FILED
MAR 20 2012
CARLA K. BECKER
DELAWARE COUNTY AUDITOR

FILED
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CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

Book 2012 Page 887

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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

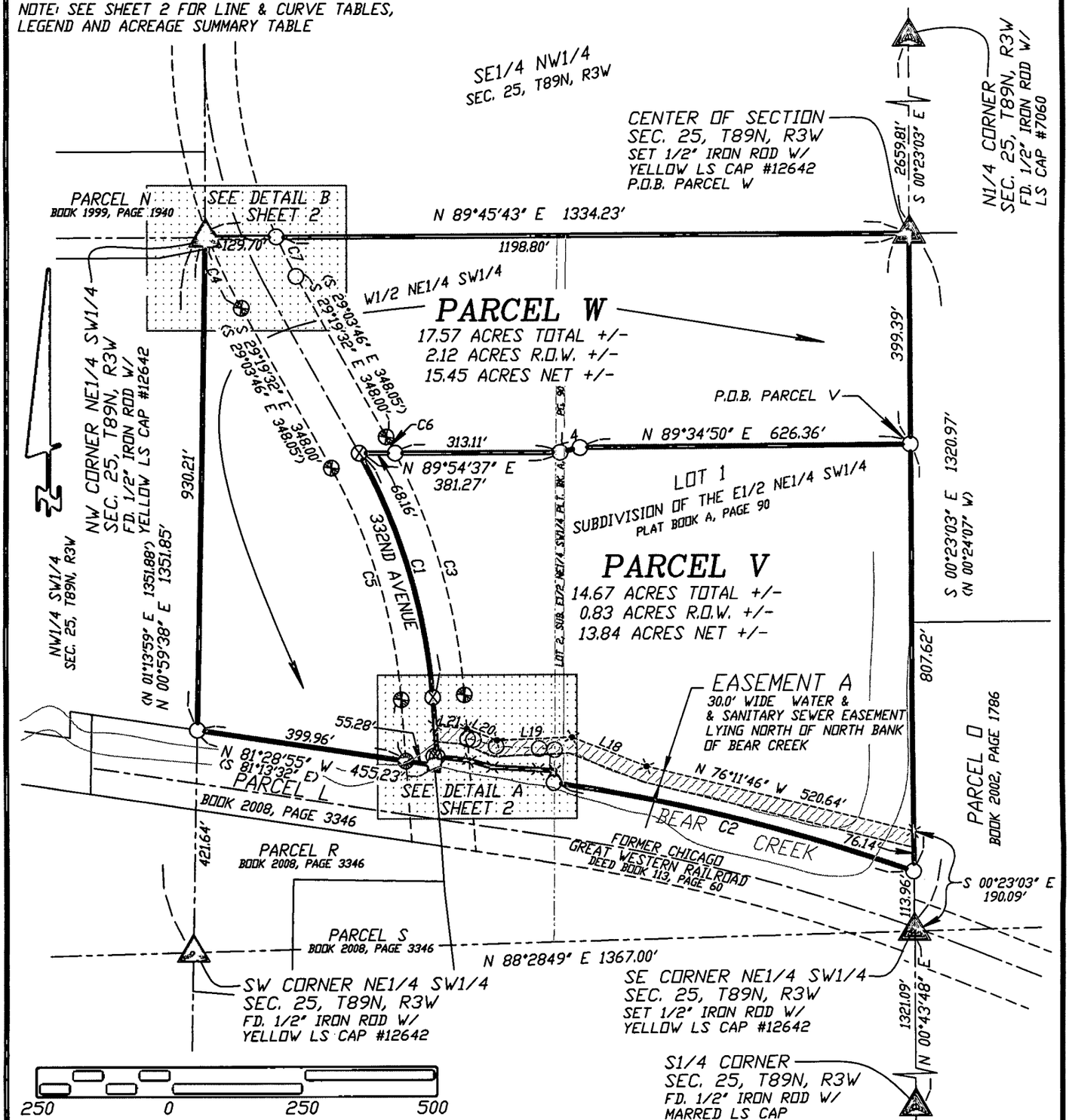
PREPARED BY BILL BURGER OF WM. BURGER LANDSURVEYOR 510 3RD STREET WEST COURT, WORTHINGTON, IOWA 52078 (563) 855 2028

PLAT OF SURVEY

PARCEL V PART OF THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHWEST QUARTER (SW1/4), SECTION TWENTY-FIVE (25), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

PARCEL W PART OF THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHWEST QUARTER (SW1/4), SECTION TWENTY-FIVE (25), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

NOTE: SEE SHEET 2 FOR LINE & CURVE TABLES, LEGEND AND ACREAGE SUMMARY TABLE



LICENSED LAND SURVEYOR
WILLIAM H. BURGER 12642
IOWA

NO. OF SHEETS COVERED BY THIS SEAL 1

DATE OF SURVEY: 2/16/2012 | SHEET 1 OF 6

PROPRIETORS: ERNEST J. & DORIS A. OFFERMAN | SCALE: 1" = 250'

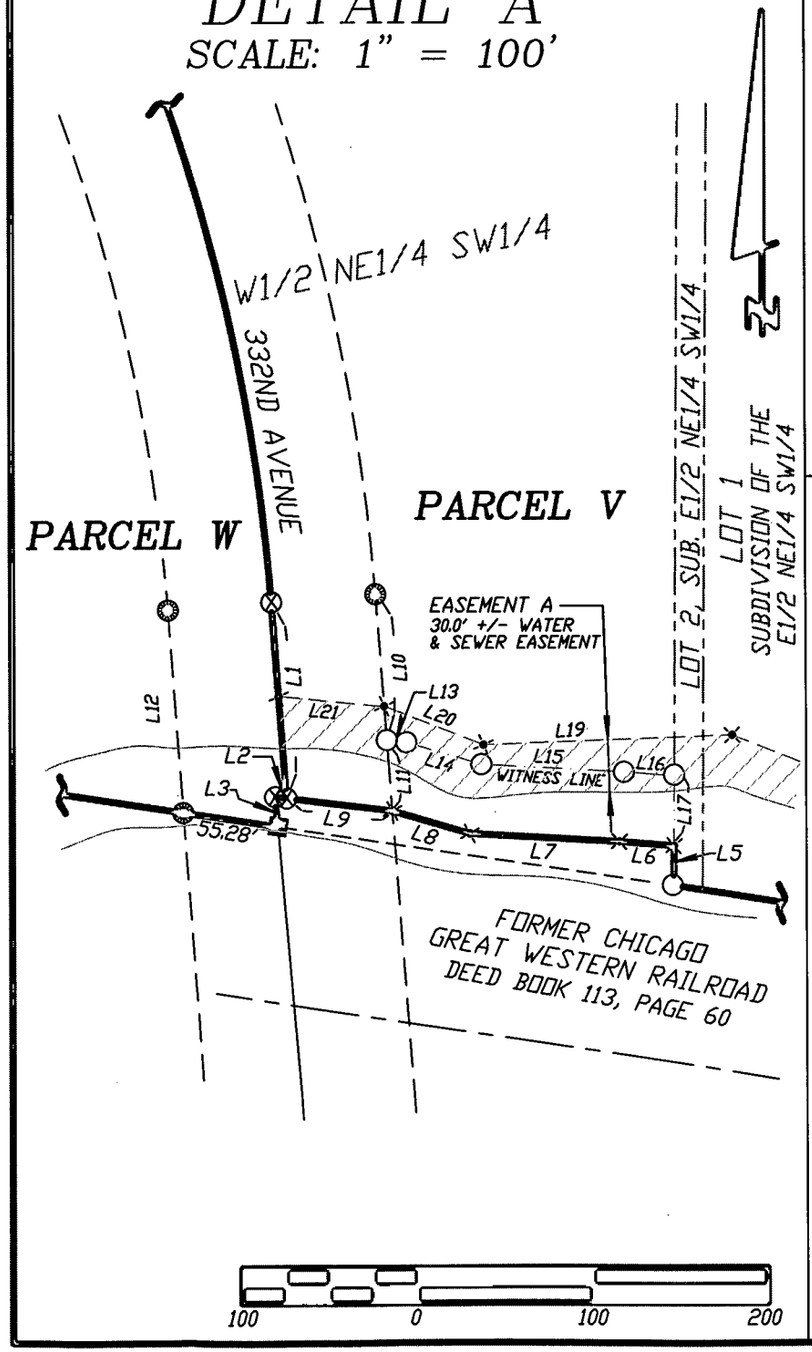
I HEREBY CERTIFY THAT THIS LANDSURVEYING DOCUMENT WAS PREPARED AND RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2012

William H Burger 3/2/12
WILLIAM H. BURGER #12642 DATE

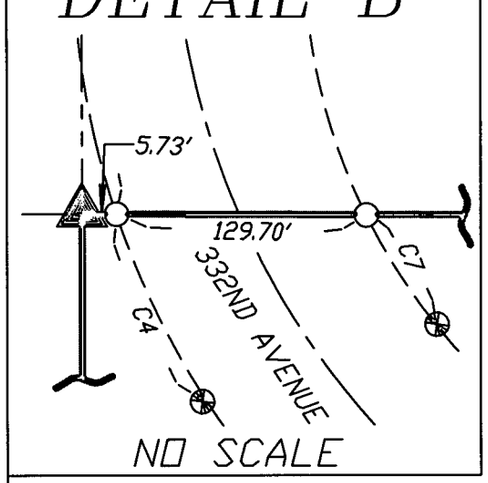
Wm. Burger
LandSurveyor
510 3rd Street West Court
Worthington, Iowa 52078

DETAIL A

SCALE: 1" = 100'



DETAIL B



NO SCALE

LINE	BEARING	DISTANCE	(BEARING)	(DISTANCE)
L1	S 04°15'44" E	112.56		
L2	N 83°11'40" W	6.70	(N 82°57'33" W)	
L3	S 05°21'03" E	17.22	(S 05°07'09" E)	(17.22)
L4	N 76°29'30" E	38.59		
L5	N 00°18'46" E	22.72		
L6	N 85°18'02" W	31.96		
L7	N 86°45'49" W	85.82		
L8	N 73°38'24" W	46.09		
L9	N 83°11'40" W	61.14	(N 82°57'33" W)	
L10	S 04°15'44" E	83.62	(S 04°04'14" E)	
L11	S 04°15'44" E	40.76		
L12	S 04°11'10" E	116.20	(N 04°04'14" W)	(116.06)
L13	S 83°11'40" E	11.17		
L14	S 73°38'24" E	44.83		
L15	S 86°45'49" E	81.73		
L16	S 85°18'02" E	29.40		
L17	S 00°18'46" W	40.12		
L18	N 68°28'11" W	152.06		
L19	S 87°52'31" W	142.71		
L20	N 68°38'39" W	60.97		
L21	N 84°00'27" W	60.97		

CURVE	ARC	DELTA	RADIUS	CHORD LENGTH	CHORD BEARING
C1	485.17	24°54'01"	1116.39	481.36	S 16°47'02" E
C2	702.79	10°57'21"	3675.37	701.72	N 75°59'22" W
C3	478.05	23°17'00"	1176.39	474.77	S 15°58'31" E
C4	146.57	08°12'40"	1022.73	146.44	S 25°13'12" E
(C4)	(146.42)	(08°12'10")	(1022.73)	(146.29)	(N 24°57'41" W)
C5	460.79	24°59'31"	1056.39	457.14	S 16°49'47" E
(C5)	(460.79)	(24°59'31")	(1056.39)	(457.15)	(N 16°34'00" W)
C6	35.08	01°42'31"	1176.39	35.08	S 28°28'17" E
C7	83.13	05°16'34"	902.73	83.10	S 26°41'15" E
(C7)	(79.72)	(05°03'34")	(902.73)	(79.69)	(S 26°31'58" E)

LEGEND

- SET 1/2" IRON ROD W/YELLOW LS CAP #12642
- SET CUT "X" IN CONCRETE ROAD
- FD. 1/2" IRON ROD W/YELLOW LS CAP #12642
- FD. 1/2" IRON ROD W/ORANGE LS CAP #8419
- FD. CUT "X" IN CONCRETE ROAD
- PARCEL LINES SURVEYED
- ( ) RECORDED AS
- RIGHT OF WAY LINE
- CENTER LINE
- 1/4, 1/4 1/4 OR SECTION LINE
- WITNESS LINE
- EDGE BEAR CREEK
- P.O.B. POINT OF BEGINNING
- ANGLE POINT (NOTHING FD. OR SET)

ACREAGE SUMMARY

PARCEL	W1/2 NE1/4, SW1/4		LOT 1 E1/2 NE1/4, SW1/4		LOT 2 E1/2 NE1/4, SW1/4	
	TOTAL	R.O.W.	TOTAL	R.O.W.	TOTAL	R.O.W.
V	3.67	0.83	10.76	0.00	0.24	0.00
W	11.41	2.12	6.00	0.00	0.16	0.00

LEGAL DESCRIPTION

PARCEL V - Part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4), Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W), of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 14.67 acres more or less including 0.83 acres more or less of public road right of way and **subject to easements, reservations, restrictions, and rights of way of record and not of record**, and more particularly described by metes and bounds as follows;

COMMENCING at the Center of Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W), of the Fifth Principal Meridian, Delaware County, Iowa;

Thence South 00°-23'-03" East 399.39 feet along the East line of said Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) to the **POINT OF BEGINNING**;

Thence continuing along said East line South 00°-23'-03" East 807.62 feet to the Southeast corner of Lot 1 of the Subdivision of the E1/2 of said Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) as recorded in the Office of the Delaware County Recorder in Plat Book A, Page 90;

Thence along the South line of said Lot 1 and along the South line of Lot 2 of the Subdivision of the E1/2 of said Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) as recorded in the Office of the Delaware County Recorder in Plat Book A, Page 90 and along a circular curve concave Southwesterly for a arc length of 702.79 feet, said circular curve having a central angle of 10°-57'-21", a radius of 3675.37 feet, a chord bearing of North 75°-59'-22" West and a chord length of 701.72 feet to the Southwest corner of said Lot 2;

Thence North 00°-18'-46" East 22.72 feet along the West line of said Lot 2 to the center of Bear Creek;

Thence North 85°-18'-02" West 31.96 feet along the center of Bear Creek;

Thence continuing along the center of Bear Creek North 86°-45'-49" West 85.82 feet;

Thence continuing along the center of Bear Creek North 73°-38'-24" West 46.09 feet to the Easterly right of way line of 332nd Avenue;

Thence North 83°-11'-40" West 61.14 feet to the centerline of said 332nd Avenue;

Thence North 04°-15'-44" West 112.56 feet along said centerline of 332nd Avenue to a point of curvature;

Thence continuing along said centerline of 332nd Avenue along a circular curve concave Southwesterly for a arc length of 485.17 feet, said circular curve having a central angle of 24°-54'-01", a radius of 1116.39 feet, a chord bearing of North 16°-47'-02" West and a chord length of 481.36 feet;

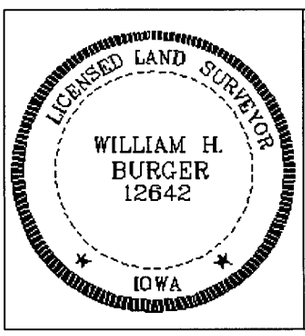
Thence North 89°-54'-37" East 381.27 feet;

Thence North 76°-29'-30" East 38.59 feet;

Thence North 89°-34'-50" East 626.36 feet to the **POINT OF BEGINNING** containing a total of 14.67 acres more or less including 0.83 acres more or less of public road right of way and **subject to easements, reservations, restrictions, and rights of way of record and not of record;**

The East line of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) of Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian of Delaware County, Iowa is assumed to bear South 00°-23'-03" East.

EASEMENT A - A 30.0 foot +/- wide Water & Sewer Easement lying North of the North bank of Bear Creek is hereby created as shown on the attached plat;



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, 2012

William H. Burger 3/2/12

William H. Burger Date Reg. No. 12642

Sheet No. 3 covered by this seal

LEGAL DESCRIPTION

PARCEL W - Part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4), Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W), of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 17.57 acres more or less including 2.12 acres more or less of public road right of way and **subject to easements, reservations, restrictions, and rights of way of record and not of record**, and more particularly described by metes and bounds as follows;

BEGINNING at the Center of Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W), of the Fifth Principal Meridian, Delaware County, Iowa;

Thence South 00°-23'-03" East 399.39 feet along the East line of said Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4);

Thence South 89°-34'-50" West 626.36 feet;

Thence South 76°-29'-30" West 38.59 feet;

Thence South 89°-54'-37" West 381.27 feet to the centerline of 332nd Avenue;

Thence along said centerline of 332nd Avenue along a circular curve concave Southwesterly for a arc length of 485.17 feet, said circular curve having a central angle of 24°-54'-01", a radius of 1116.39 feet, a chord bearing of South 16°-47'-02" East and a chord length of 481.36 feet;

Thence continuing along said centerline of 332nd Avenue South 04°-15'-44" East 112.56 feet;

Thence North 83°-11'-40" West 6.70 feet;

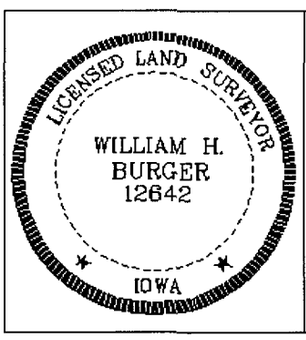
Thence South 05°-21'-03" East 17.22 feet to the Northeast corner of Parcel L as recorded in the Office of the Delaware County Recorder in Book 2008, Page 3346;

Thence North 81°-28'-55" West 455.23 feet along the North line of said Parcel L to the West line of said Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4);

Thence North 00°-59'-38" East 930.21 feet along the West line of said Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) to the Northwest corner of said Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4);

Thence North 89°-45'-43" East 1334.23 feet along the North line of said Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) to the **POINT OF BEGINNING** containing a total of 17.57 acres more or less including 2.12 acres more or less of public road right of way and **subject to easements, reservations, restrictions, and rights of way of record and not of record;**

The East line of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) of Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian of Delaware County, Iowa is assumed to bear South 00°-23'-03" 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, 2012

William H. Burger 3/2/12

William H. Burger Date Reg. No. 12642

Sheet No. 4 covered by this seal

CITY OF DYERSVILLE PLANNING AND ZONING COMMISSION

Dyersville, Iowa March 12, 2012

The foregoing final plat of **PARCEL V** – Part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4), Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa; and **PARCEL W** – Part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4), Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa as shown on the attached plat, being within 2 miles of the corporate limits of the City of Dyersville is hereby approved by the Dyersville Planning and Zoning Commission and approval of said plat by the City Council of the City of Dyersville, Dubuque County, Iowa is here by recommended.

Dyersville Planning & Zoning Commission

By Daniel J. Olberding
Daniel J. Olberding Chairperson

CITY COUNCIL APPROVING FINAL PLAT

Dyersville, Iowa MARCH 19, 2012

The undersigned, James A. Heavens, Mayor, and Tricia Maiers, Clerk of the City of Dyersville, Dubuque County, Iowa do hereby certify that the foregoing Final Plat of **PARCEL V** – Part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4), Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa; and **PARCEL W** – Part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4), Section Twenty-five (25), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa; as appears heretofore has been filed in the Office of the City Clerk of Dyersville, Iowa and that the City Council of the City of Dyersville, Iowa approves said plat.

CITY OF DYERSVILLE Iowa CITY SEAL

James A Heavens
Mayor

Tricia L. Maiers
City Clerk

STATE OF IOWA)
) ss.
DUBUQUE COUNTY)

On this 19 day of March, 2012, before me, Lori A. Panton, a Notary Public in and for the State of Iowa, personally appeared James A Heavens and Tricia L. Maiers, 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 Dyersville, 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, by authority of its City Council, as contained in Resolution Number 18-12 adopted by the City Council on the 19 day of March, 2012, and that James A Heavens and Tricia L Maiers acknowledged the execution of the instrument to be their voluntary act and deed of the corporation, by it voluntarily executed.

Lori A Panton
Notary Public

NOTARIAL SEAL IOWA
LORI A. PANTON
Commission Number 722200
My Commission Expires
5-2-15

RESOLUTION NO. 18-12

RESOLUTION APPROVING PLAT OF SURVEY OF PARCEL V PART OF THE NORTHEAST QUARTER (NE¼) OF THE SOUTHWEST QUARTER (SW¼), SECTION TWENTY-FIVE (25), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA; AND PARCEL W PART OF THE NORTHEAST QUARTER (NE¼) OF THE SOUTHWEST QUARTER (SW¼), SECTION TWENTY-FIVE (25), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

WHEREAS, there has been filed with the City Clerk, a plat in which Part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼), Section Twenty-Five (25), Township Eighty-Nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, is platted and now known as Parcel V Part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼), Section Twenty-Five (25), Township Eighty-Nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa; and Parcel W Part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼), Section Twenty-Five (25), Township Eighty-Nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa.

WHEREAS, said plat has been found by the City Council to conform to the statutes and ordinances relating thereto;

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DYERSVILLE, IOWA:

SECTION 1: That the plat of Parcel V Part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼), Section Twenty-Five (25), Township Eighty-Nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa; and Parcel W Part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼), Section Twenty-Five (25), Township Eighty-Nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa , is hereby approved and the Mayor and the City Clerk are hereby authorized and directed to endorse the approval of the City of Dyersville, Iowa, on said plat.

SECTION 2: That there are no dedications of public streets or alleys accompanying the plat.

Passed, adopted and approved this 19th day of March, 2012.

CITY OF DYERSVILLE Iowa CITY SEAL

James A. Heavens, Mayor

ATTEST: Tricia L. Maiers, City Clerk