FILED
JUN 20 2016
DELAWARE
COUNTY AUDITOR

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DELAWARE
COUNTY ASSESSOR

Book 2016 Page 1556

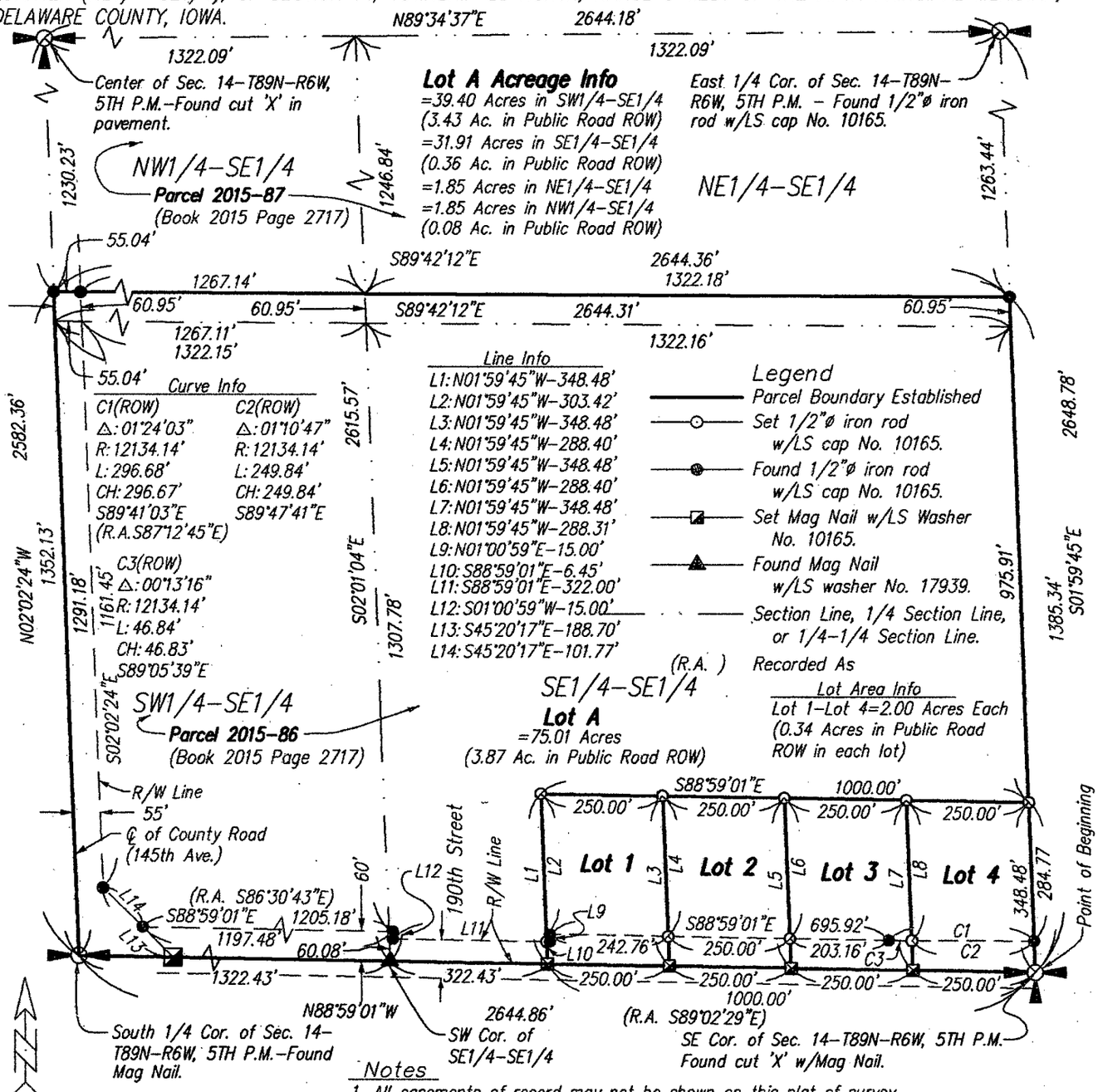
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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

MOHN SURVEYING, INC. • ROGER R. MOHN • 1890 GREAT RIVER ROAD • LANSING, IOWA 52151 • 563-538-4067

Subdivision Plat
of
Mensen Subdivision

A SUBDIVISION OF PARCEL 2015-86 BEING ALL OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE1/4-SE1/4); ALL OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4); PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER (NW1/4-SE1/4); AND PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER (NE1/4-SE1/4), OF SECTION 14, TOWNSHIP 89 NORTH, RANGE 6 WEST OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA.



Notes

1. All easements of record may not be shown on this plat of survey.
2. Bearings are based on the Iowa State Plane Coordinate System North Zone (1401) Horizontal NAD 83 (1996).

Proprietor(s):
Steven B. Mensen
Survey requested by:
Steven B. Mensen

Sheet No. 1 of 2
Surveyed: May 2016 (319, 75-78)
June 7, 2016 Drawn By: JJM RRM
S:\Drawings\Surveys\2015\Delaware\CMensen\Mensen1.dwg

SEAL

LICENSED PROFESSIONAL LAND SURVEYOR
Roger R. Mohn 10165
IOWA

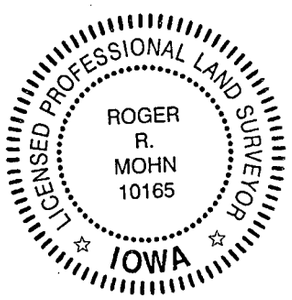
I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Professional Land Surveyor under the laws of the State of Iowa.

Roger R. Mohn — June 8, 2016
Roger R. Mohn — Date
License Number 10165
My license renewal date is December 31, 2016
Pages or sheets covered by this seal: Sheet 1 of 2 through 2 of 2.

SUBDIVISION PLAT OF **MENSEN SUBDIVISION**:

A subdivision of Parcel 2015-86 being all of the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4), all of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), part of the Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4), and part of the Northeast Quarter of the Southeast Quarter (NE1/4-SE1/4), of Section Fourteen (14), Township eighty-nine (89) North, Range Six (6) West of the Fifth Principal Meridian, Delaware County, Iowa, consisting of Lot One (1) through Lot Four (4) containing 2.00 acres each, more or less, and consisting of Lot A containing 75.01 acres, more or less. The exterior boundary of said subdivision is more particularly described by metes and bounds as follows:

Commencing at the Southeast Corner of Section 14, Township 89 North, Range 6 West of the 5th P.M. which is the Point of Beginning; thence N 88°-59'-01" W, 2644.86 feet along the south line of the SE1/4 of said Section 14; thence N 02°-02'-24" W, 1352.13 feet along the west line of the SE1/4 of said Section 14; thence S 89°-42'-12" E, 2644.36 feet; thence S 01°-59'-45" E, 1385.34 feet along the east line of the SE1/4 of said Section 14 to the Point of Beginning. Said described subdivision contains a total of 83.01 acres, more or less. Bearings are based on the Iowa State Plane Coordinate System North Zone (1401) Horizontal NAD 83 (1996).



I hereby certify that this land surveying 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.

Roger R. Mohn June 8, 2016

Roger R. Mohn *Date*
License Number 10165
My license renewal date is December 31, 2016.
Pages or sheets covered by this seal:
Sheet No. 1 of 2 through 2 of 2.

OWNER'S CONSENT:

The attached subdivision plat represents a survey of Mensen Subdivision being a subdivision of Parcel 2015-86 being all of the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4), all of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), part of the Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4), and part of the Northeast Quarter of the Southeast Quarter (NE1/4-SE1/4), of Section 14, Township 89 North, Range 6 West of the Fifth Principal Meridian, Delaware County, Iowa.

I, Steven B. Mensen, of Delaware County, State of Iowa, do hereby certify that the above survey, as shown by the attached Subdivision Plat, is made with my free consent and in accordance with my desire.

Steven B Mensen

Steven B. Mensen

STATE OF IOWA, Delaware County SS.

On this 20 day of June A.D., 2016 before me, a Notary Public in and fore said County, personally appeared Steven B. Mensen of said County, to me personally known to be the identical person whose name is affixed to the foregoing statement, and acknowledge the same to be his voluntary act and deed.

Witness my hand and seal.

Shelia D Smith

Notary Public in and for said County



CERTIFICATE OF TREASURER

I, the undersigned, Carolyn Wilson, state that I am the Delaware County Treasurer and have examined the records in our office for the lands legally described as follows:

Parcel 2015-86 being all of the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4), all of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), part of the Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4), and part of the Northeast Quarter of the Southeast Quarter (NE1/4-SE1/4), of Section Fourteen (14), Township eighty-nine (89) North, Range Six (6) West of the Fifth Principal Meridian, Delaware County, Iowa.

and pursuant to Iowa Code section 354.11, the property is free from delinquent taxes and certified special assessments.

Dated June 20, 2016 Pam Klein, Dep Treasurer

Carolyn Wilson
Delaware County Treasurer

STATE OF IOWA, Delaware County SS.
On this 20 day of June A.D., 2016 before me, a Notary Public in and fore said County, personally appeared ~~Carolyn Wilson~~ Pam Klein of said County, to me personally known to be the identical person whose name is affixed to the foregoing statement, and acknowledge the same to be her voluntary act and deed.

Witness my hand and seal.

MARSHA J. MESCHER
Delaware County Deputy
Recorder / Registrar
My Commission Expires
12-31-2016

Marsha J. Mescher
Notary Public in and for said County

APPROVAL OF SUBDIVISION PLAT NAME BY DELAWARE COUNTY AUDITOR

Date June 20, 2016

The Delaware County Auditor's Office has reviewed the subdivision plat of:

Mensen Subdivision being a subdivision of Parcel 2015-86 being all of the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4), all of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), part of the Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4), and part of the Northeast Quarter of the Southeast Quarter (NE1/4-SE1/4), of Section Fourteen (14), Township eighty-nine (89) North, Range Six (6) West of the Fifth Principal Meridian, Delaware County, Iowa.

Pursuant to Iowa Code Section 354.6(2) and Section 354.11(6), we approve the subdivision name and title and have no objections to this subdivision plat being recorded.

Date: June 20, 2016 Signed Carla K Becker

Carla Becker, Delaware County Auditor

STATE OF IOWA, Delaware County SS.
On this 20th day of June A.D., 2016 before me, a Notary Public in and fore said County, personally appeared Carla Becker of said County, to me personally known to be the identical person whose name is affixed to the foregoing statement, and acknowledge the same to be her voluntary act and deed.

Witness my hand and seal.

PEGGY A. HILDEBRAND
Commission Number 707482
My Commission Expires
12-20-2018

Peggy A Hildebrand
Notary Public in and for said County

ATTORNEY'S OPINION

I, Brian S. Mensen, a practicing attorney at law in Red Oak, Montgomery County, Iowa, have examined the abstract of title to the land included in **Mensen Subdivision,** Delaware County, Iowa, on premises more specifically described in the Subdivision Plat certified by Roger R. Mohn, dated June 8, 2016.

Said abstract has been prepared in its entirety by the Delaware County Abstract Company, Inc., and was last certified to by said company on the 8th day of June, A.D., 2016, at the hour of 8:00 o'clock A.M.

My examination of said abstract shows good and merchantable title on the date and hour of the certification to be in Steven B. Mensen. Title is subject to the following:

Deed of Trust to Citizens State Bank dated December 14, 2015 and filed December 14, 2015 in Book 2015 Page 3355 of the records of the Delaware County Attorney.

Dated at Red Oak, Iowa, in said County, this 16th day of June, 2016.

Attorney at Law- Brian S. Mensen

DELAWARE COUNTY E-911 BOARD

The foregoing plat of **Mensen Subdivision**, has been examined and approved as to being in full compliance with Delaware County Ordinance #12, The Uniform Rural Address System, as passed and adopted by the Delaware County Board of Supervisors on the 6th day of August, 1996.

Mike Corkery, Coordinator Delaware County E-911 Board

State of Iowa)
)
County of Delaware)

On this 20th day of June, 2016, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Mike Corkery, to me personally known, and who, being duly sworn, did say that he is the Coordinator for the Delaware County E-911 Board.

Notary Public

PEGGY A. HILDEBRAND
Commission Number 707482
My Commission Expires
12-20-2016

MORTGAGE HOLDER ACKNOWLEDGEMENT

Citizens State Bank, State of Iowa, does hereby certify that the above survey, as shown by the attached Plat, is made with our free consent and in accordance with our desire as mortgage/ deed of trust holder of the premises described herein.

Sheila Smith

By: Sheila Smith, as Vice President

State of Iowa)
) ss:
County of Delaware)

On this 17th day of June 2016, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Sheila Smith, to me personally know, who being duly sworn, did say that she is the Vice President of Citizens State Bank executing the within and foregoing instrument to which this is attached, that no seal has been procured by Citizens State Bank; that said instrument was signed on behalf of Citizens State Bank by authority of its Board of Directors; and that Sheila Smith as an officer acknowledged the execution of the forgoing instrument to be the voluntary act and deed of Citizens State Bank, by it and by them voluntary executed.

Laurie A. Wiskus

Notary Public in and for said County

