Book 2012 Page 1934

FILED
JUN 14 2012
CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

FILED
JUN 14 2012
CARLA K. BECKER
DELAWARE COUNTY AUDITOR

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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

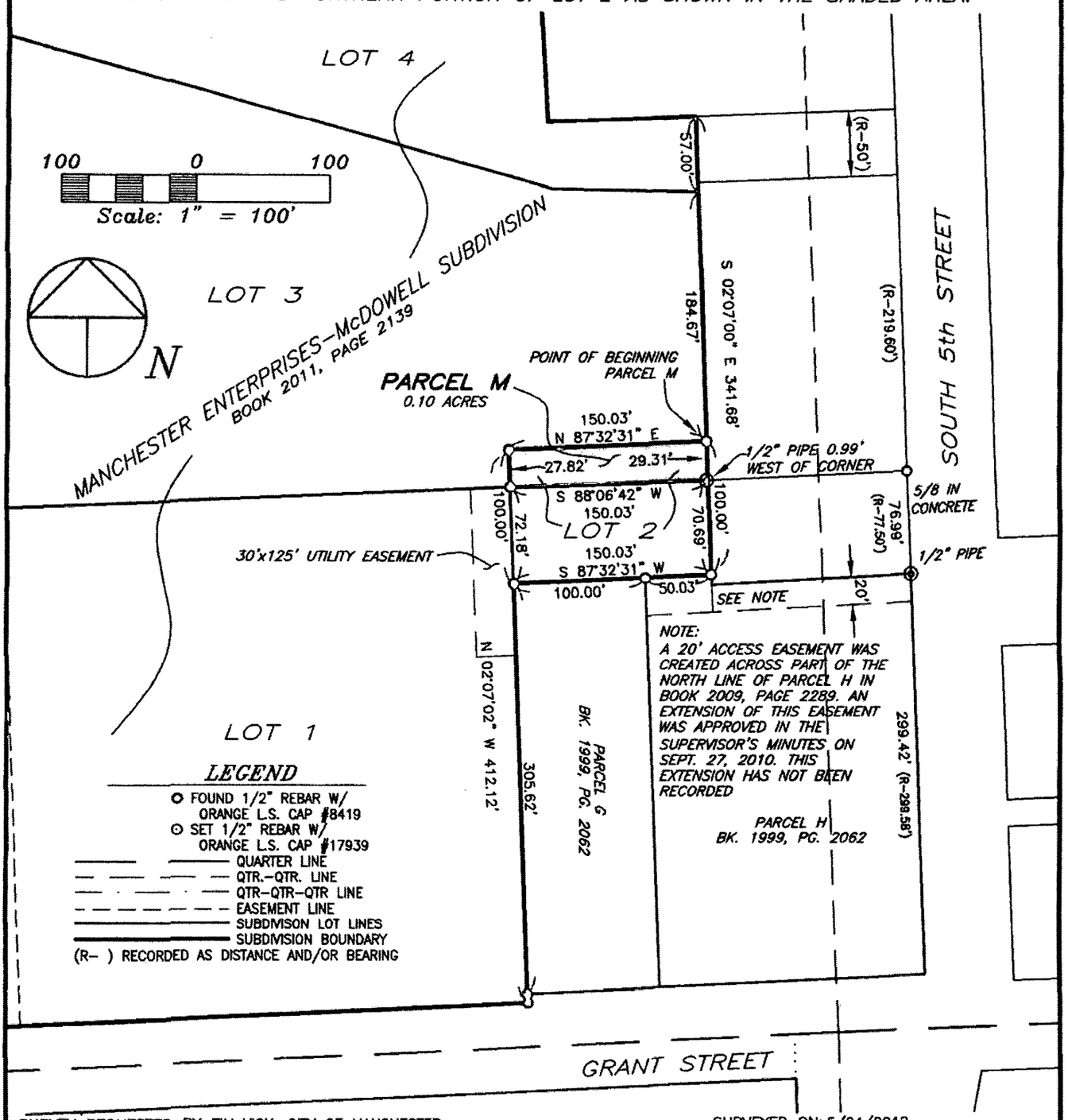
PREPARED BY/RETURN TO: RANDALL L. RATTENBORG; 105 W. MAIN ST., MANCHESTER, IA 52057 563-927-2434

PLAT OF SURVEY

PARCEL M

PART OF LOT 2 OF MANCHESTER ENTERPRISES–McDOWELL SUBDIVISION
SEC. 32, T89N, R5W OF THE FIFTH P.M., CITY OF MANCHESTER, DELAWARE COUNTY, IOWA

THE INTENT OF THIS SURVEY IS TO ADJUST THE BOUNDARY BETWEEN TWO ADJACENT PROPERTY OWNERS TO INCLUDE THE NORTHERN PORTION OF LOT 2 AS SHOWN IN THE SHADED AREA.



LEGEND

- FOUND 1/2" REBAR W/ ORANGE L.S. CAP #8419
- SET 1/2" REBAR W/ ORANGE L.S. CAP #17939
- QUARTER LINE
- QTR.–QTR. LINE
- QTR–QTR–QTR LINE
- EASEMENT LINE
- SUBDIVISON LOT LINES
- SUBDIVISION BOUNDARY
- (R–) RECORDED AS DISTANCE AND/OR BEARING

SURVEY REQUESTED BY: TIM VICK, CITY OF MANCHESTER

SURVEYED ON: 5/24/2012

LICENSED LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 1–2

PROPRIETORS: MANCHESTER ENTERPRISES, INC
PO BOX 374, MANCHESTER, IA 52057

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.

6/12/12

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

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2013

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

PROJECT NO. 11–39
SCALE: 1"=100'
DATE: 5/24/2012
DRAWN BY: RLR
CHECKED BY: JDG
GPS: MANCHESTER
REVISED
SHEET 1 OF 3

LEGAL DESCRIPTION:

PARCEL M, PART OF LOT 2 OF THE MANCHESTER ENTERPRISES-McDOWELL SUBDIVISION, SECTION THIRTY-TWO (32), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF MANCHESTER, DELAWARE COUNTY, IOWA, containing a total of 0.10 acres, subject to easements of record, and more particularly described by metes and bounds as follows

BEGINNING at the Northeast Corner of Lot 2 of the Manchester Enterprises-McDowell Subdivision, Section Thirty-two (32), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, as recorded in Book 2011, Page 2139;

THENCE along the Easterly Line of said Lot 2, South 02° 07' 00" East, 29.31 feet;

THENCE South 88° 06' 42" West, to the Northeast Corner of Lot 1 of said Manchester Enterprises-McDowell Subdivision, being on the Westerly Line of said Lot 2, 150.03 feet;

THENCE along the Westerly line of said Lot 2, North 02° 07' 02" West, to the Northwest Corner of said Lot 2, 27.82 feet;

THENCE along the Northerly Line of said Lot 2, North 87° 32' 31" East, 150.03 feet to the **POINT OF BEGINNING**;

Containing a total of 0.10 acres and subject to easements of record.

The Easterly Line of Lot 2 of the Manchester Enterprises-McDowell Subdivision, Section Thirty-two (32), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, as recorded in Book 2011, Page 2139 is assumed to bear South 02° 07' 00" East.

R-090-2012
RESOLUTION APPROVING EXEMPTION

WHEREAS, a Plat of Survey of PARCEL M, Part of Lot 2 of Manchester Enterprises-McDowell Subdivision, Section Thirty-two (32), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, City of Manchester, Delaware County, Iowa, as recorded in Book 2011, Page 2139 has been filed with the City of Manchester, Delaware County, Iowa;

WHEREAS, the owners of Lot 3 of Manchester Enterprises-McDowell Subdivision desire to add PARCEL M onto their current property, this addition not adding more than 25% onto their current property;

WHEREAS, the Plat of Survey of PARCEL M, Part of Lot 2 of Manchester Enterprises- McDowell Subdivision falls under Chapter 180.23 (6. Adjustment of boundary lines...) of the Subdivision Ordinance of the City of Manchester PLATS REQUIRED AND EXEMPTIONS ALLOWED, and is exempt from subdivision requirements;

WHEREAS, the City Manager and City Council have fully considered the same and found the same to be in accordance with the ordinances of the City of Manchester, Iowa, relating to plats and additions to cities or within a two mile radius of the City;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MANCHESTER, DELAWARE COUNTY, IOWA: that the Plat of Survey of PARCEL M, Part of Lot 2 of Manchester Enterprises-McDowell Subdivision, Section Thirty-two (32), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, City of Manchester, Delaware County, Iowa is hereby approved as an exception to the Subdivision Ordinance and accepted on the part of the City of Manchester, Delaware County, Iowa, in accordance with the City of Manchester Code of Ordinances.

The Mayor and City Clerk are hereby directed to certify this approval and affix the same to said Plat as by law provided.

Passed this 11th day of June, 2012

Milt L. Kramer

Milt L. Kramer, Mayor

ATTEST:

Erin Rempe, City Clerk

STATE OF IOWA)
SS.)
DELAWARE COUNTY)

On this 13th day of June, 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 authority of its City Council, as contained in Resolution Number R-090-2012 adopted by the City Council on the 11th day of June, 2012, and that Milt L. Kramer and Erin Rempe acknowledged the execution of the instrument to be their 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
August 26, 2014