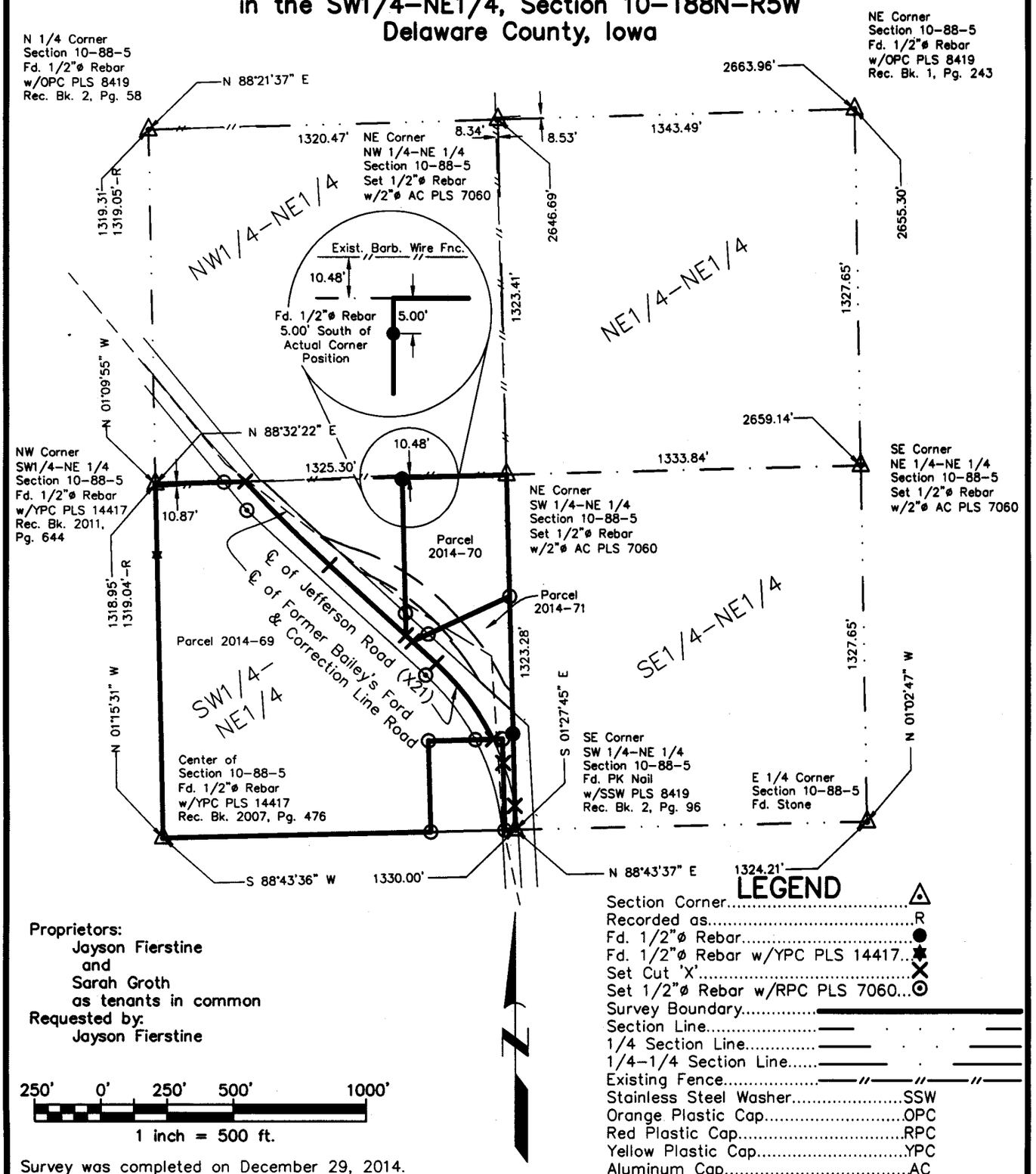
Book 2014 Page 3256

Document 2014 3256 Type 06 002 Pages 6
Date 12/30/2014 Time 8:53:29AM
Rec Amt $32.00

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by/Return to: FEHR GRAHAM, 1919 210th St, Manchester, IA 52057 Ph. (563)927-2060

Plat of Survey
Parcels 2014-69, 2014-70, and 2014-71 in the SW1/4-NE1/4, Section 10-T88N-R5W Delaware County, Iowa



Proprietors:
Jayson Fierstine
and
Sarah Groth
as tenants in common

Requested by:
Jayson Fierstine

250' 0' 250' 500' 1000'
1 inch = 500 ft.

Survey was completed on December 29, 2014.

LEGEND

Section Corner	△
Recorded as	R
Fd. 1/2"ø Rebar	●
Fd. 1/2"ø Rebar w/YPC PLS 14417	✱
Set Cut 'X'	✕
Set 1/2"ø Rebar w/RPC PLS 7060	⊙
Survey Boundary	———
Section Line	—— · · · ——
1/4 Section Line	—— · · · ——
1/4-1/4 Section Line	—— · · · ——
Existing Fence	—//—//—//—
Stainless Steel Washer	SSW
Orange Plastic Cap	OPC
Red Plastic Cap	RPC
Yellow Plastic Cap	YPC
Aluminum Cap	AC

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. & L.S. 12-29-14
Date
License Number 7060
My license renewal date is December 31, 2014.
Sheets covered by this seal: Sheets 1 through 2

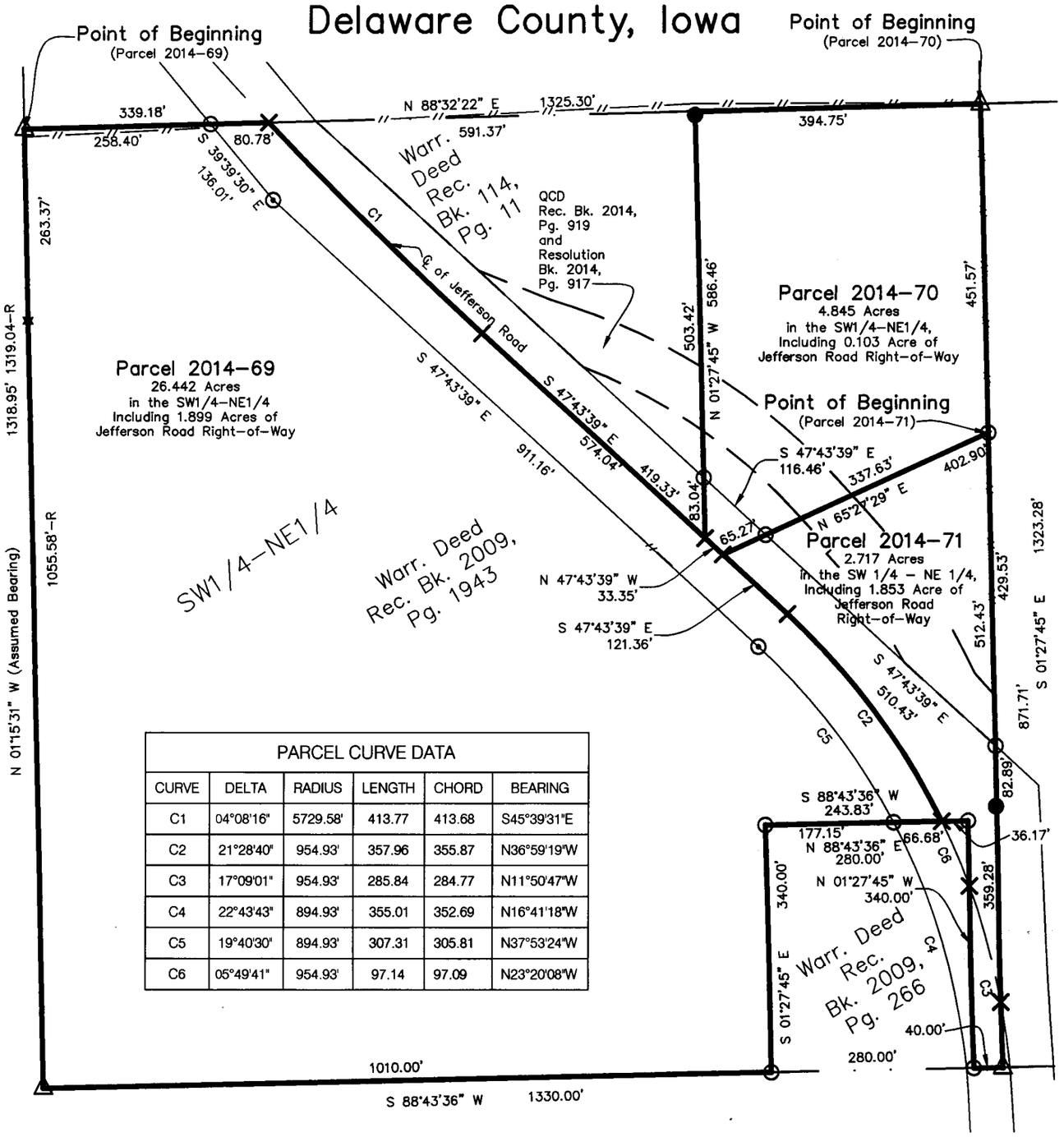
FEHR GRAHAM
ENGINEERING & ENVIRONMENTAL

©2013 FEHR GRAHAM

M:\Projects\2013\13-267\Dwg\13-267.dwg
Field Book: Del. Co. Milo Twp. No.1 Pgs.: 14-15
Project No. 13-267 Sheet 1

Plat of Survey

Parcels 2014–69, 2014–70 and 2014–71 in the SW1/4–NE1/4 Section 10–T88N–R5W Delaware County, Iowa



PARCEL CURVE DATA					
CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
C1	04°08'16"	5729.58'	413.77	413.68	S45°39'31"E
C2	21°28'40"	954.93'	357.96	355.87	N36°59'19"W
C3	17°09'01"	954.93'	285.84	284.77	N11°50'47"W
C4	22°43'43"	894.93'	355.01	352.69	N16°41'18"W
C5	19°40'30"	894.93'	307.31	305.81	N37°53'24"W
C6	05°49'41"	954.93'	97.14	97.09	N23°20'08"W

LEGEND

Section Corner	⊙
Recorded as	R
Fd. 1/2"ø Rebar	●
Fd. 1/2"ø Rebar w/YPC PLS 14417	✱
Set Cut 'X'	X
Set 1/2"ø Rebar w/RPC PLS 7060	⊙
Survey Boundary	———
Section Line	———
1/4 Section Line	———
1/4–1/4 Section Line	———
Existing Fence	——//——//——
Stainless Steel Washer	SSW
Orange Plastic Cap	OPC
Red Plastic Cap	RPC
Yellow Plastic Cap	YPC
Aluminum Cap	AC

Proprietors:
Jayson Fierstine
and
Sarah Groth
as tenants in common

Requested by:
Jayson Fierstine

100' 0' 100' 200' 400'

1 inch = 200 ft.

Survey was completed on December 29, 2014.

FEHR GRAHAM
ENGINEERING & ENVIRONMENTAL
1919 210th St, Manchester, Iowa 52057

Prepared by and Return to: FEHR GRAHAM 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. 12-29-14
License Number 7060 Date
My license renewal date is December 31, 2014.
Pages covered by this seal: SD-1 through SD-3

State of Iowa)
ss.
County of Delaware)

Subscribed and sworn to before me by Lyle G. TeKippe this 29th day of December, 2014.

NOTARIAL SEAL IOWA
CHRISTINA RICHTER
Commission Number 723809
My Commission Expires
8-6-15

Christina Richter
Notary Public

SURVEY AND PLAT OF:

Survey Description:

Parcel 2014-69 in the Southwest Quarter of the Northeast Quarter of Section 10, Township 88 North, Range 5 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows:

Beginning at the Northwest Corner of said Quarter-Quarter Section;

Thence **North 88°32'22" East, 339.18 feet** along the North Line of said Quarter-Quarter Section to the Centerline of Jefferson Road;

Thence **Southeasterly 413.77 feet** along a **5,729.58 foot** radius curve concave Northeasterly (said curve having a Long Chord of **South 45°39'31" East, 413.68 feet**) along said Centerline;

Thence **South 47°43'39" East, 574.04 feet** along said Centerline;

Thence **Southeasterly 357.96 feet** along a **954.93 foot** radius curve concave Southwesterly (said curve having a Long Chord of **South 36°59'19" East, 355.87 feet**) along said Centerline to the North Line of a Warranty Deed recorded in Book 2009, Page 266, on file in the Delaware County Recorder's office, Manchester, Iowa;

Thence **South 88°43'36" West, 243.83 feet** along said North Line to the West Line of said Deed;

Thence **South 01°27'45" East, 340.00 feet** along said West Line to the South Line of said Quarter-Quarter Section;

Thence **South 88°43'36" West, 1,010.00 feet** to the West Line of said Quarter-Quarter Section;

Thence **North 01°15'31" West (Assumed Bearing), 1,318.95 feet** along said West Line to the Point of Beginning;

Containing **26.422 Acres,** subject to easements of record. (See plat attached to this original survey description.)

AND

Parcel 2014-70 in the Southwest Quarter of the Northeast Quarter of Section 10, Township 88 North, Range 5 West of the 5th P.M., Delaware County, Iowa, and more particularly described as follows:

Beginning at the Northeast Corner of said Quarter-Quarter Section;

Thence **South 01°27'45" East, 451.57** along the East Line of said Quarter-Quarter Section;

Thence **South 65°27'29" West, 402.90 feet** to the Centerline of Jefferson Road;

Thence **North 47°43'39" West, 33.35 feet** along said Centerline to the East Line of a Warranty Deed recorded in Book 114, Page 11 on file in the Delaware County Recorder's office, Manchester, Iowa;

Thence **North 01°27'45" West, 586.46 feet** along said East Line to the North Line of said Quarter-Quarter Section;

Thence **North 88°32'22" East, 394.75 feet** along said North Line to the Point of Beginning;

Containing **4.845 Acres,** subject to easements of record. (See plat attached to this original survey description.)

Note: The West Line of said Southwest Quarter of the Northeast Quarter of Section 10, Township 88 North, Range 5 West of the 5th P.M., is assumed as bearing North 01°15'31" West.

AND

Parcel 2014-71 in the Southwest Quarter of the Northeast 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 Southwest Quarter of the Northeast Quarter;

Thence **South 01°27'45" East, 451.57 feet** along the East Line of said Quarter-Quarter Section to the Point of Beginning;

Thence continuing **South 01°27'45" East, 871.71 feet** along said East Line to the South Line of said Quarter-Quarter Section;

Thence **South 88°43'36" West, 40.00 feet** along said South Line to the East Line of a Warranty Deed recorded in Book 2009, Page 266, on file in the Delaware County Recorder's office, Manchester Iowa;

Thence **North 01°27'45" West, 340.00 feet** along said East Line to the North Line of said Deed;

Thence **South 88°43'36" West, 36.17 feet** along said North Line to the Centerline of Jefferson Road;

Thence **Northwesterly 357.96 feet** along a **954.93 foot** radius curve concave Southwesterly (said curve having a Long Chord of **North 36°59'19" West, 355.87 feet**) and along said Centerline;

Thence **North 47°43'39" West, 121.36 feet** along said Centerline;

Thence **North 65°27'29" East, 402.90 feet** to the Point of Beginning;

Containing **2.717 Acres,** subject to easements of record (See plat attached to this original survey description.)

Note: The West Line of said Southwest Quarter of the Northeast Quarter of Section 10, Township 88 North, Range 5 West of the 5th P.M., is assumed as bearing North 01°15'31" West.

R-122-2014
RESOLUTION WAIVING RIGHT TO REVIEW PLAT

WHEREAS, Parcel 2014-69, Parcel 2014-70 and 2014-71 in the SW1/4 –NE 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, Jayson Fierstine & Sarah Groth 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 2014-69, Parcel 2014-70 and 2014-71 in the SW1/4 –NE 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 13th day of October, 2014.

Milt L. Kramer, Mayor

Attest:

Erin Learn, City Clerk

CITY OF MANCHESTER CITY SEAL MANCHESTER, IOWA

State of Iowa)
) SS
Delaware County)

On this 14th day of October, 2014, before me, Laura K. Thomas , a Notary Public in and for the State of Iowa, personally appeared Milt L. Kramer and Erin Learn , 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-122-2014 adopted by the City Council on the 13th day of October 2014, and that Milt L. Kramer and Erin Learn 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

OFFICIAL SEAL IOWA
LAURA K. THOMAS
Commission Number 718135
My Commission Expires
August 26, 2017