Book 2015 Page 283

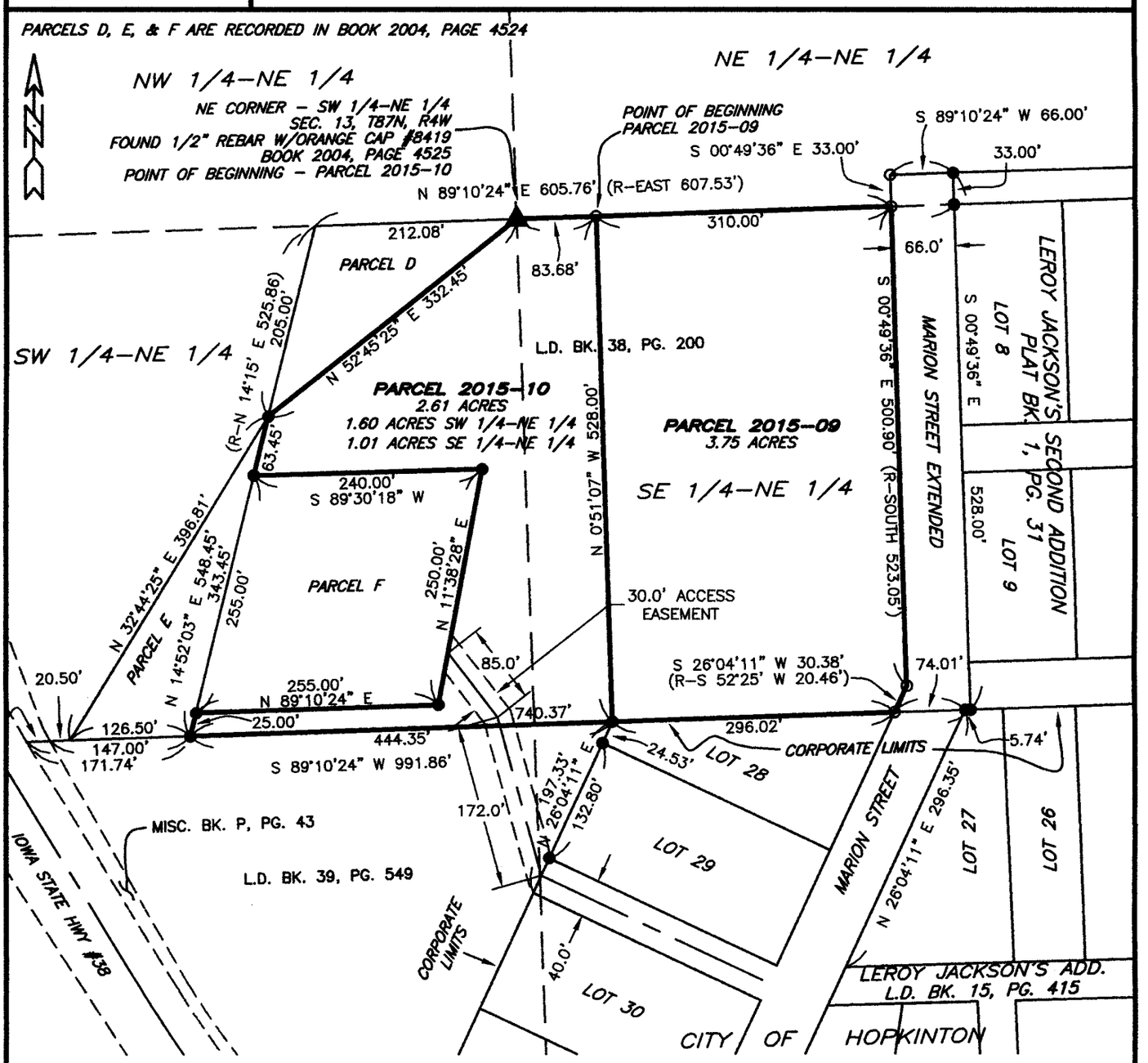
Document 2015 283 Type 06 002 Pages 3
Date 1/30/2015 Time 3:12:19PM
Rec Amt $17.00

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 2015-09, PART OF THE SE 1/4-NE 1/4
PARCEL 2015-10, PART OF THE SE 1/4-NE 1/4 & PART OF THE SW 1/4-NE 1/4
ALL IN SECTION 13, T87N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



150 0 150
SCALE: 1" = 150'

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
- CENTER LINE
- EASEMENT LINE
- LOT LINE
- BOUNDARY ESTABLISHED
- (R-) RECORDED AS DISTANCE AND/OR BEARING

SURVEY REQUESTED BY: CHARLES BACON

SURVEYED ON: 1/14/2015

PROPRIETORS: C J BACON & SONS

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 PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

1/29/15

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

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2015

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

SHEETS COVERED BY THIS SEAL: 1-3

BURRINGTON GROUP, INC.
Civil Engineering | Land Surveying
105 W. Main Street Manchester, Iowa 52057 burringtongroup.com

PROJECT NO. 15-005
SCALE: 1"=150'
DATE: 1/26/2015
DRAWN BY: RLR
CHECKED BY: DDK/JAW
GPS BOX: 50-51
SHEET 1 OF 3

LEGAL DESCRIPTION:

***PARCEL 2015-09**, PART OF THE SOUTHEAST QUARTER (SE ¼) OF THE NORTHEAST QUARTER (NE ¼) OF SECTION THIRTEEN (13), TOWNSHIP EIGHTY-SEVEN NORTH (T87N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing a total of 3.75 acres, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the Northeast Corner of the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼) of Section Thirteen (13), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Northerly Line of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of said Section Thirteen (13), North 89° 10' 24" East, 83.68 feet to the **POINT OF BEGINNING**;

THENCE continuing along the Northerly Line of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of said Section Thirteen (13), North 89° 10' 24" East, to the Westerly Line of Marion Street Extended, as shown in Leroy Jackson's Second Addition, recorded in Plat Book 1, Page 31, 310.00 feet;

THENCE along the Westerly Line of Marion Street Extended, South 00° 49' 36" East, 500.90 feet;

THENCE continuing along the Westerly Line of Marion Street Extended, South 26° 04' 11" West, to the Northerly Line of Leroy Jackson's Addition, as recorded in L.D. Book 15, Page 415, 30.38 feet;

THENCE along the Northerly Line of Leroy Jackson's Addition, South 89° 10' 24" West, 296.02 feet;

THENCE North 00° 51' 07" West, 528.00 feet to the **POINT OF BEGINNING**;

Containing a total of 3.75 acres and subject to easements of record.

The Northerly Line of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of Section Thirteen (13), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 89° 10' 24" East.

LEGAL DESCRIPTION:

***PARCEL 2015-10**, PART OF THE SOUTHEAST QUARTER (SE ¼) OF THE NORTHEAST QUARTER (NE ¼) AND PART OF THE SOUTHWEST QUARTER (SW ¼) OF THE NORTHEAST QUARTER (NE ¼) OF SECTION THIRTEEN (13), TOWNSHIP EIGHTY-SEVEN NORTH (T87N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing a total of 2.61 acres, subject to easements of record, and more particularly described by metes and bounds as follows;

BEGINNING at the Northeast Corner of the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼) of Section Thirteen (13), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Northerly Line of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of said Section Thirteen (13), North 89° 10' 24" East, 83.68 feet;

THENCE South 00° 51' 07" East, to the Southerly Line of a parcel recorded in L.D. Book 38, Page 200, 528.00 feet;

THENCE along said Southerly Boundary of said parcel, South 89° 10' 24" West, to the Southeast Corner of Parcel E, as recorded in Book 2004, Page 4524, 444.35 feet;

THENCE along the Easterly Line of said Parcel E, North 14° 52' 03" East, to the Southwest Corner of Parcel F, as recorded in Book 2004, Page 4524, 25.00 feet;

THENCE along the Southerly Line of said Parcel F, North 89° 10' 24" East, to the Southeast Corner of Parcel F, 255.00 feet;

THENCE along the Easterly Line of said Parcel F, North 11° 38' 28" East, to the Northeast Corner of said Parcel F, 250.00 feet;

THENCE along the Northerly Line of said Parcel F, South 89° 30' 18" West, to the Northwest Corner of said Parcel F, being on the Easterly Line of said Parcel E, 240.00 feet;

THENCE along the Easterly Line of said Parcel E, North 14° 52' 03" East, to Southerly most corner of Parcel D, as recorded in Book 2004, Page 4524, 63.45 feet;

THENCE along the Southeasterly Line of said Parcel D, North 52° 45' 25" East, 332.45 feet to the **POINT OF BEGINNING**;

Containing a total of 2.61 acres and subject to easements of record.

The Northerly Line of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of Section Thirteen (13), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 89° 10' 24" East.