Delaware Co Auditor

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OCT 03 2016
CARLA K. DECKER
DELAWARE COUNTY AUDITOR

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COUNTY ASSESSOR

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

THIS DOCUMENT WAS PREPARED BY THE DELAWARE COUNTY ENGINEER'S OFFICE, 2139 HIGHWAY 38, MANCHESTER, IA 52057, PHONE; 563-927-3505

EASEMENT FOR PUBLIC HIGHWAY

KNOWN ALL PERSONS BY THESE PRESENTS THAT:

Perry J. Nisley & Sara J. Nisley

In consideration of the lump sum of Three Thousand six hundred and forty dollars and 00 cents ($3640.00), in hand paid by Delaware County, hereby grants unto said Delaware County a permanent easement upon sellers real estate, hereafter referred to as the premises, for the purpose of highway construction and maintenance. Said premises is situated in the County of Delaware, State of Iowa, to-wit:

1) Property as described net acquired right of way and shown on the attached plat and legal description of Parcel No. 2 for project number BROS-CO28(90)—8J-28. Said plat is located in Parcel D, Section 7, T87N, R4W of the Fifth P.M., Delaware County, Iowa and is fully described on the aforementioned plat.

and **Perry J. Nisley & Sara J. Nisley** hereby covenant with the said Delaware County that **Perry J. Nisley & Sara J. Nisley** are lawfully seized of said premises; that said premises are free from encumbrance, that there are no known wells, solid waste disposal sites, hazardous wastes, underground storage tanks, or any other similar hazardous conditions adversely affecting the environment, that **Perry J. Nisley & Sara J. Nisley** have good and lawful authority to sell and convey the same, and **Perry J. Nisley & Sara J. Nisley** hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever.

Signed on this 15th day of September A.D. 2016

STATE OF IOWA

)
Delaware County)s.s
)

Perry J. Nisley
(Perry J. Nisley),
Landowner of Record

Sara J. Nisley
(Sara J. Nisley),
Landowner of Record

On this 15th day of September A.D. 2016, before me, the undersigned Notary Public, personally appeared to me known **Perry J. Nisley & Sara J. Nisley** to be the person(s) named herein and who executed the foregoing instrument, and acknowledge that **Perry J. Nisley & Sara J. Nisley** executed the same as a voluntary act and deed.

NOTARIAL SEAL IOWA
Linda Schaul
Commission No. 161795
My Commission Expires 8-11-18

Linda Schaul
Notary Public in and for said County

Seal or Stamp above

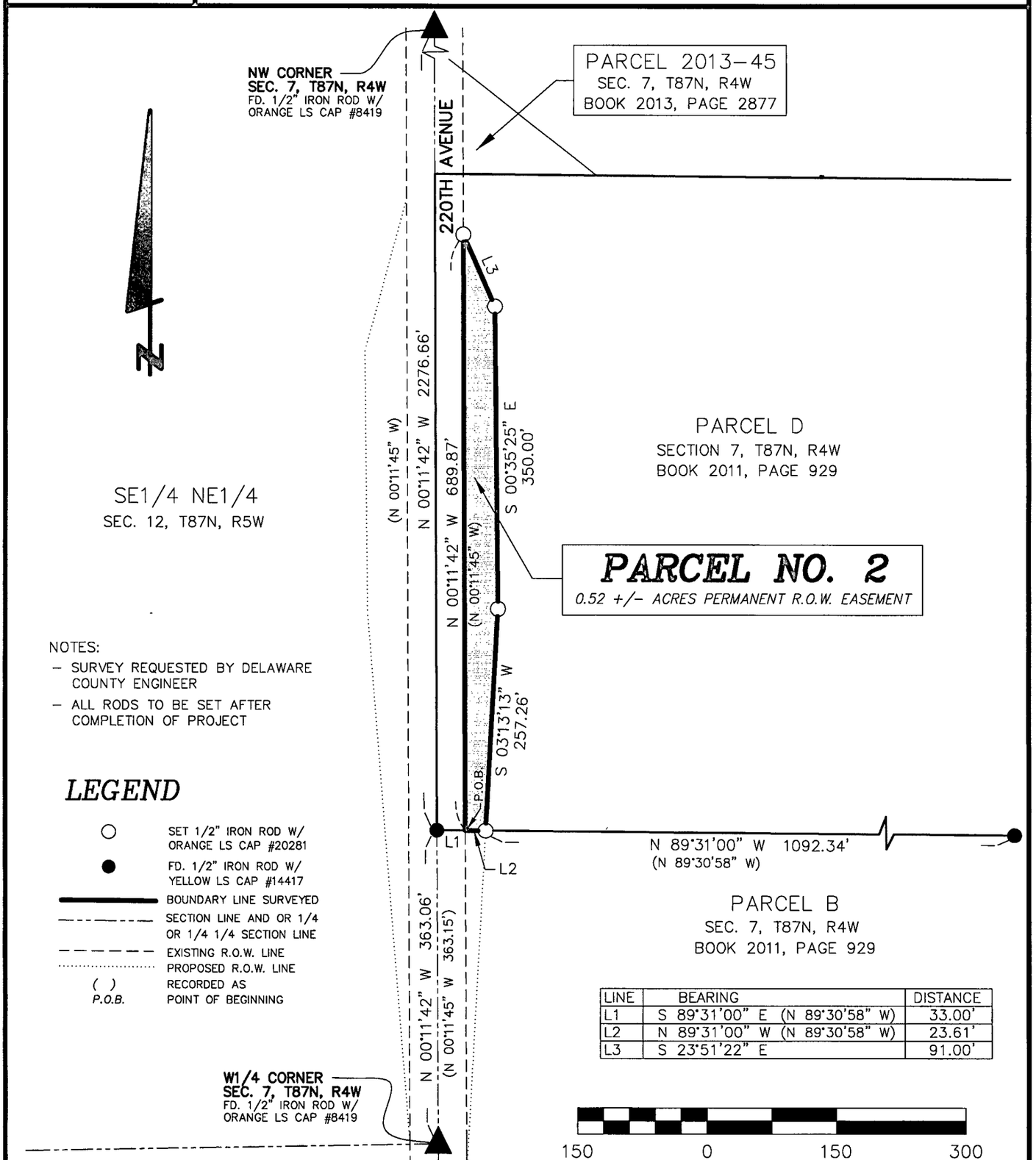
COUNTY: DELAWARE
SECTION: 7
TOWNSHIP: T87N
RANGE: R4W
ALIQUOT PART: SW1 FRL./4 NW FRL.1/4
PROPRIETORS: PERRY J. AND SARA J. NISLEY
REQUESTED BY: ANTHONY BARDGETT, DELAWARE COUNTY ENGINEER

PREPARED BY BRAD BURGER, DELAWARE COUNTY ENGINEER'S OFFICE 2139 HIGHWAY 38, MANCHESTER, IOWA 52057 (563) 927 3505

ACQUISITION PLAT

PARCEL NO. 2, PROJECT NO. BROS-C028(90)--8J-28

LOCATED IN PARCEL D, SECTION SEVEN (7), TOWNSHIP EIGHTY-SEVEN NORTH (T87N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA



NOTES:
- SURVEY REQUESTED BY DELAWARE COUNTY ENGINEER
- ALL RODS TO BE SET AFTER COMPLETION OF PROJECT

LEGEND

○	SET 1/2" IRON ROD W/ ORANGE LS CAP #20281
●	FD. 1/2" IRON ROD W/ YELLOW LS CAP #14417
———	BOUNDARY LINE SURVEYED
—·—·—	SECTION LINE AND OR 1/4 OR 1/4 1/4 SECTION LINE
– – – –	EXISTING R.O.W. LINE
·····	PROPOSED R.O.W. LINE
( )	RECORDED AS
P.O.B.	POINT OF BEGINNING

LINE	BEARING	DISTANCE
L1	S 89°31'00" E (N 89°30'58" W)	33.00'
L2	N 89°31'00" W (N 89°30'58" W)	23.61'
L3	S 23°51'22" E	91.00'

LICENSED LAND SURVEYOR
BRAD J. BURGER
20281
IOWA

NO. OF SHEETS COVERED BY THIS SEAL 1

DATE OF SURVEY: 6/27/2016 | SCALE: 1" = 150' | SHEET 1 OF 2

PROPRIETORS: PERRY J. & SARA J. NISLEY

I HEREBY CERTIFY THAT THIS LANDSURVEYING 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. MY LICENSE RENEWAL DATE IS DECEMBER 31, 2016

Brad J. Burger 10/3/16

BRAD J. BURGER #20281 DATE

Delaware County Engineer's Office
2139 Highway 38
Manchester, Iowa 52057

LEGAL DESCRIPTION

PARCEL NO. 2, PROJECT NO. BROS-CO28(90)—8J-28 - located in Parcel D, Section Seven (7), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 0.52 acres more or less, **subject to easements, reservations, restrictions, and rights of way of record and not of record** and more particularly described by metes and bounds as follows:

COMMENCING at the West Quarter (W1/4) corner of Section Seven (7), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

Thence North 00°-11'-42" West 363.06 feet along the West line of the Northwest Fractional Quarter (NW Frl.1/4) of said Section Seven (7) to the Southwest corner of Parcel D as recorded in the Office of the Delaware County Recorder in Book 2011, Page 929;

Thence South 89°-31'-00" East 33.00 feet along the South Line of said Parcel D to the **POINT OF BEGINNING**, said corner also being on the existing East right of way line of 220TH Avenue;

Thence North 00°-11'-42" West 689.87 feet along the existing East right of way line of said 220th Avenue;

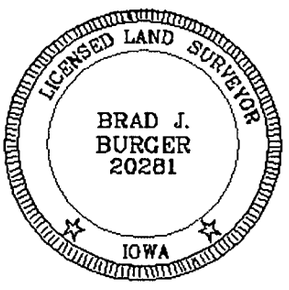
Thence South 23°-51'-22" East 91.00 feet;

Thence South 00°-35'-25" East 350.00 feet;

Thence South 03°-13'-13" West 257.26 feet to the South line of said Parcel D;

Thence North 89°-31'-00" West 23.61 feet along the South line of said Parcel D to the **POINT OF BEGINNING,** containing a total of 0.52 acres more or less, **subject to easements, reservations, restrictions, and rights of way of record and not of record**;

The West line of the Northwest Fractional Quarter (NW Frl.1/4) of Section Seven (7), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian of Delaware County, Iowa is assumed to bear North 00°-11'-42" West.



SURVEYORS CERTIFICATE

I hereby certify that this land survey 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;

My license renewal date is December 31, 2016

Brad J. Burger 10/3/16

Brad J. Burger Date Reg. No. 20281

Sheet No. 2 covered by this seal