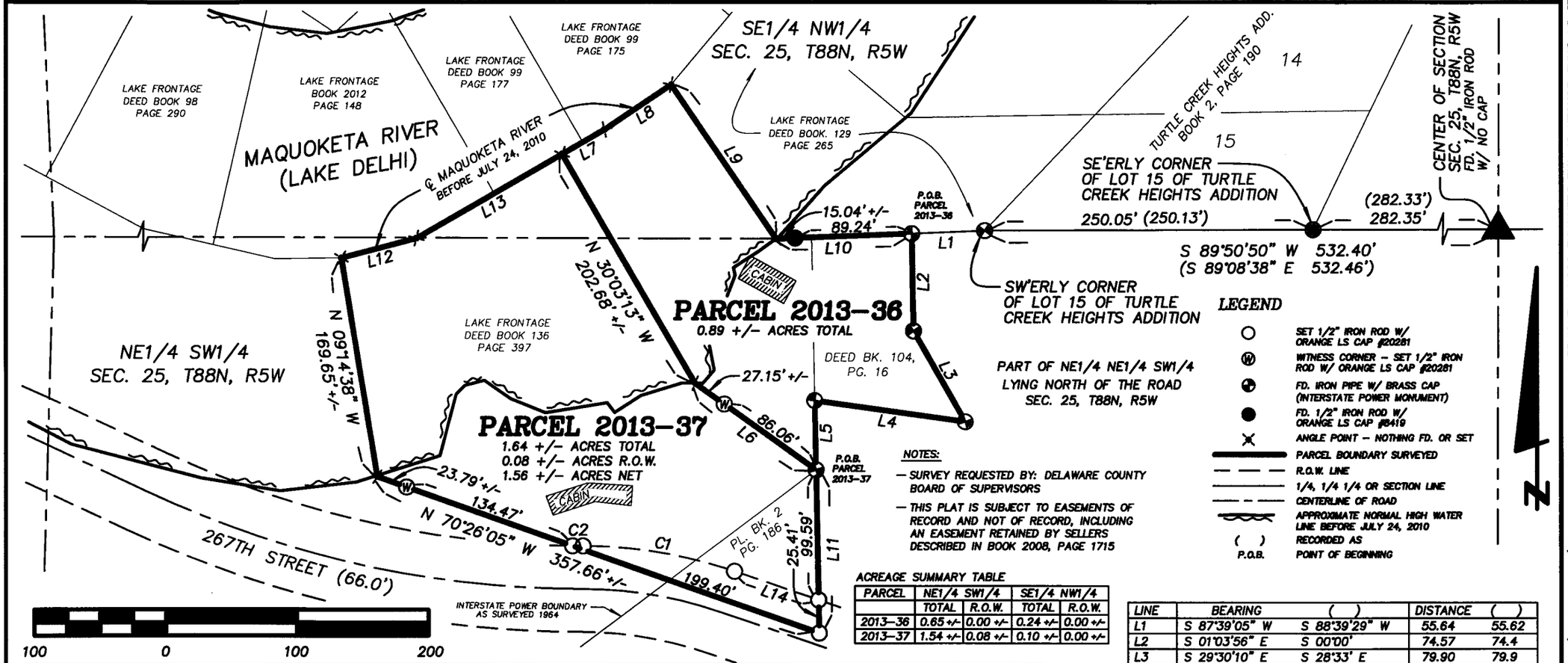
# PLAT OF SURVEY

**PARCEL 2013–36** PART OF THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHWEST QUARTER (SW1/4) AND PART OF THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4), ALL IN SECTION TWENTY–FIVE (25), TOWNSHIP EIGHTY–EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

**PARCEL 2013–37** PART OF THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHWEST QUARTER (SW1/4) AND PART OF THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4), ALL IN SECTION TWENTY–FIVE (25), TOWNSHIP EIGHTY–EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA




**LEGEND**

- SET 1/2" IRON ROD W/ ORANGE LS CAP #20281
- WITNESS CORNER – SET 1/2" IRON ROD W/ ORANGE LS CAP #20281
- FD. IRON PIPE W/ BRASS CAP (INTERSTATE POWER MONUMENT)
- FD. 1/2" IRON ROD W/ ORANGE LS CAP #8419
- ANGLE POINT – NOTHING FD. OR SET
- PARCEL BOUNDARY SURVEYED
- R.O.W. LINE
- 1/4, 1/4 1/4 OR SECTION LINE
- CENTERLINE OF ROAD
- APPROXIMATE NORMAL HIGH WATER LINE BEFORE JULY 24, 2010
- ( ) RECORDED AS
- P.O.B. POINT OF BEGINNING

**NOTES:**

- SURVEY REQUESTED BY: DELAWARE COUNTY BOARD OF SUPERVISORS
- THIS PLAT IS SUBJECT TO EASEMENTS OF RECORD AND NOT OF RECORD, INCLUDING AN EASEMENT RETAINED BY SELLERS DESCRIBED IN BOOK 2008, PAGE 1715

**ACREAGE SUMMARY TABLE**

| PARCEL | NE1/4 SW1/4 | | SE1/4 NW1/4 | |
|---|---|---|---|---|
| | TOTAL | R.O.W. | TOTAL | R.O.W. |
| 2013–36 | 0.65 +/- | 0.00 +/- | 0.24 +/- | 0.00 +/- |
| 2013–37 | 1.54 +/- | 0.08 +/- | 0.10 +/- | 0.00 +/- |

| LINE | BEARING | ( ) | DISTANCE | ( ) |
|---|---|---|---|---|
| L1 | S 87°39'05" W | S 88°39'29" W | 55.64 | 55.62 |
| L2 | S 01°03'56" E | S 00°00' | 74.57 | 74.4 |
| L3 | S 29°30'10" E | S 28°33' E | 79.90 | 79.9 |
| L4 | N 81°58'23" W | N 80°58' W | 116.11 | 116.3 |
| L5 | S 01°05'18" E | S 00°00' E | 53.06 | 53.4 |
| L6 | N 54°10'02" W | | 113.21 +/- | |
| L7 | N 59°56'51" E | | 37.47 +/- | |
| L8 | N 56°01'10" E | | 60.87 +/- | |
| L9 | S 33°58'54" E | | 142.11 +/- | |
| L10 | N 87°39'05" E | S 88°50'18" W | 104.28 +/- | |
| L11 | S 01°05'18" E | SOUTH | 125.00 | 125 |
| L12 | N 75°16'19" E | | 59.23 +/- | |
| L13 | N 59°56'51" E | | 128.60 +/- | |
| L14 | N 71°01'10" W | | 67.64 | |

| CURVE | ARC | DELTA | RADIUS | CHORD LENGTH | CHORD BEARING |
|---|---|---|---|---|---|
| C1 | 117.47 | 18°56'29" | 355.32 | 116.93 | N 80°29'24" W |
| C2 | 8.12 | 00°37'10" | 751.40 | 8.12 | N 89°40'01" W |

LICENSED LAND SURVEYOR
BRAD J. BURGER
20281
IOWA

NO. OF SHEETS COVERED BY THIS SEAL 1

DATE OF SURVEY: 3/26/2013 & 4/8/2013 | SCALE: 1" = 100' | SHEET 1 OF 4

PROPRIETORS: REBECCA S. RIES AND WILLIAM DAVID WALLACE

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, 2014

Brad J. Burger 5/20/13

BRAD J. BURGER #20281 DATE

**Delaware County Engineers Office**
2139 Highway 38
Manchester, Iowa 52057

PREPARED BY BRAD BURGER OF THE DELAWARE COUNTY ENGINEERS OFFICE 2139 HIGHWAY 38, MANCHESTER, IOWA 52057 (563) 927 3505

**FILED**
MAY 20 2013
CARLA K. BECKER
DELAWARE COUNTY AUDITOR

**FILED**
MAY 20 2013
CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Book 2013 Page 1677
Document 2013 1677 Type 06 002 Pages 4
Date 5/20/2013 Time 1:05:28PM
Rec Amt $.00

## LEGAL DESCRIPTION

**PARCEL 2013-36** Part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) and part of the Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4), all in Section Twenty-five (25), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 0.89 acres more or less, **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 Southeasterly corner of Lot 15 of Turtle Creek Heights Addition to Delaware County, Iowa, as recorded in the Office of the Delaware County Recorder in Plat Book 2, Page 190;

**Thence** South 89°-50'-50" West 250.05 feet along the South line and to the Southwesterly corner of said Lot 15 of Turtle Creek Heights Addition;

**Thence** South 87°-39'-05" West 55.64 feet along the Interstate Power boundary line as surveyed in 1964 and recorded in the Office of the Delaware County Recorder in Plat Book 4, Page 44 to the **POINT OF BEGINNING**;

**Thence** South 01°-03'-56" East 74.57 feet along said 1964 Interstate Power boundary line;

**Thence** continuing along said 1964 Interstate Power boundary line South 29°-30'-10" East 79.90 feet;

**Thence** continuing along said 1964 Interstate Power Boundary line North 81°-58'-23" West 116.11 feet;

**Thence** continuing along said 1964 Interstate Power Boundary line South 01°-05'-18" East 53.06 feet;

**Thence** North 54°-10'-02" West 113.21 feet more or less to the normal high water line as located before July 24, 2010;

**Thence** North 30°-03'-13" West 202.68 feet more or less to the centerline of the Maquoketa River as located before July 24, 2010;

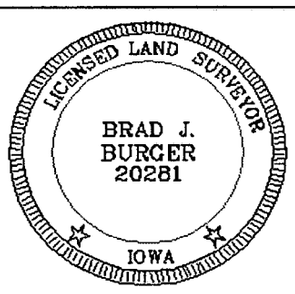
**Thence** North 59°-56'-51" East 37.47 feet more or less along said centerline of the Maquoketa River as located before July 24, 2010;

**Thence** North 56°-01'-10" East 60.87 feet more or less along said centerline of the Maquoketa River as located before July 24, 2010 to the Northwesterly corner of the lake frontage described in Deed Book 129, Page 265 in the Office of the Delaware County Recorder;

**Thence** South 33°-58'-54" East 142.11 feet more or less along a Westerly line of said lake frontage described in Deed Book 129, Page 265 to the normal high water line as located before July 24, 2010;

**Thence** North 87°-39'-05" East 104.28 feet more or less along a Southerly line of said lake frontage described in Deed Book 129, Page 265 to the **POINT OF BEGINNING** containing a total of 0.89 acres more or less, **subject to easements, reservations, restrictions, and rights of way of record and not of record**;

The South line of Lot 15 of Turtle Creek Heights Addition to Delaware County, Iowa is assumed to bear South 89°-50'-50" West.




**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, 2014

Brad J. Burger 5/20/13

Brad J. Burger Date Reg. No. 20281

Sheet No. 2 covered by this seal

## LEGAL DESCRIPTION

**PARCEL 2013-37** Part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) and part of the Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4), all in Section Twenty-five (25), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 1.64 acres more or less, including 0.08 acres more or less of public road right of way, **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 Southeasterly corner of Lot 15 of Turtle Creek Heights Addition to Delaware County, Iowa as recorded in the Office of the Delaware County Recorder in Plat Book 2, Page 190;

**Thence** South 89°-50'-50" West 250.05 feet along the South line and to the Southwesterly corner of said Lot 15 of Turtle Creek Heights Addition;

**Thence** South 87°-39'-05" West 55.64 feet along the Interstate Power boundary line as surveyed in 1964 and recorded in the Office of the Delaware County Recorder in Plat Book 4, Page 44;

**Thence** continuing along said 1964 Interstate Power boundary line South 01°-03'-56" East 74.57 feet;

**Thence** continuing along said 1964 Interstate Power boundary line South 29°-30'-10" East 79.90 feet;

**Thence** continuing along said 1964 Interstate Power boundary line North 81°-58'-23" W 116.11 feet;

**Thence** continuing along said 1964 Interstate Power boundary line South 01°-05'-18" E 53.06 feet to the **POINT OF BEGINNING**;

**Thence** South 01°-05'-18" East 125.00 feet along the Easterly line and to the Southeasterly corner of a parcel of land described in Plat Book 2, Page 186 in the Office of the Delaware County Recorder;

**Thence** North 70°-26-05" West 357.66 feet more or less along the Southerly line of said Parcel of land described in Plat Book 2, Page 186 and along the Southerly line of the lake frontage described in Deed Book 136, Page 397 in the Office of the Delaware County Recorder to the normal high water line before July 24, 2010;

**Thence** North 09°-14'-38" West 169.65 feet more or less along the Westerly line of said lake frontage described in Deed Book 136, Page 397 to the centerline of the Maquoketa River as located before July 24, 2010;

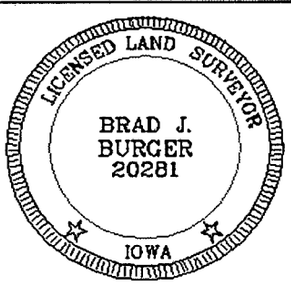
**Thence** North 75°-16'-19" East 59.23 feet more or less along said centerline of the Maquoketa River as located before July 24, 2010;

**Thence** North 59°-56'-51" East 128.60 feet more or less along said centerline of the Maquoketa River as located before July 24, 2010;

**Thence** South 30°-03'-13" East 202.68 feet more or less to the normal high water line as located before July 24, 2010;

**Thence** South 54°-10'-02" East 113.21 feet more or less to the **POINT OF BEGINNING** containing a total of 1.64 acres more or less, including 0.08 acres more or less of public road right of way, **subject to easements, reservations, restrictions, and rights of way of record and not of record**;

The South line of Lot 15 of Turtle Creek Heights Addition to Delaware County, Iowa is assumed to bear South 89°-50'-50" West.




**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, 2014

Brad J. Burger 5/20/13

Brad J. Burger Date Reg. No. 20281

Sheet No. 3 covered by this seal

**OWNERS ACKNOWLEDGEMENT**

I Rebecca S. Ries of Delaware County, State of Iowa, do hereby certify that the above survey, as shown by the attached Plat, is made with my free consent, and in accordance with my desire. I approve and agree with the parcel line locations shown by the attached plat.

Rebecca S. Ries

Rebecca S. Ries

STATE OF IOWA )
) ss.
DELAWARE COUNTY )

On this 20 day of May A.D. 2013 before me, a Notary Public in and for said County, personally appeared Rebecca S. Ries, to me known to be the person or persons named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.

NOTARIAL SEAL IOWA
ANNE RAVE
Commission Number 757587
MY COMMISSION EXPIRES
MARCH 25, 2015

Anne Rave
Notary Public in and for said County

**OWNERS ACKNOWLEDGEMENT**

I William David Wallace of Delaware County, State of Iowa, do hereby certify that the above survey, as shown by the attached Plat, is made with my free consent, and in accordance with my desire. I approve and agree with the parcel line locations shown by the attached plat.

William David Wallace

William David Wallace

STATE OF IOWA )
) ss.
DELAWARE COUNTY )

On this 20th day of May A.D. 2013 before me, a Notary Public in and for said County, personally appeared William David Wallace, to me known to be the person or persons named in and who executed the foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.

NOTARIAL SEAL IOWA
ANNE RAVE
Commission Number 757587
MY COMMISSION EXPIRES
MARCH 25, 2015

Anne Rave
Notary Public in and for said County