Book 2016 Page 82
Document 2016 82 Type 06 002 Pages 5
Date 1/12/2016 Time 11:16:30AM
Rec Amt $27.00
Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

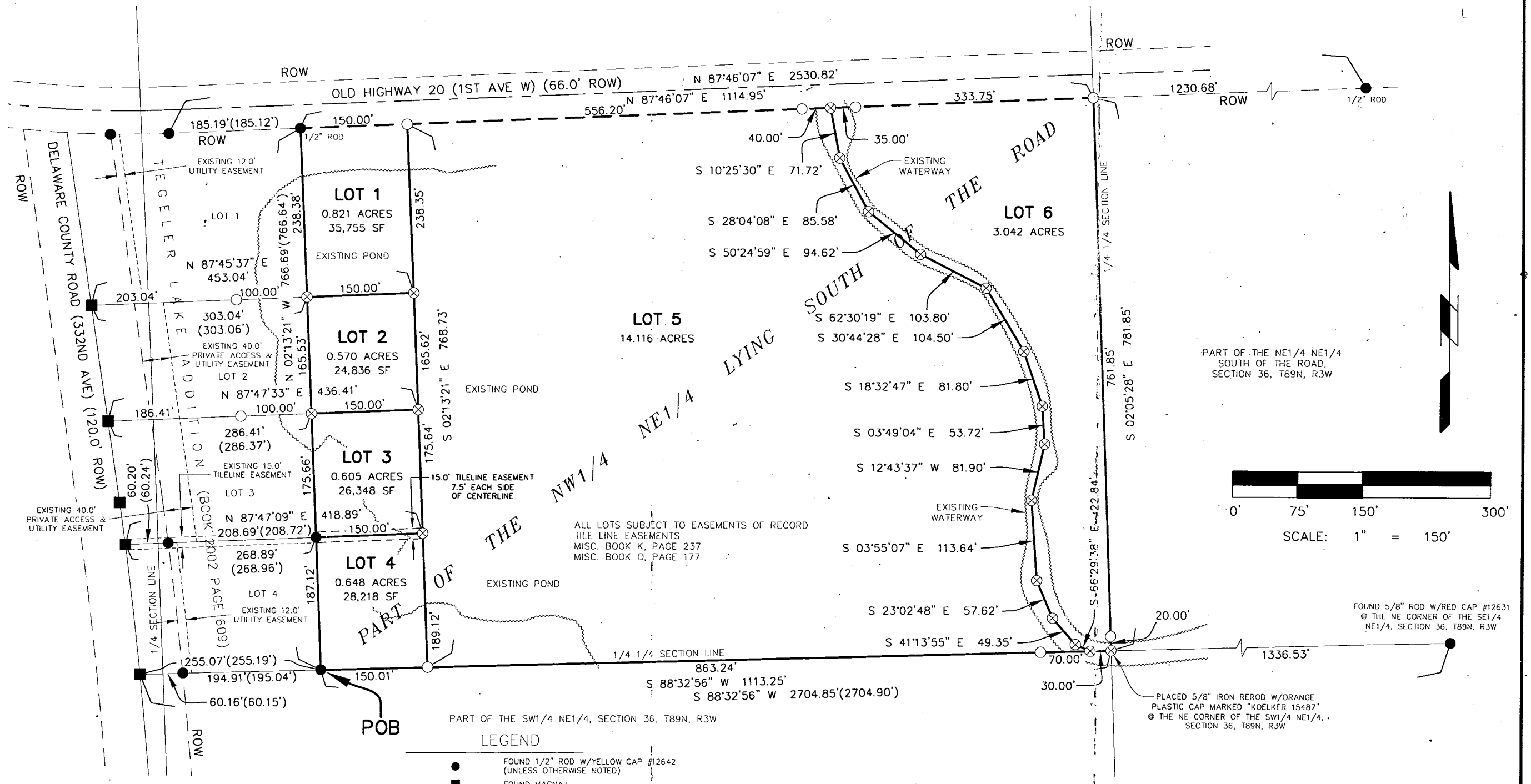
FILED
JAN 12 2016
DELAWARE
COUNTY AUDITOR

FILED
JAN 12 2016
DELAWARE
COUNTY ASSESSOR

PREPARED BY: BUESING & ASSOCIATES ADDRESS: 1212 LOCUST STREET, DUBUQUE, IOWA PHONE: (563) 556-4389

Final Plat of:
Tegeler Lake Addition #2,
in the City of Dyersville, Iowa

NOTE
THIS SURVEY IS COMPRISED OF: PART OF THE NW1/4 NE1/4 LYING SOUTH OF THE ROAD, SECTION 36, T89N, R3W OF THE 5TH P.M., IN THE CITY OF DYERSVILLE, DELAWARE COUNTY, IOWA
&
LOCATED IN THE NE1/4, SECTION 36, T89N, R3W OF THE 5TH P.M., IN THE CITY OF DYERSVILLE, DELAWARE COUNTY, IOWA



LEGEND

- FOUND 1/2" ROD W/YELLOW CAP #12642 (UNLESS OTHERWISE NOTED)
- FOUND MAGNAIL
- ⊗ COULD NOT SET DUE TO LANDING IN WATER
- ○ PLACED 5/8" IRON REROD W/ORANGE PLASTIC CAP MARKED "KOELKER 15487"
- SURVEYED BOUNDARY LINE
- PROPERTY LINE
- CENTERLINE
- ROW RIGHT OF WAY
- EXISTING EASEMENT LINE
- EXISTING EDGE OF WATER
- PROPOSED EASEMENT LINE
- ( ) RECORD DIMENSION
- W/ WITH
- SF SQUARE FEET
- POB POINT OF BEGINNING

NOTES

1. ALL MEASUREMENTS ARE IN FEET AND DECIMALS THEREOF.
2. PROPRIETOR OF PART OF THE NW1/4 NE1/4 LYING SOUTH OF THE ROAD, SECTION 36, T89N, R3W:
   TEGELER SAND INC C/O MARK TEGELER PO BOX 2 DYERSVILLE, IA 52040
3. SURVEYED REQUESTED BY: MARK TEGELER.
4. TOTAL AREA OF PERIMETER SURVEYED IS 19.802 ACRES
5. THIS PLAT IS SUBJECT TO ALL EASEMENTS OF RECORD AND NOT OF RECORD

NW3 ⊗

LICENSED LAND SURVEYOR
TERRY L. KOELKER
15487
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.

TERRY L. KOELKER
LICENSE NUMBER 15487
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2015

11/10/15
(DATE)

SHEETS COVERED BY THIS SEAL : SHEETS 1 & 2

BUESING & ASSOCIATES INC.
ENGINEERS AND SURVEYORS
1212 LOCUST ST, DUBUQUE, IA
(563) 556-4389

DRAWN BY: JCH	CHECKED BY: TLK
SURVEY DATE: 10/28/15	PLOT DATE: 11/09/15
DWG. NO. 15223-01	SCALE: 1" = 150'

SHEET 1 OF 3

Surveyors Certificate

Peosta, IA
~~Dubuque~~, Iowa

November 10, 2015

I hereby certify that the plat shown on SHEET 1 OF 3 hereof, is a true and correct Final Plat of: **TEGELER LAKE ADDITION #2,** in the City of Dyersville, Iowa. This survey is comprised of: part of the NW1/4 NE1/4 Lying South of the Road, Section 36, T89N, R3W of the 5th P.M., in the City of Dyersville, Delaware County, Iowa. The perimeter of **TEGELER LAKE ADDITION #2** was surveyed by me and is more particularly described as follows:

TEGELER LAKE ADDITION #2

Commencing at the SE corner of Lot 4 of Tegeler Lake Addition (also being the SE corner of Tegeler Lake Addition, recorded in Book 2002 Page 609), the Point Of Beginning;

Thence North 02° 13' 21" West (this is an assumed bearing for the purposes of this survey only) along the East line of said Addition, a distance of 766.69 feet to the South Right of Way (ROW) Line of Old Highway 20 (1st Ave W);

Thence North 87° 46' 07" East along the South ROW line of said Highway, a distance of 1114.95 feet to the NW corner of part of the NE1/4 NE1/4 South of the Road, Section 36, T89N, R3W;

Thence South 02° 05' 28" East along the West line of said part of the NE1/4 NE1/4, a distance of 781.85 feet to the NE corner of the SW1/4 NE1/4, Section 36, T89N, R3W;

Thence South 88° 32' 56" West along the North line of said SW1/4 NE1/4, a distance of 1113.25 feet to the Point of Beginning;

The Total Area of **TEGELER LAKE ADDITION #2** is 19.803 acres.

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.

TERRY L. KOELKER
LICENSED LAND SURVEYOR
REGISTRATION # 15487

11/10/15
DATE

REG. RENEWAL 12/31/15

Owner's Consent

Dyersville, Iowa

11-12, 2015

The foregoing Final Plat of: **TEGELER LAKE ADDITION #2,** in the City of Dyersville, Iowa is made with the free consent and in accordance with the desires of the undersigned owner and proprietor of part of the NW1/4 NE1/4 Lying South of the Road, Section 36, T89N, R3W of the 5th P.M., in the City of Dyersville, Delaware County, Iowa.

~~TEGELER SAND INC~~
C/O Mark Tegeler

State of Iowa)
)
County of Dubuque) ss:

On this 12th day of November, AD 2015, before me, the undersigned, A Notary Public in and for the State of Iowa, personally appeared Mark Tegeler, to me personally known, who, being duly sworn did say that he is the Corporate Officer, of said corporation executing the within and foregoing instrument; that the instrument was signed on behalf of said corporation by authority of its Board of Directors; and the said Corporate Officer acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.

Witness my hand and said Notarial Seal on the date above written.

Jessalyn McDermott
Notary Public in and for the State of Iowa
My Commission Expires on 7-18-2016

City Planning & Zoning Commission

Dyersville, Iowa

December 14, 2015

The foregoing Final Plat of: **TEGELER LAKE ADDITION #2,** in the City of Dyersville, Iowa is hereby approved by the City of Dyersville Planning & Zoning Commission and approval of said plat by the City Council of the City of Dyersville, Iowa is hereby recommended.

Chairman, Dyersville Planning & Zoning Commission
Daniel J. Olberding

City Council

Dyersville, Iowa

DEC. 21, 2015

The undersigned, Mayor and Clerk of the City of Dyersville, Iowa do hereby certify that the foregoing plat in the City of Dyersville, Iowa has been filed in the office of the Clerk of the City of Dyersville and that by resolution No. 97-15 the Dyersville City Council approved said plat.

CITY OF DYERSVILLE Iowa CITY SEAL

Alvin Haas - Mayor for the City of Dyersville, Iowa

TRICIA L. MAIERS

Tricia Maiers - Clerk for the City of Dyersville, Iowa

Attorney's Certificate

Dyersville, Iowa

January 8, 2016

TO WHOM IT MAY CONCERN:

This will certify that I have examined the abstract of title covering part of the NW1/4 NE1/4 Lying South of the Road, Section 36, T89N, R3W of the 5th P.M., in the City of Dyersville, Delaware County, Iowa, according to plats thereof covering the period from government entry to December 23, 2015 at 8:00 AM certified on that date by Delaware County Abstract Company and find that said abstract shows good and merchantable title to said real estate in Tegeler Sand, Inc free and clear of all liens and encumbrances and shows taxes paid including taxes for the year 2014-2015.

George A. Davis

Attorney-at-Law

George A Davis
Tom Tesh PC
Dyersville, IA 52040

County Auditor's Certificate

Delaware County, Iowa

January 12th, 2016

I, Carla K. Becker, Auditor of Delaware County, Iowa, pursuant to Iowa Code Sections 354.6(2) and 354.11(6), have reviewed and do hereby approve of the subdivision name or title of foregoing Final Plat of: **TEGELER LAKE ADDITION #2**, in the City of Dyersville, Delaware County, Iowa a subdivision in Delaware County, Iowa.

DELAWARE COUNTY OFFICIAL SEAL IOWA

Carla K. Becker, Delaware County Auditor

STATE OF IOWA)
) ss.
DELAWARE COUNTY)

On this 12th day of January A.D., 2016 before me, a Notary Public in and for the State of Iowa, personally appeared Carla K. Becker, to me personally known, and, who being duly sworn, did say that she is the Auditor of Delaware County, Iowa.

NOTARIAL SEAL IOWA PEGGY A. HILDEBRAND Commission Number 707482 My Commission Expires 12-26-2018

Notary Public in and for said State
My Commission Expires on 12-26-18

County Treasurer's Certificate

Delaware County, Iowa

1-12, 2016

I, the undersigned, Carolyn A. Wilson, Treasurer of Delaware County, Iowa, do hereby certify that all taxes levied against part of the NW1/4 NE1/4 Lying South of the Road, Section 36, T89N, R3W of the 5th P.M., in the City of Dyersville, Delaware County, Iowa, have been paid and said real estate is free from taxes as of this date.

DELAWARE COUNTY SEAL IOWA

Carolyn A. Wilson / Pam Klein, Deputy
Treasurer of Delaware County, Iowa

RESOLUTION NO. 97-15
Recorder's Cover Sheet

Preparer Information:
Mick Michel, 340 1st Avenue East,
Dyersville, IA 52040
(563) 875-7724

Taxpayer Information:
Tegeler Sand Inc.
c/o Mark Tegeler
PO Box 2
Dyersville, IA 52040

Return Address:
City of Dyersville, Iowa
340 1st Avenue East
Dyersville, IA 52040

Grantors:
City of Dyersville, Iowa

Grantees:
Tegeler Sand Inc.
c/o Mark Tegeler
PO Box 2
Dyersville, IA 52040

Legal Description:
See Page 2

Document or instrument number if applicable:

RESOLUTION NO. 97-15

RESOLUTION APPROVING FINAL PLAT OF TEGELER LAKE ADDITION #2, IN THE CITY OF DYERSVILLE, IOWA.

WHEREAS, there has been filed with the City Clerk, the Final Plat of Tegeler Lake Addition #2, in the City of Dyersville, Iowa.

WHEREAS, said plat has been found by the City Council to conform to the statutes and ordinances relating thereto; and

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DYERSVILLE, IOWA:

SECTION 1: That the Final Plat of Tegeler Lake Addition #2, in the City of Dyersville, Iowa is hereby approved and the Mayor and the City Clerk are hereby authorized and directed to endorse the approval of the City of Dyersville, Iowa, on said plat.

SECTION 2: That there are no dedications of public streets or alleys accompanying the plat.

Passed, adopted and approved this 21st day of December, 2015.

Alvin H. Haas, Mayor

CITY OF DYERSVILLE IOWA CITY SEAL

ATTEST: Tricia L. Maiers, City Clerk