FILED

MAY 30 2012

CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

FILED

MAY 30 2012

CARLA K. BECKER
DELAWARE COUNTY AUDITOR

Book 2012 Page 1768

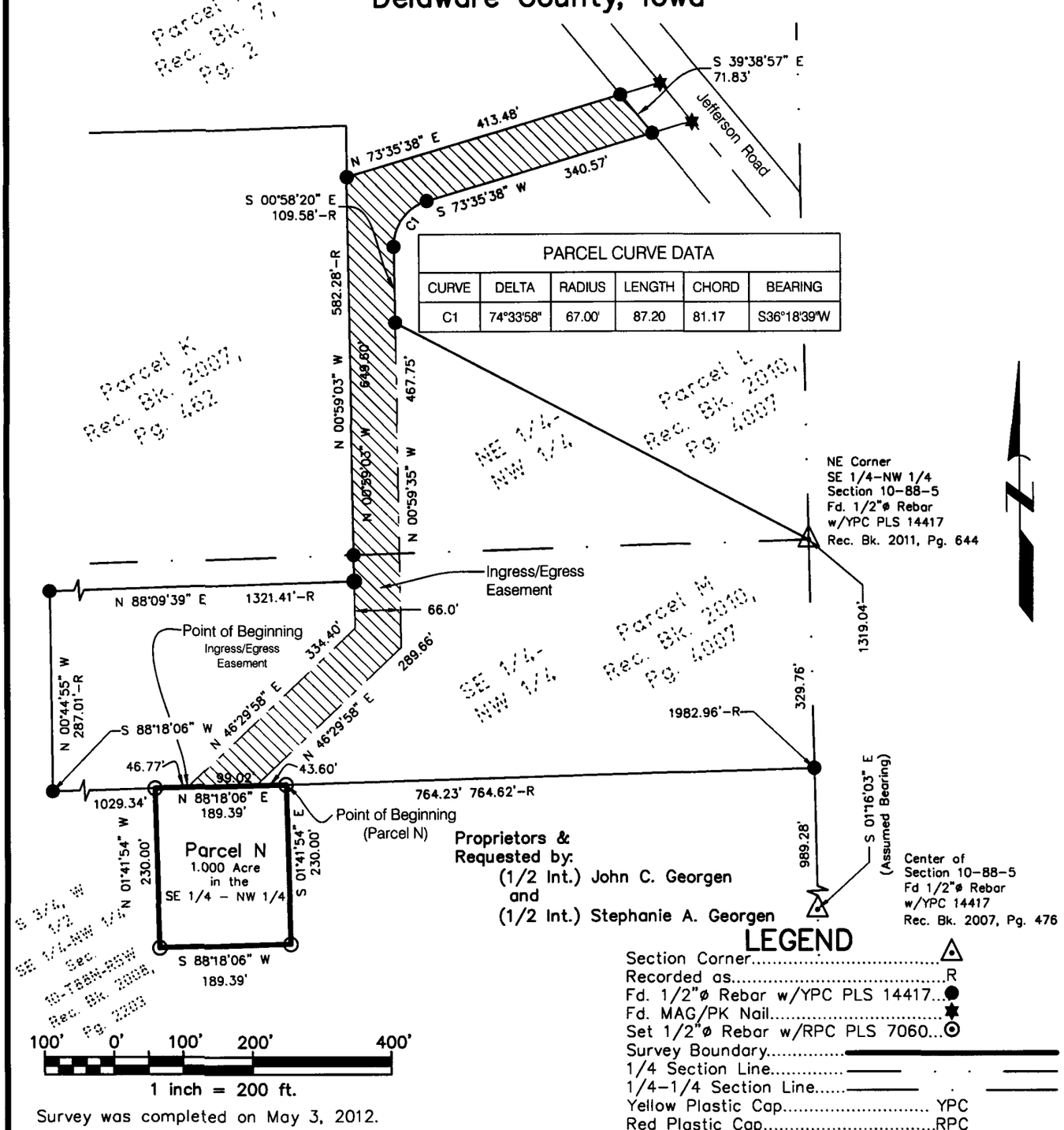
Document 2012 1768 Type 06 002 Pages 4
Date 5/30/2012 Time 11:40:33AM
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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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

Plat of Survey

Parcel N in the S 3/4 of the W 1/2 of the SE 1/4 – NW 1/4 Section 10 – T88N – R5W Delaware County, Iowa



Proprietors & Requested by:
(1/2 Int.) John C. Georgen
and
(1/2 Int.) Stephanie A. Georgen

PARCEL CURVE DATA					
CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
C1	74°33'58"	67.00'	87.20	81.17	S36°18'39"W

LEGEND

- Section Corner
- Recorded as: R
- Fd. 1/2"ø Rebar w/YPC PLS 14417
- Fd. MAG/PK Nail
- Set 1/2"ø Rebar w/RPC PLS 7060
- Survey Boundary
- 1/4 Section Line
- 1/4-1/4 Section Line
- Yellow Plastic Cap: YPC
- Red Plastic Cap: RPC

Survey was completed on May 3, 2012.

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.

5-16-12
Date

Lyle G. TeKippe, P.E. & P.L.S.
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\2012\122038LS\Dwg\122038LS.dwg
Field Book: Manchester No. 39 Pg.: 44-45
Project No. 122038LS Sheet P1

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

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. 5-16-12
Date

License Number 7060
My license renewal date is December 31, 2012.
Pages covered by this seal: SD-1 through SD-2

State of Iowa)
ss.
County of Delaware)

Subscribed and sworn to before me by Lyle G. TeKippe this 16TH day of MAY, 2012.

David Meyer
Iowa Notarial Seal
Commission Number: 736541
My Commission Expires: 09-08-2014

Notary Public

SURVEY AND PLAT OF:

Survey Description:

Parcel N in the South Three/Fourths of the West Half of the Southeast Quarter of the Northwest Quarter of Section 10, Township 88 North, Range 5 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows:

Commencing at the Northeast Corner of the Southeast Quarter of the Northwest Quarter of said Section;

Thence **South 01°-16'-03" East (Assumed Bearing), 329.76** along the East Line of said Quarter-Quarter Section;

Thence **South 88°-18'-06" West, 764.23 feet** along the South Line of Parcel M recorded in Book 2010, Page 4007, on file in the Delaware County Recorder's office, Manchester, Iowa, to the Point of Beginning;

Thence **South 01°-41'-54" East, 230.00 feet**;

Thence **South 88°-18'-06" West, 189.39 feet**;

Thence **North 01°-41'-54" West, 230.00 feet** to said South Line;

Thence **North 88°-18'-06" East, 189.39 feet** to the Point of Beginning;

Containing **1.000 Acre** subject to easements of record.
(See plat attached to this original survey description.)

AND

Ingress/Egress Easement in the Northwest Quarter of Section 10, Township 88 North, Range 5 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows:

Commencing at the Northeast Corner of the Southeast Quarter of the Northwest Quarter of said Section;

Thence **South 01°-16'-03" East (Assumed Bearing), 329.76** along the East line of said Quarter-Quarter Section;

Thence **South 88°-18'-06" West, 907.24 feet** along the South Line of Parcel M recorded in Book 2010, Page 4007, on file in the Delaware County Recorder's office, Manchester, Iowa, to the Point of Beginning;

Thence **North 46°-29'-58" East, 334.40 feet;**

Thence **North 00°-59'-03" West, 649.60 feet** along an Easterly Line of Parcel K recorded in Book 2007, Page 462, on file in the said Recorder's office;

Thence **North 73°-35'-38" East, 413.48 feet** along the Southerly Line of Parcel A, recorded in Book 7, Page 2, on file in the said Recorder's office, to the Southwesterly Right-of-Way Line of Jefferson Road;

Thence **South 39°-38'-57" East, 71.83 feet** along said Line;

Thence **South 73°-35'-38" West, 340.57 feet;**

Thence **Southwesterly 87.20 feet** along a **67.00 foot** radius curve concave **Southeasterly** (said curve having a Long Chord of **South 36°-18'-39" West, 81.17 feet**);

Thence **South 00°-58'-20" East, 109.58 feet;**

Thence **South 00°-59'-35" East, 467.75 feet;**

Thence **South 46°-29'-58" West, 289.66 feet** to the North Line of Parcel N in said Section;

Thence **South 88°-18'-06" West, 99.02 feet** along said North Line to the Point of Beginning;

Containing **2.153 Acres,** subject to other easements of record. (See plat attached to this original survey description.)

R-083-2012
RESOLUTION WAIVING RIGHT TO REVIEW PLAT

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

Parcel N, in the S ¾ of the W1/2 of the SE1/4 –NW 1/4, Section 10, T88N, R5W of the Fifth P.M., Delaware County, Iowa

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, and

WHEREAS, the owner of the property, John C. Georgen & Stephanie A. Georgen have requested the City waive their right to review this property division, and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Manchester, Iowa that the City Council of the City of Manchester, Iowa hereby waives it's right to review the plat of Parcel N, in the S ¾ of the W1/2 of the SE1/4 –NW 1/4, Section 10, T88N, R5W of the Fifth P.M., Delaware County, Iowa, 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 this 29th day of May, A.D., 2012.

CITY OF MANCHESTER, IOWA

Milt L. Kramer, Mayor

ATTEST:

Erin Rempe, City Clerk

CITY OF MANCHESTER IOWA SEAL

State of Iowa)
) SS
Delaware County)

On this 30th day of May , 2012 , 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 the instrument was signed and sealed on behalf of the corporation, by the authority of its City Council, as contained in Resolution Number R-083-2012 adopted by the City Council on the 29th day of May , 2012 ,and that Milt L. Kramer and Erin Rempe acknowledge 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, Notary Public

LAURA K. THOMAS
Commission Number 718135
My Commission Expires
August 26, 2014