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AUG 06 2015

DELAWARE COUNTY ASSESSOR

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DELAWARE COUNTY AUDITOR

Book 2015 Page 2104

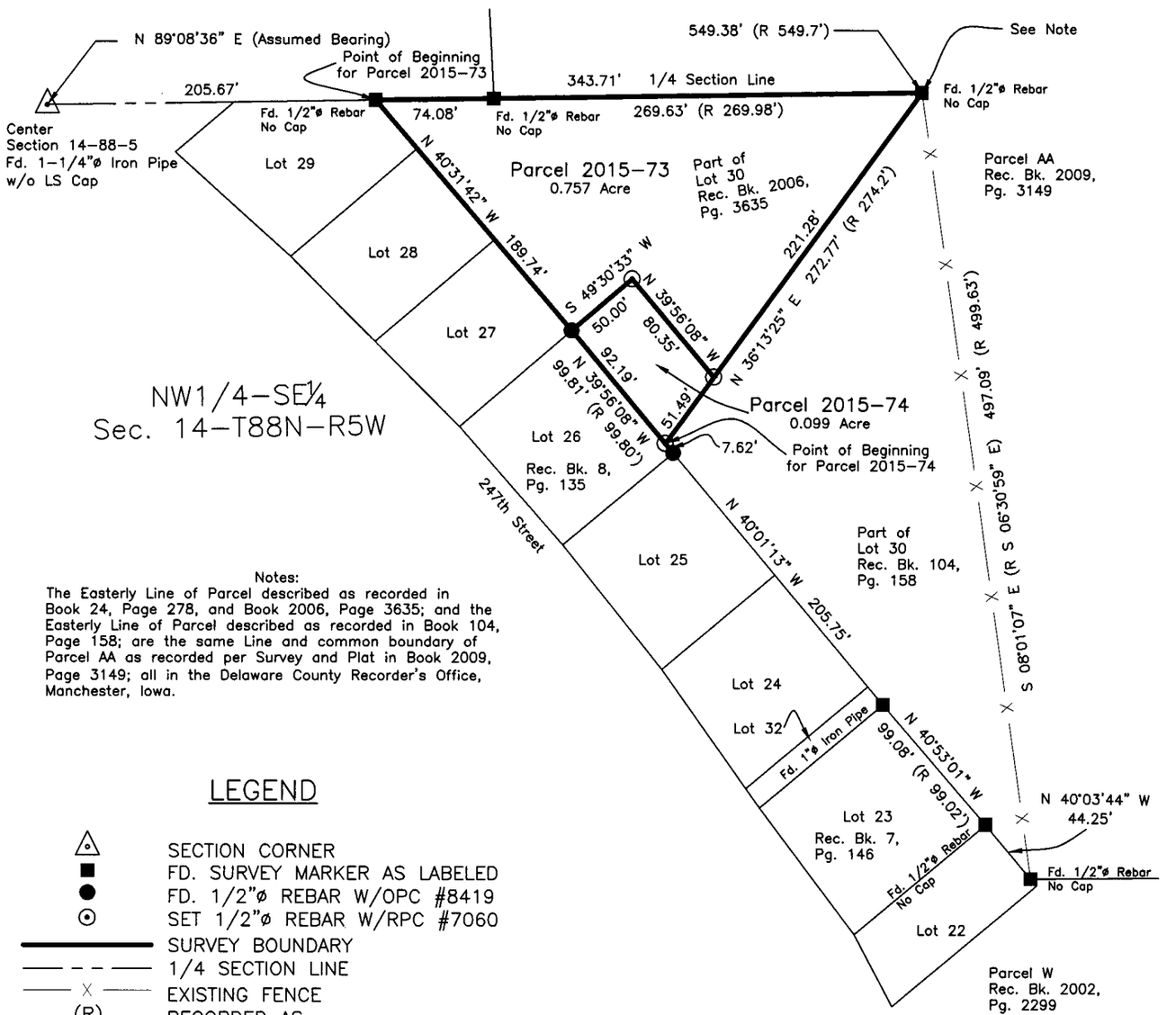
Document 2015 2104 Type 06 002 Pages 3
Date 8/06/2015 Time 10:17:21AM
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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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

Plat of Survey

Parcel 2015-73 and Parcel 2015-74, being Part of Lot 30 in The Cedars Sub-Division, in the West Half of the Southeast Quarter of Section 14-T88N-R5W Delaware County, Iowa



Notes:
The Easterly Line of Parcel described as recorded in Book 24, Page 278, and Book 2006, Page 3635; and the Easterly Line of Parcel described as recorded in Book 104, Page 158; are the same Line and common boundary of Parcel AA as recorded per Survey and Plat in Book 2009, Page 3149; all in the Delaware County Recorder's Office, Manchester, Iowa.

LEGEND

△	SECTION CORNER
■	FD. SURVEY MARKER AS LABELED
●	FD. 1/2"ø REBAR W/OPC #8419
⊙	SET 1/2"ø REBAR W/RPC #7060
———	SURVEY BOUNDARY
— — —	1/4 SECTION LINE
——X——	EXISTING FENCE
(R)	RECORDED AS
OPC	ORANGE PLASTIC CAP
RPC	RED PLASTIC CAP

100' 50' 0 100'
GRAPHIC SCALE IN FEET
SCALE: 1"=100'

PROPRIETOR:
Bruce Lee LaHue

REQUESTED BY:
Gary Burns

N W E S

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. — 8-4-15 Date
License Number: 7060
My license renewal date is December 31, 2016.
Sheets covered by this seal: Sheet 1

FEHR GRAHAM
ENGINEERING & ENVIRONMENTAL
2015 FEHR GRAHAM

ILLINOIS
IOWA
WISCONSIN

G:\C3D\15\15-566\15-566.dwg

FLD BK: Del. Co. Milo Twp. 1
PG: 17-18

SURVEY WAS COMPLETED ON:
July 16, 2015

JOB NUMBER: 15-566

SHEET NUMBER: 1 of 1

Prepared by/Return To: FEHR GRAHAM, 1919 210th Street, Manchester, Iowa 52057, Ph. (563)927-2060

Project No. 15-566 Page SD-1

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. 8-4-15 Date
License Number 7060
My license renewal date is December 31, 2016.
Pages covered by this seal: SD-1 through SD-2

State of Iowa)
ss.
County of Fayette)

Subscribed and sworn to before me by Lyle G. TeKippe this 4th day of August, 2015.

Renee Bohr
Notary Public

RENEE BOHR
Commission #199475
My Comm. Exp. 11-23-16

SURVEY AND PLAT OF:

Survey Descriptions:

This is a Survey of the property described by Trustee Warranty Deed recorded October 6, 2006, in Book 2006, Page 3635, on file in the Delaware County Recorder's office, Manchester, Iowa, subject to easements of record.
(See plat attached to this current survey description.)

Parcel 2015-73, being part of Lot 30 of The Cedars Sub-Division, in the West Half of the Southeast Quarter of Section 14, Township 88 North, Range 5 West of the 5th P.M., Delaware County, Iowa, as recorded in Book 2 of Plats, Pages 91-92, in the Delaware County Recorder's office, Manchester, Iowa, and more particularly described as follows:

Beginning at the Northeasterly Corner of Lot 29 and the Northwest Corner of Lot 30 of said The Cedars Sub-Division;

Thence **North 89°08'36" East (Assumed Bearing), 343.71 feet** along the Quarter Section Line and along the North Line of said Lot 30 of said The Cedars Sub-Division, as recorded per Warranty Deed, Book 75, Page 584, to a common corner described as Part of Lot 30 of said The Cedars Sub-Division as recorded per Warranty Deed in Book 104, Page 158, and Parcel AA Corner as recorded in Book 2009, Page 3149, all in the Delaware County Recorder's Office, Manchester, Iowa;

Thence **South 36°13'25" West, 221.28 feet** along the Northwesterly Line of said Part of Lot 30 of said The Cedars Sub-Division to the Easterly Corner of Parcel 2015-74 in said Lot 30;

Thence **North 39°56'08" West, 80.35 feet** along the Northeasterly Line of Parcel 2015-74 to the Northerly Corner of Parcel 2015-74;

Thence **South 49°30'33" West, 50.00 feet** along the Northwesterly Line of Parcel 2015-74 to the Westerly Corner of Parcel 2015-74 and the Northerly Corner of Lot 26 of said The Cedars Sub-Division;

Thence **North 40°31'42" West, 189.74 feet** along the Northeasterly Line of Lots 27, 28, and 29 all of said The Cedars Sub-Division to the Point of Beginning;

Containing **0.757 Acre**, subject to easements of record.
(See plat attached to this original survey description.)

AND

Parcel 2015-74, being part of Lot 30 of The Cedars Sub-Division, in the West Half of the Southeast Quarter of Section 14, Township 88 North, Range 5 West of the 5th P.M., Delaware County, Iowa, as recorded in Book 2 of Plats, Pages 91-92, in the Delaware County Recorder's office, Manchester, Iowa, and more particularly described as follows:

Commencing at the Easterly Corner of Lot 26 of said The Cedars Sub-Division;

Thence **North 39°56'08" West, 7.62 feet** along the Northeasterly Line of Lot 26 of said The Cedars Sub-Division to the Point of Beginning;

Thence **North 36°13'25" East, 51.49 feet** along part of Lot 30 as described in Warranty Deed Book 104, Page 158, to the Southeasterly Corner of Parcel 2015-73 in Lot 30 of said The Cedars Sub-Division;

Thence **North 39°56'08" West, 80.35 feet** along a Southerly Line of said Parcel 2015-73;

Thence **South 49°30'33" West, 50.00 feet** along a Southerly Line of said Parcel 2015-73 to the Southwesterly Corner of said Parcel 2015-73 and the Northwesterly Corner of Lot 26 of said The Cedars Sub-Division;

Thence **South 39°56'08" East, 92.19 feet** along the Northeasterly Line of Lot 26 of said The Cedars Sub-Division to the Point of Beginning;

Containing **0.099 Acre**, subject to easements of record.
(See plat attached to this original survey description.)

Note: The North Line of said Southeast Quarter is assumed to bear **North 89°08'36" East.**

References are hereby made to a Survey and Plat made by Frank Davis, recorded February 28, 1961 in Book 2 of Plats, Pages 91-92; to a Survey and Plat made by J. David Gibbs, recorded June 17, 2002, in Book 2002, Page 2299; to a Survey and Plat made by Roger R. Mohn, recorded August 7, 2009, in Book 2009, Page 3149; to a Survey and Plat made by J. David Gibbs, recorded June 26, 1998, in Book 8 of Plats, Page 135; all on file in the Delaware County Recorder's office, Manchester, Iowa.