Del. Co. Auditor

Entered for taxation 14th day
of March A D 2017
Carla K. Border, Auditor
By J. Hildebrand, Deputy

Book 2017 Page 737

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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:

Gary L. Willenborg & Kathleen M. Willenborg

In consideration of One dollar and other good and valuable consideration ($1.00) in hand paid by Delaware County, Iowa, hereby grants unto said Delaware County a permanent easement upon sellers real estate, hereafter referred to as the premises, for road purposes and for use as a Public Highway.
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. 1, Easement for Public Highway located in Parcel D of the Northwest Quarter (NW1/4) of Section 1, T89N, R3W of the Fifth P.M., Delaware County, Iowa and is fully described on the aforementioned plat.

and **Gary L. Willenborg & Kathleen M. Willenborg** hereby covenant with the said Delaware County that **Gary L. Willenborg & Kathleen M. Willenborg** 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 **Gary L. Willenborg & Kathleen M. Willenborg** have good and lawful authority to sell and convey the same, and **Gary L. Willenborg & Kathleen M. Willenborg** hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever.

Signed on this 7th day of March A.D. 2017

STATE OF IOWA

Delaware County)s.s

Gary L Willenborg
(Gary L. Willenborg),
Landowner of Record

Kathleen M Willenborg
(Kathleen M. Willenborg),
Landowner of Record

KAREN K. KLUESNER
Commission Number 169562
My Commission Expires
5-17-17

On this 7th day of March A.D. 2017, before me, the undersigned Notary Public, personally appeared to me known **Gary L. Willenborg & Kathleen M. Willenborg** to be the person(s) named herein and who executed the foregoing instrument, and acknowledge that **Gary L. Willenborg & Kathleen M. Willenborg** executed the same as a voluntary act and deed.

Karen K Kluesner
Notary Public in and for said County

Seal or Stamp above

INDEX LEGEND	
LOCATION:	SECTION 1, T89N, R3W, NW1/4
REQUESTOR:	DELAWARE COUNTY ENGINEER'S OFFICE
PROPRIETOR:	GARY L. & KATHLEEN M. WILLENBORG (1/2 INT. EACH)
SURVEYOR:	BRAD BURGER
SURVEYOR COMPANY:	DELAWARE COUNTY ENGINEER'S OFFICE
RETURN TO:	DELAWARE COUNTY AUDITOR, 301 EAST MAIN STREET MANCHESTER, IOWA 52057 | 563-927-4701

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

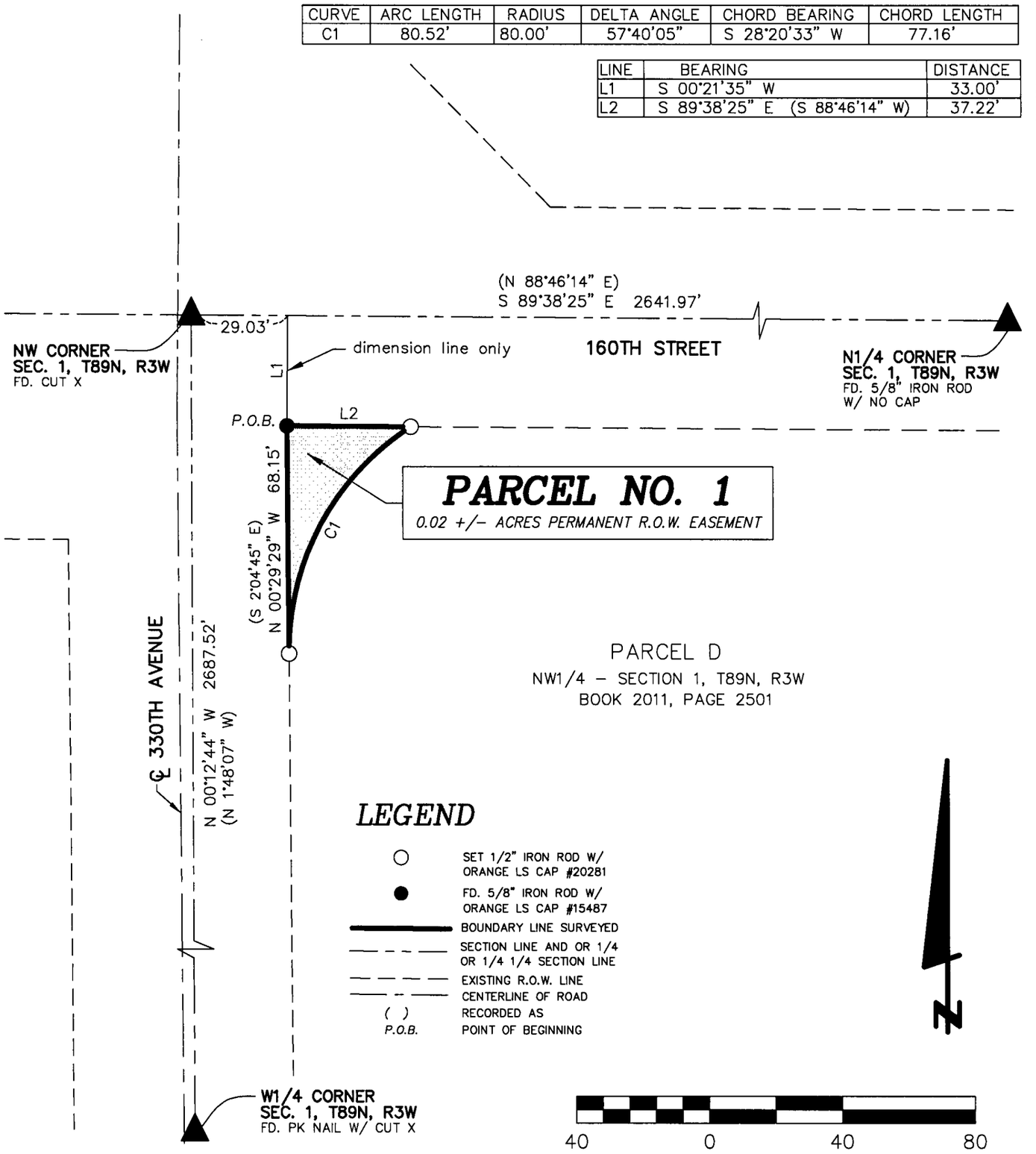
ACQUISITION PLAT

PARCEL NO. 1 – EASEMENT FOR PUBLIC HIGHWAY

LOCATED IN PARCEL D OF THE NORTHWEST QUARTER (NW1/4) OF SECTION ONE (1), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	80.52'	80.00'	57°40'05"	S 28°20'33" W	77.16'

LINE	BEARING	DISTANCE
L1	S 00°21'35" W	33.00'
L2	S 89°38'25" E (S 88°46'14" W)	37.22'



LICENSED LAND SURVEYOR
BRAD J. BURGER
20281
IOWA

NO. OF SHEETS COVERED BY THIS SEAL 1

DATE OF SURVEY: 1/30/2017 | SCALE: 1" = 40' | SHEET 1 OF 2

PROPRIETORS: GARY L. & KATHLEEN M. WILLENBORG (1/2 INT. EACH)

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, 2018

Brad J. Burger 3/7/17

BRAD J. BURGER #20281 DATE

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

LEGAL DESCRIPTION

PARCEL NO. 1 – Easement for Public Highway located in Parcel D of the Northwest Quarter (NW1/4) of Section One (1), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 0.02 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 Northwest corner of Section One (1), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

Thence South 89°-38'-25" East 29.03 feet along the North line of the Northwest Quarter (NW1/4) of said Section One (1), also being the North line of Parcel D as recorded in the Office of the Delaware County Recorder in Book 2011, Page 2501;

Thence South 00°-21'-35" West 33.00 feet to the **POINT OF BEGINNING**, said corner also being on the existing South right of way line of 160th Street;

Thence South 89°-38'-25" East 37.22 feet along the existing South right of way line of said 160th Street;

Thence along a circular curve concave Southeasterly for an arc length of 80.52 feet, said circular curve having a central angle of 57°-40'-05", a radius of 80.00 feet, a chord bearing of South 28°-20'-33" West and a chord length of 77.16 feet to the existing East right of way line of 330th Avenue;

Thence North 00°-29'-29" West 68.15 feet along the existing East right of way line of said 330th Avenue to the **POINT OF BEGINNING,** containing a total of 0.02 acres more or less, **subject to easements, reservations, restrictions, and rights of way of record and not of record**;

The North line of the Northwest Quarter (NW1/4) of Section One (1), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian of Delaware County, Iowa is assumed to bear South 89°-38'-25" East.

LICENSED LAND SURVEYOR
BRAD J. BURGER
20281
IOWA

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, 2018

Brad J. Burger 3/7/17

Brad J. Burger Date Reg. No. 20281

Sheet No. 2 covered by this seal