FILED
JUN 28 2011
CARLA K. BECKER
DELAWARE COUNTY AUDITOR

FILED
JUN 28 2011
CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

Book 2011 Page 2064

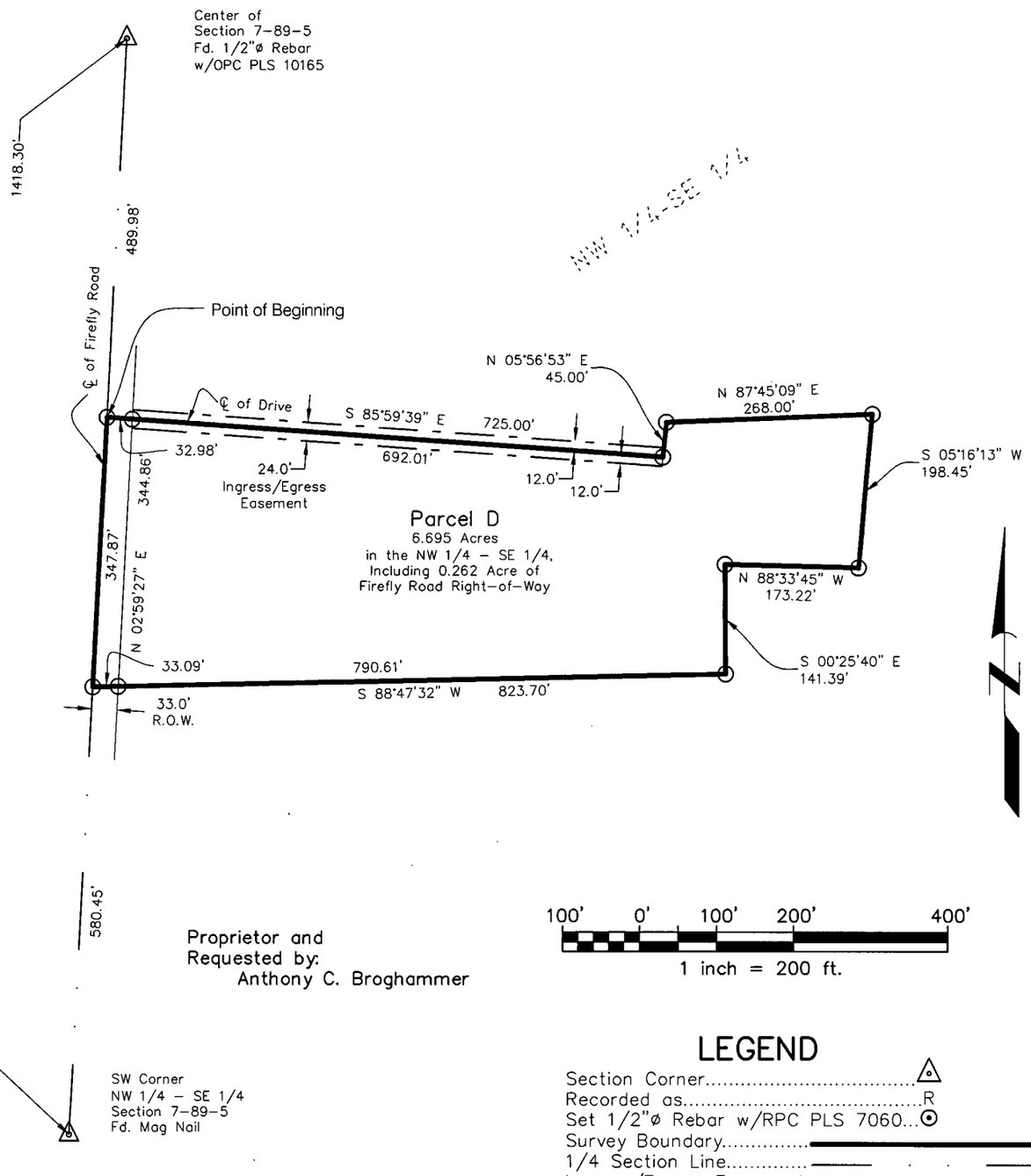
Document 2011 2064 Type 06 002 Pages 4
Date 6/28/2011 Time 9:35:21AM
Rec Amt $22.00

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by/Return to: TeKippe Engineering, P.C., PO Box 357, Manchester, Iowa 52057 Ph. (563)927-2060

Plat of Survey

Parcel D in the NW 1/4 – SE 1/4 Section 7 – T89N – R5W Delaware County, Iowa



Proprietor and
Requested by:
Anthony C. Broghammer

LEGEND

Section Corner.....
Recorded as.....R
Set 1/2"ø Rebar w/RPC PLS 7060...⊙
Survey Boundary.....
1/4 Section Line.....
Ingress/Egress Easement.
Orange Plastic Cap.....OPC
Red Plastic Cap.....RPC

Survey was completed on June 17, 2011.

PROF. ENGINEER & LAND SURVEYOR
LYLE G. TeKIPPE 7060
IOWA

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.

Lyle G. TeKippe, P.E. & P.L.S. 6-24-11
Date
License Number 7060
My license renewal date is December 31, 2012.
Sheets covered by this seal: Sheets P1

TeKippe Engineering, P.C.
West Union
563-422-5131
Manchester 563-927-2060
Cedar Rapids 319-294-6909
www.tekippe.com

M: \Projects\2011\112060LS\dwg\112060LS.dwg
Field Book: Del. Co. Del Twp No.1 Pg: 26-27
Project No. 112060LS Sheet P1

Prepared by: TeKIPPE ENGINEERING, P.C., 1919 - 210th Street, P.O. Box 357, Manchester, Iowa 52057, Ph. (563)927-2060

PROF. ENGR. & LAND SURVEYOR
LYLE G. TeKIPPE 7060
IOWA

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.

Lyle G. TeKippe 6-24-11
Lyle G. TeKippe Date
License Number 7060
My license renewal date is December 31, 2012.
Pages covered by this seal: SD-1

State of Iowa)
ss.
County of Delaware)

Subscribed and sworn to before me by Lyle G. TeKippe this 24th day of June, 2011.

NOTARIAL SEAL IOWA
CHRISTINA RICHTER
Commission Number 723809
My Commission Expires
8-5-12

Christina Richter
Notary Public

SURVEY AND PLAT OF:

Survey Description:

Parcel D in the Northwest Quarter of the Southeast Quarter of Section 7, Township 89 North, Range 5 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows:

Commencing at the Center of said Section;

Thence **South 02°-59'-27" West (Assumed Bearing), 489.98 feet** along the West Line of said Quarter-Quarter Section and the Centerline of Firefly Road to the Point of Beginning;

Thence **South 85°-59'-39" East, 725.00 feet**;

Thence **North 05°-56'-53" East, 45.00 feet**;

Thence **North 87°-45'-09" East, 268.00 feet**;

Thence **South 05°-16'-13" West, 198.45 feet**;

Thence **North 88°-33'-45" West, 173.22 feet**;

Thence **South 00°-25'-40" East, 141.39 feet**;

Thence **South 88°-47'-32" West, 823.70 feet** to the West Line of said Quarter-Quarter Section and the Centerline of Firefly Road;

Thence **North 02°-59'-27" East, 347.87 feet** along said Line to the Point of Beginning;

Containing **6.695 Acres**, including 0.262 Acre of Firefly Road Right-of-Way, subject to easements of record.
(See plat attached to this original survey description.)

R-083-2011
RESOLUTION WAIVING RIGHT TO REVIEW PLAT

WHEREAS, a Final Plat is located on the premises described as:

Parcel D in the Northwest Quarter of the Southeast Quarter of Section 7, Township 89 North, Range 5 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows: Commencing at the Center of said Section; Thence South 02°-59'-27" West (Assumed Bearing), 489.98 feet along the West Line of said Quarter-Quarter Section and the Centerline of Firefly Road to the Point of Beginning; Thence South 85°-59'-39" East, 725.00 feet; Thence North 05°-56'-53" East, 45.00 feet; Thence North 87°-45'-09" East, 268.00 feet; Thence South 05°-16'-13" West, 198.45 feet; Thence North 88°-33'-45" West, 173.22 feet; Thence South 00°-25'-40" East, 141.39 feet; Thence South 88°-47'-32" West, 823.70 feet to the West Line of said Quarter-Quarter Section and the Centerline of Firefly Road; Thence North 02°-59'-27" East, 347.87 feet along said Line to the Point of Beginning; Containing 6.695 Acres, including 0.262 Acre of Firefly Road Right-of-Way, subject to easements of record.

WHEREAS, said plat is located on the fringes of the two mile radius of the current city limits, and

WHEREAS, it is unlikely that the city limits will extend to include this parcel.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Manchester, Iowa that the City Council hereby waives it's right to review the plat and that the Mayor and City Clerk are hereby authorized and directed to certify this resolution and affix the same to said plat as provided by law.

PASSED AND APPROVED this 27th day of June 2011.

CITY OF MANCHESTER

Milt L. Kramer

Milt L. Kramer, Mayor

ATTEST:

Erin Rempe, City Clerk

STATE OF IOWA)
) SS
DELAWARE COUNTY)

On this 27th day of June 2011, 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 he instrument was signed and sealed on behalf of the corporation, by authority of its City Council, as contained in resolution R-083-2011 passed by the City Council of the City of Manchester, Iowa on the 27th day of June, 2011, and that Milt L. Kramer and Erin Rempe acknowledged the execution of the instrument to be their voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed.

Laura K. Thomas

Laura K. Thomas, Notary Public

LAURA K. THOMAS
Commission Number 718135
My Commission Expires
8-26-11

CITY MANAGER DETERMINATION

Parcel D, Delaware County, Iowa, qualifies for review by the City Manager as specified in Section 180.22 of the Manchester Code of Ordinances. Parcel Plat of Surveys does not require review or approval by the Planning and Zoning Commission.

CITY OF MANCHESTER IOWA SEAL

6-24-2011
Date

Timothy J. Vick
Timothy J. Vick, City Manager

State of Iowa)
) SS
Delaware County)

On this 24th day of June, 2011, before me, Laura Thomas, a Notary Public in and for the State of Iowa, personally appeared Timothy J. Vick, to me personally known, and who, being by me duly sworn, did say that he is the City Manager, 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, and that Timothy J. Vick acknowledges the execution of the instrument to be his voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed.

Laura K Thomas
Notary Public in and for the State of **Iowa**
Laura K. Thomas

NOTARIAL SEAL IOWA
LAURA K. THOMAS
Commission Number 718135
My Commission Expires
8-26-11

8-26-11
My commission expires