Book 2011 Page 1946

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FILED

JUN 15 2011

CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

FILED

JUN 15 2011

CARLA K. BECKER
DELAWARE COUNTY AUDITOR

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

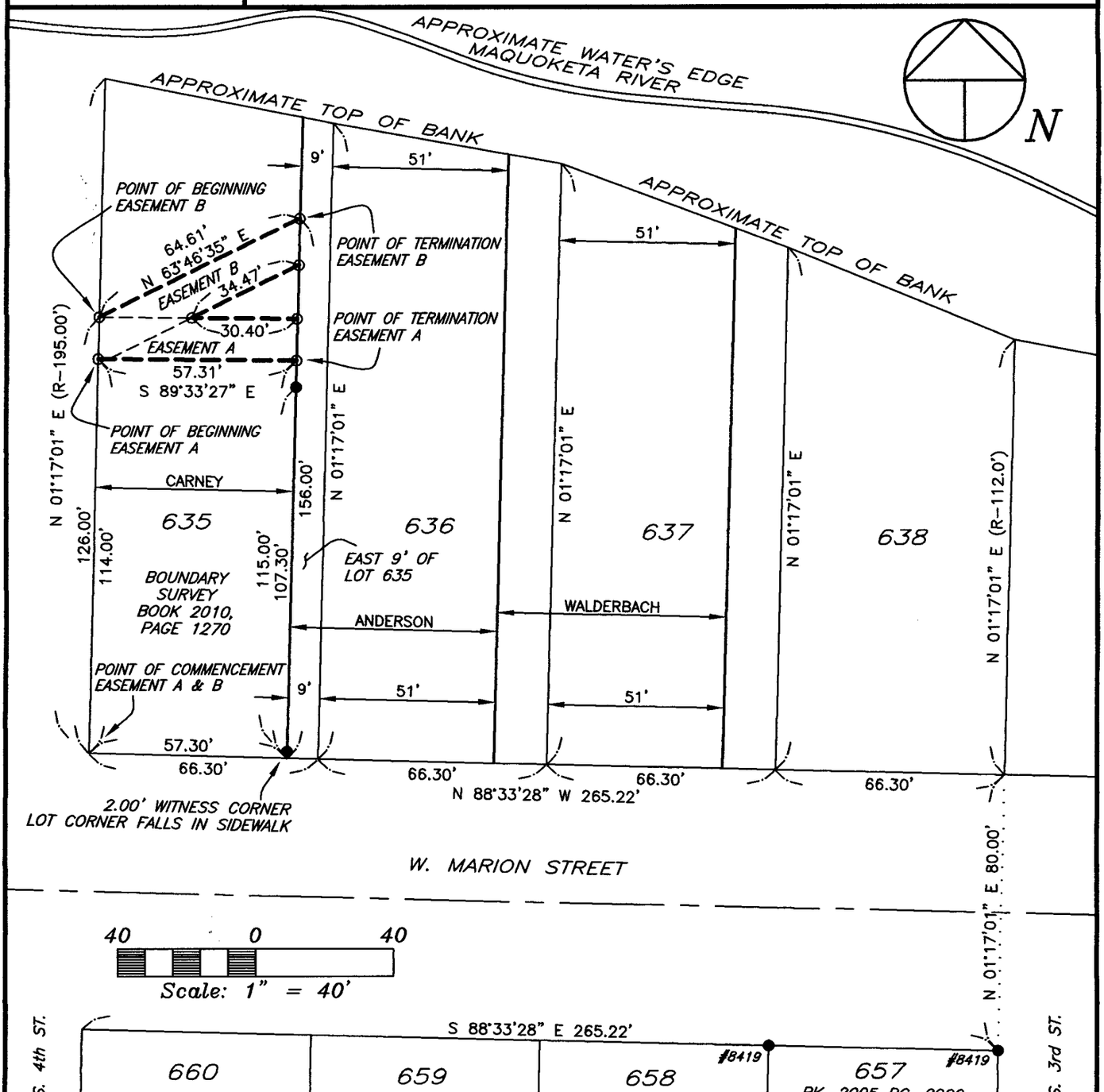
#16

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

EASEMENT PLAT

EASEMENT A & EASEMENT B
12' ACCESS EASEMENTS ACROSS LOT 635, EXCEPT THE EAST 9 FEET THEREOF

SEC. 32, T89N, R5W OF THE FIFTH P.M., CITY OF MANCHESTER, DELAWARE COUNTY, IOWA



LEGEND

- ● FOUND 1/2" REBAR W/ORANGE L.S. CAP #17939
- #8419 ● FOUND 1/2" REBAR W/ORANGE L.S. CAP #8419
- ⊙ SET 1/2" REBAR W/ORANGE L.S. CAP #17939
- (R-) RECORDED AS DISTANCE AND/OR BEARING
- CENTERLINE
- LOT LINES
- BOUNDARY ESTABLISHED
- EASEMENT BOUNDARY ESTABLISHED

SURVEY REQUESTED BY: JIM CARNEY/DAN WALDERBACH

SURVEYED ON: 6/3/2011

LICENSED LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 1-2

PROPRIETORS:
JAMES B. CARNEY & RITA M. CARNEY

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.

6/15/11

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

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2011

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

PROJECT NO. 11-38
SCALE: 1"=40'
DATE: 5/26/2011
DRAWN BY: RLR
CHECKED BY: JDG
GPS: MANCHESTER
REVISED
SHEET 1 OF 2

LEGAL DESCRIPTION:

EASEMENT A; A 12' wide Access Easement across Lot 635, except the East Nine (9) feet, City of Manchester in Section Thirty-two (32), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, more specifically described as being an access easement 12 foot in width normally distant Northerly from the following described line;

COMMENCING at the Southwest Corner of Lot 635, City of Manchester;

THENCE along the Westerly Line of said Lot 635, North 01° 17' 01" East, 114.00 feet to the **POINT OF BEGINNING**;

THENCE South 89° 33' 27" East, 57.31 feet to a point on the Westerly Line of the East Nine (9) feet of said Lot 635 that is North 01° 17' 01" East, 115.00 feet from the Southwest Corner of said East Nine (9) feet, to the **POINT OF TERMINATION**;

The intent of this easement is to more specifically define the location of an existing access easement.

LEGAL DESCRIPTION:

EASEMENT B; A 12' wide Access Easement across Lot 635, except the East Nine (9) feet, City of Manchester in Section Thirty-two (32), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, more specifically described as being an access easement 12 foot in width normally distant Southeasterly from the following described line;

COMMENCING at the Southwest Corner of Lot 635, City of Manchester;

THENCE along the Westerly Line of said Lot 635, North 01° 17' 01" East, 126.00 feet to the **POINT OF BEGINNING**;

THENCE North 63° 46' 35" East, 64.61 feet to a point on the Westerly Line of the East Nine (9) feet of said Lot 635 that is North 01° 17' 01" East, 156.00 feet from the Southwest Corner of said East Nine (9) feet, to the **POINT OF TERMINATION**;

The intent of this easement is to more specifically define the location of an existing access easement. No part of this easement is to be Southerly of the South Line of Easement A unless Easement A is vacated.