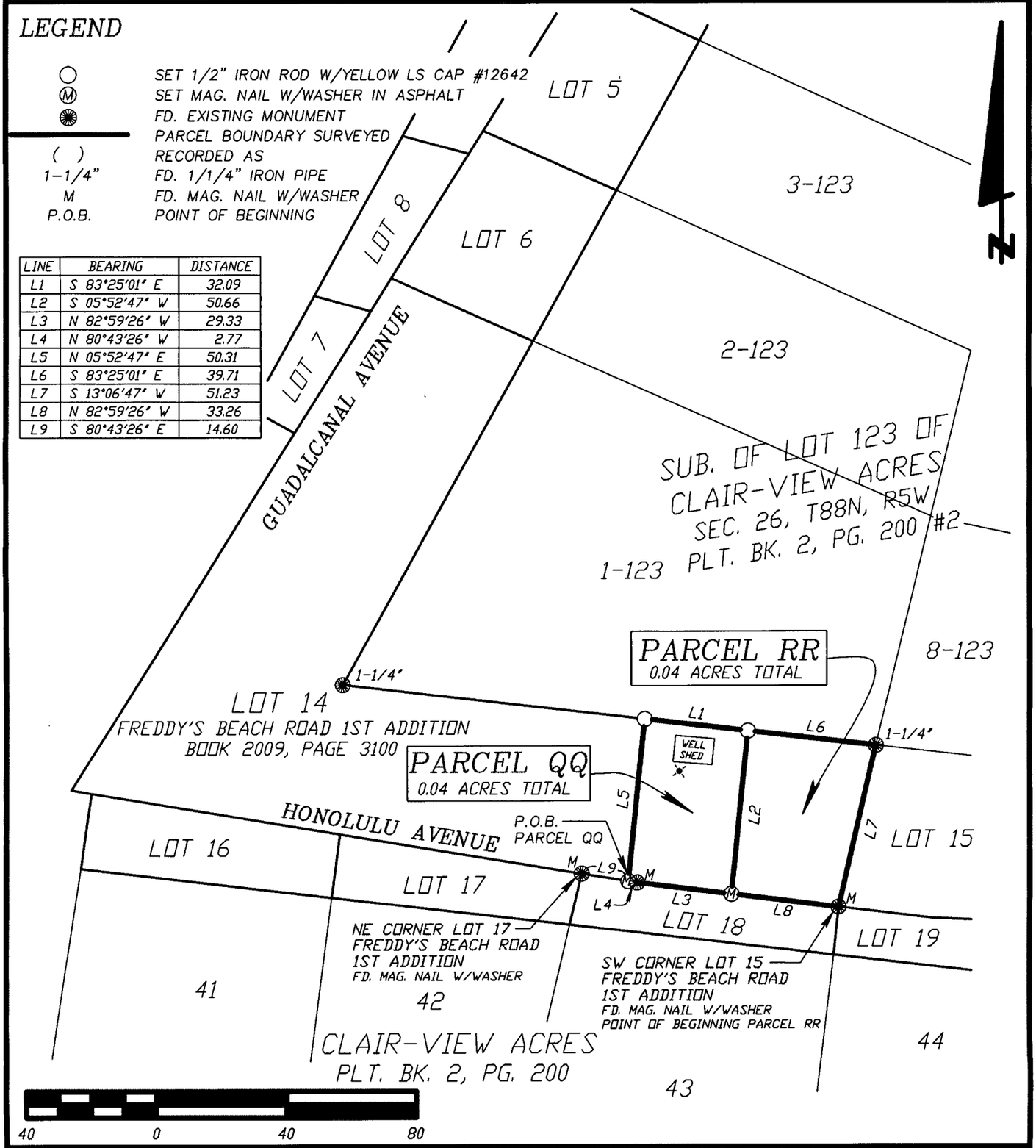
PARCEL QQ PART OF LOT 14 OF FREDDY'S BEACH ROAD 1ST ADDITION IN SECTION TWENTY-THREE (23) AND TWENTY-SIX (26), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

PARCEL RR PART OF LOT 14 OF FREDDY'S BEACH ROAD 1ST ADDITION IN SECTION TWENTY-THREE (23) AND TWENTY-SIX (26), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

LEGEND

○	SET 1/2" IRON ROD W/YELLOW LS CAP #12642
Ⓜ	SET MAG. NAIL W/WASHER IN ASPHALT
✺	FD. EXISTING MONUMENT
———	PARCEL BOUNDARY SURVEYED
( )	RECORDED AS
1-1/4"	FD. 1/1/4" IRON PIPE
M	FD. MAG. NAIL W/WASHER
P.O.B.	POINT OF BEGINNING

LINE	BEARING	DISTANCE
L1	S 83°25'01" E	32.09
L2	S 05°52'47" W	50.66
L3	N 82°59'26" W	29.33
L4	N 80°43'26" W	2.77
L5	N 05°52'47" E	50.31
L6	S 83°25'01" E	39.71
L7	S 13°06'47" W	51.23
L8	N 82°59'26" W	33.26
L9	S 80°43'26" E	14.60



LICENSED LAND SURVEYOR
WILLIAM H. BURGER
12642
IOWA

NO. OF SHEETS COVERED BY THIS SEAL 1

DATE OF SURVEY: 5/7/2008, 5/8/2008, 7/25/2008, 8/12/2008 | SHEET 1 OF 3

PROPRIETORS: T & C LAND, LLC | SCALE: 1" = 40'

I HEREBY CERTIFY THAT THIS LANDSURVEYING 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, 2010

William H. Burger 11/18/09

WILLIAM H. BURGER #12642 DATE

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

LEGAL DESCRIPTION

PARCEL QQ - Part of Lot 14 of Freddy's Beach Road 1st Addition in Section Twenty-three (23) and Twenty-six (26), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa as recorded in the Office of the Delaware County Recorder in Book 2009, Page 3100, containing a total of 0.04 acres; **subject to easements of record and not of record** and more particularly described by metes and bounds as follows:

COMMENCING at the Northeast corner of Lot 17 of said Freddy's Beach Road 1st Addition;

Thence South 80° 43' 26" East 14.60 feet along the Northerly line of Lot 18 of said Freddy's Beach Road 1st Addition to the **POINT OF BEGINNING**;

Thence North 05° 52' 47" East 50.31 feet to the South line of Lot 1-123 of the Subdivision of Lot 123 of Clair-view Acres;

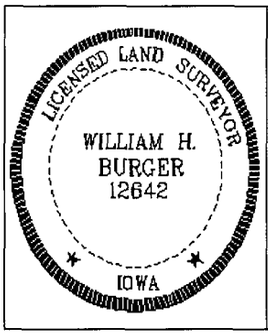
Thence South 83° 25' 01" East 32.09 feet along said South line of Lot 1-123;

Thence South 05° 52' 47" West 50.66 feet to a Northerly line of said Lot 18 of Freddy's Beach Road 1st Addition;

Thence North 82° 59' 26" West 29.33 feet along a Northerly line of said Lot 18 of Freddy's Beach Road 1st Addition;

Thence continuing along a Northerly line of said Lot 18 of Freddy's Beach Road 1st Addition North 80° 43' 26" West 2.77 feet to the **POINT OF BEGINNING** containing a total of 0.04 acres, **subject to easements of record and not of record.**

The Southerly line of Lot 1-123 of the Subdivision of Lot 123 of Clair-view Acres is assumed to bear South 83° 25' 01" East.



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, 2010

William H. Burger 11/18/09

William H. Burger Date Reg. No. 12642

Sheet No. covered by this seal

LEGAL DESCRIPTION

PARCEL RR - Part of Lot 14 of Freddy's Beach Road 1st Addition in Section Twenty-three (23) and Twenty-six (26), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa as recorded in the Office of the Delaware County Recorder in Book 2009, Page 3100, containing a total of 0.04 acres; **subject to easements of record and not of record** and more particularly described by metes and bounds as follows:

BEGINNING at the Southwest corner of Lot 15 of said Freddy's Beach Road 1st Addition;

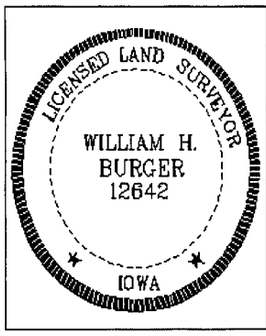
Thence North 82° 59' 26" West 33.26 feet along a Northerly line of Lot 18 of said Freddy's Beach Road 1st Addition;

Thence North 05° 52' 47" East 50.66 feet to the South line of Lot 1-123 of the Subdivision of Lot 123 of Clair-view Acres;

Thence South 83° 25' 01" East 39.71 feet along said South line of Lot 1-123 to the Northwest corner of said Lot 15 of Freddy's Beach Road 1st Addition;

Thence South 13° 06' 47" West 51.23 feet along the West line of said Lot 15 of Freddy's Beach Road 1st Addition to the **POINT OF BEGINNING** containing a total of 0.04 acres, **subject to easements of record and not of record.**

The Southerly line of Lot 1-123 of the Subdivision of Lot 123 of Clair-view Acres is assumed to bear South 83° 25' 01" East.



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, 2010

William H Burger 11/18/09

William H. Burger Date Reg. No. 12642

Sheet No. 3 covered by this seal