FILED
DEC 18 2009
CARLA K. BECKER
DELAWARE COUNTY AUDITOR

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DEC 18 2009
CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

Book 2009 Page 4676

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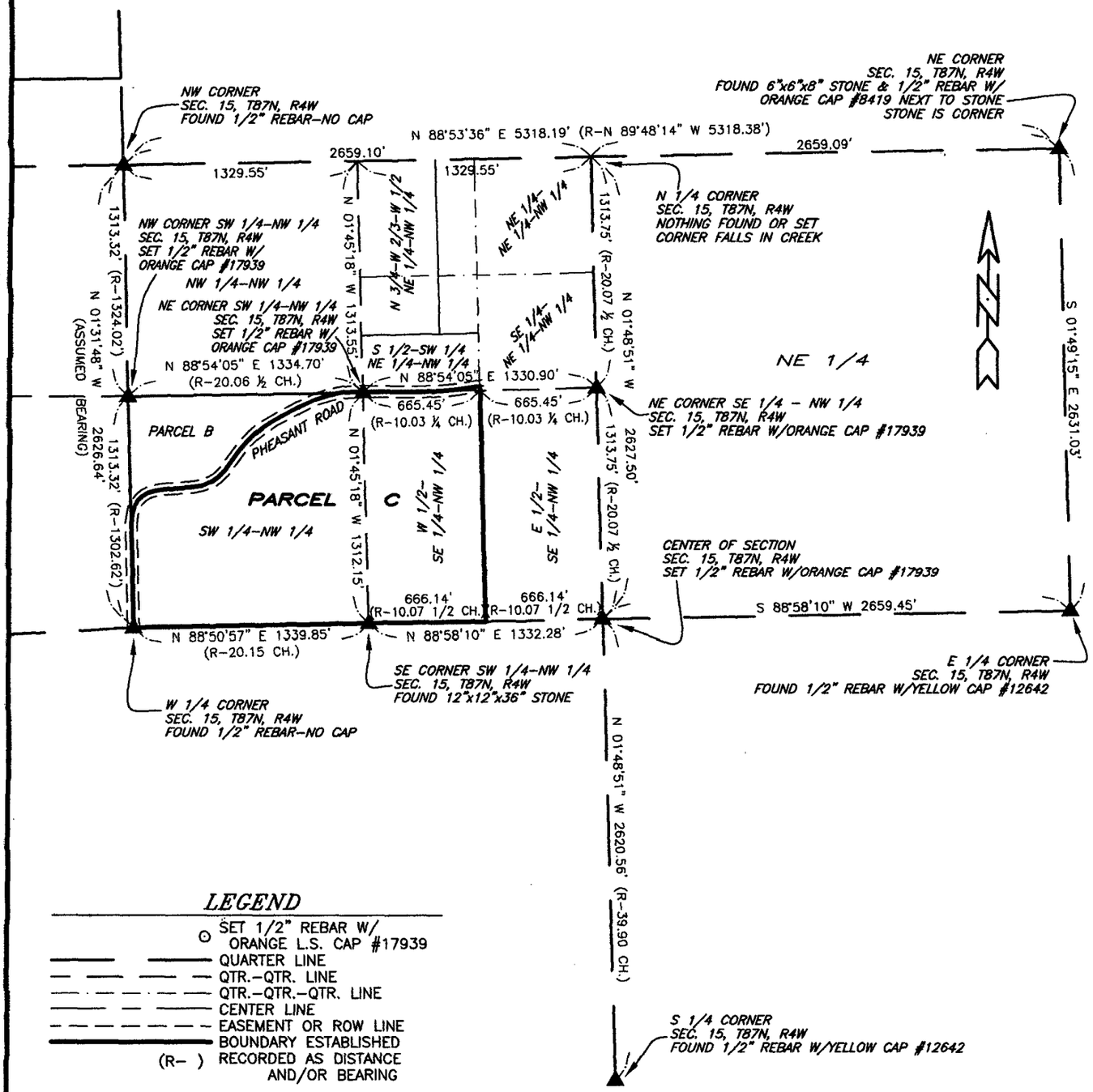
DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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

PLAT OF SURVEY

PARCEL C

PART OF THE NW 1/4 OF SECTION 15, T87N, R4W
OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



LEGEND

- ⊙ SET 1/2" REBAR W/ ORANGE L.S. CAP #17939
- QUARTER LINE
- QTR.-QTR. LINE
- QTR.-QTR.-QTR. LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- BOUNDARY ESTABLISHED
- (R-) RECORDED AS DISTANCE AND/OR BEARING

800 0 800

Scale: 1" = 800'

SURVEY REQUESTED BY: DENNIS PISARIK

SURVEYED ON: 11/25, 11/27/2009

PROPRIETORS: DENNIS PISARIK & JOYCE PISARIK

PROJECT NO. 09-57

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.

12/18/09

RANDALL L. RATTENBORG L.S. LIC. #17939 DATE

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2011

LICENSED LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 1-3

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

SCALE: 1"=800'

DATE: 12/10/2009

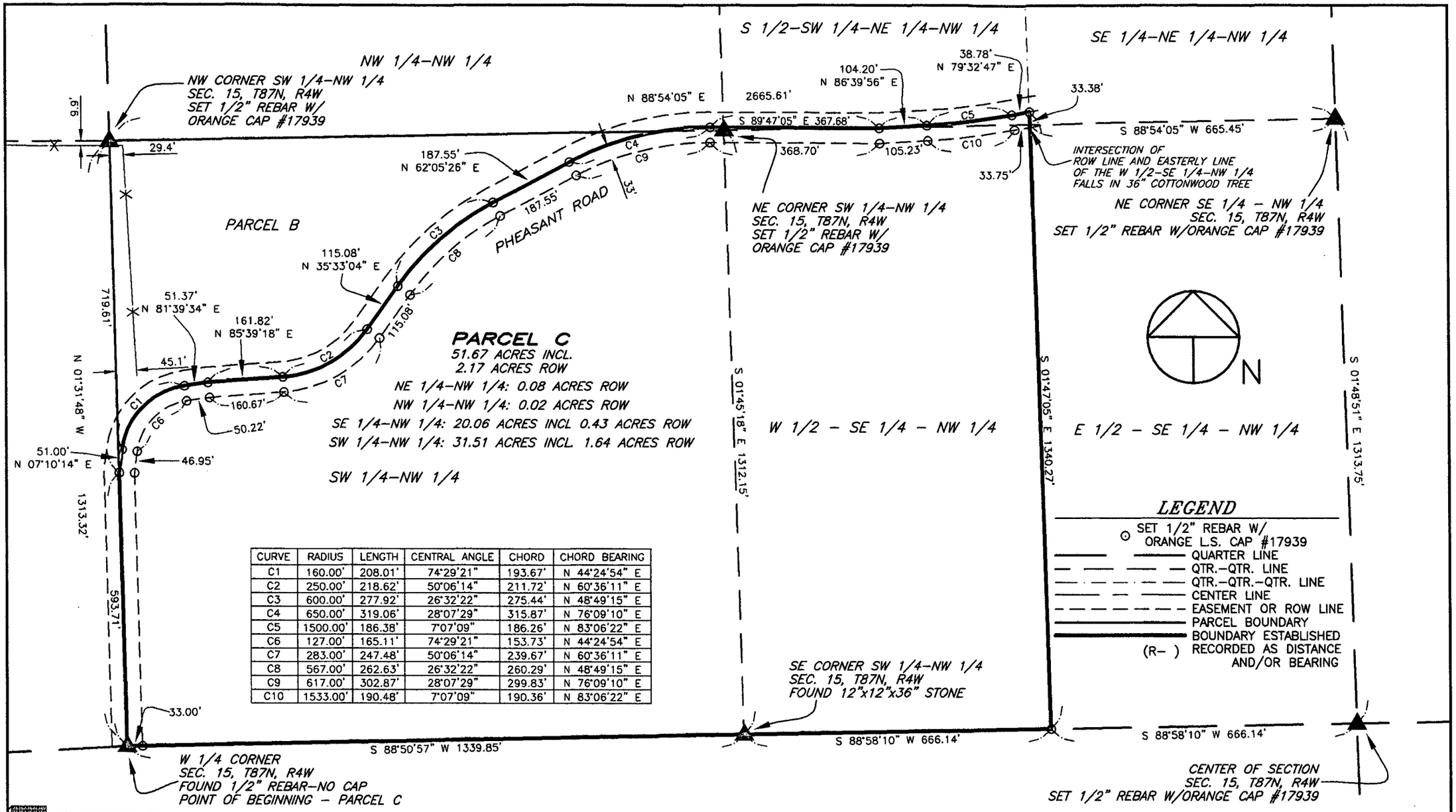
DRAWN BY: RLR

CHECKED BY: JDG

GPS: 52

REVISED

SHEET 1 OF 3



CURVE	RADIUS	LENGTH	CENTRAL ANGLE	CHORD	CHORD BEARING
C1	160.00'	208.01'	74°29'21"	193.67'	N 44°24'54" E
C2	250.00'	218.62'	50°06'14"	211.72'	N 60°36'11" E
C3	600.00'	277.92'	26°32'22"	275.44'	N 48°49'15" E
C4	650.00'	319.06'	28°07'29"	315.87'	N 76°09'10" E
C5	1500.00'	186.38'	7°07'09"	186.26'	N 83°06'22" E
C6	127.00'	165.11'	74°29'21"	153.73'	N 44°24'54" E
C7	283.00'	247.48'	50°06'14"	239.67'	N 60°36'11" E
C8	567.00'	262.63'	26°32'22"	260.29'	N 48°49'15" E
C9	617.00'	302.87'	28°07'29"	299.83'	N 76°09'10" E
C10	1533.00'	190.48'	7°07'09"	190.36'	N 83°06'22" E

GIBBS ENGINEERING & SURVEYING

250 0 250

Scale: 1" = 250'

SCALE 1"=250' SHEET 2

PARCEL C

SEC. 15, T87N, R4W

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

LEGAL DESCRIPTION:

PARCEL C; *PART OF THE NORTHWEST QUARTER (NW ¼) OF SECTION FIFTEEN (15), TOWNSHIP EIGHTY-SEVEN NORTH (T87N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing a total of 51.67 acres, including 2.17 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 West Quarter Corner of Section Fifteen (15), Township Eighty-seven North (T87N),Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Southwest Quarter (SW ¼) of the Northwest Quarter of said Section Fifteen (15), being the centerline of Pheasant Road, North 01° 31' 48" West, 593.71 feet;

THENCE continuing along the centerline of Pheasant Road, North 07° 10' 14" East, 51.00 feet;

THENCE continuing along the centerline of Pheasant Road along a circular curve concave Southeasterly having a radius of 160.00 feet, an arc length of 208.01 feet, a central angle of 74° 29' 21", a chord length of 193.67 feet, and a chord bearing of North 44° 24' 54" East;

THENCE continuing along the centerline of Pheasant Road, North 81° 39' 34" East, 51.37 feet;

THENCE continuing along the centerline of Pheasant Road, North 85° 39' 18" East, 161.82 feet;

THENCE continuing along the centerline of Pheasant Road along a circular curve concave Northwesterly having a radius of 250.00 feet, an arc length of 218.62 feet, a central angle of 50° 06' 14", a chord length of 211.72 feet, and a chord bearing of North 60° 36' 11" East;

THENCE continuing along the centerline of Pheasant Road, North 35° 33' 04" East, 115.08 feet;

THENCE continuing along the centerline of Pheasant Road along a circular curve concave Southeasterly having a radius of 600.00 feet, an arc length of 277.92 feet, a central angle of 26° 32' 22", a chord length of 275.44 feet, and a chord bearing of North 48° 49' 15" East;

THENCE continuing along the centerline of Pheasant Road, North 62° 05' 26" East, 187.55 feet;

THENCE continuing along the centerline of Pheasant Road along a circular curve concave Southeasterly having a radius of 650.00 feet, an arc length of 319.06 feet, a central angle of 28° 07' 29", a chord length of 315.87 feet, and a chord bearing of North 76° 09' 10" East;

THENCE continuing along the centerline of Pheasant Road, South 89° 47' 05" East, 367.68 feet;

THENCE continuing along the centerline of Pheasant Road, North 86° 39' 56" East, 104.20 feet;

THENCE continuing along the centerline of Pheasant Road along a circular curve concave Northerly having a radius of 1500.00 feet, an arc length of 186.38 feet, a central angle of 07° 07' 09", a chord length of 186.26 feet, and a chord bearing of North 83° 06' 22" East;

THENCE continuing along the centerline of Pheasant Road, North 79° 32' 47" East, to the Easterly Line of the West One-half (W ½) of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) of said Section Fifteen (15), 38.78 feet;

THENCE along Easterly Line of the West One-half (W ½) of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) and West One-half (W ½) of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of said Section Fifteen (15), South 01° 47' 05" East, to the Southerly Line of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of said Section Fifteen (15), 1340.27 feet;

THENCE along the Southerly Line of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of said Section Fifteen (15), South 88° 58' 10" West, to the Southeast Corner of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of said Section Fifteen (15), 666.14 feet;

THENCE along the Southerly Line of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of said Section Fifteen (15), South 88° 50' 57" West, 1339.85 feet to the **POINT OF BEGINNING**;

Containing a total of 51.67 acres, including 2.17 acres of public road right of way, and subject to easements of record.