COUNTY: DELAWARE
SECTION 21, T 88N, R 4W
ALIQUOT PART: NW 1/4 - NW 1/4 & SW 1/4 - NW 1/4
CITY: DELHI
SUBDIVISION:
BLOCK:
LOTS:
PROPRIETOR: LAKEHURST FARMS, INC.
DONALD H. GUETZKO c/p GRANT D. GUETZKO & TANA C. GUETZKO
REQUESTED BY: GRANT & TANA GUETZKO

FILED
Delaware Co. Auditor
MAR 24 2017

FILED
Delaware Co. Assessor
MAR 24 2017

Book 2017 Page 845

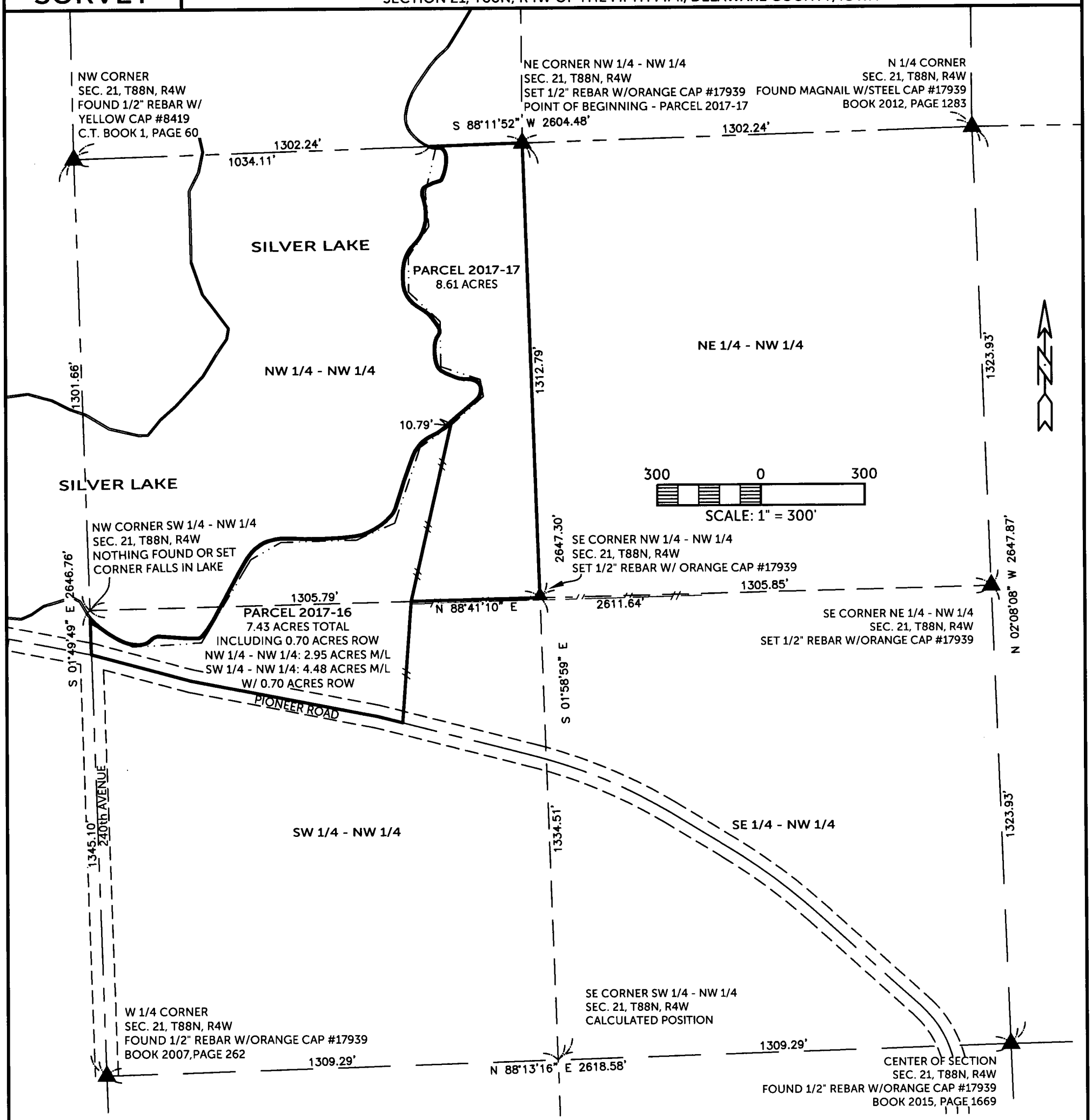
Document 2017 845 Type 06 002 Pages 5
Date 3/24/2017 Time 1:49:23PM
Rec Amt $27.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PREPARED BY/RETURN TO: RANDALL L. RATTENBORG 105 W. MAIN ST., MANCHESTER, IA 52057 563-927-2434

PLAT OF SURVEY

PARCEL 2017-16, PART OF THE NW 1/4 - NW 1/4 AND PART OF THE SW 1/4 - NW 1/4;
PARCEL 2017-17, PART OF THE NW 1/4 - NW 1/4;
SECTION 21, T88N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



SURVEYED ON: 2/14/2017
SURVEY REQUESTED BY: GRANT & TANA GUETZKO

Q:\Civil3D_Survey\Delhi_260_LDT\Delhi_260th 2016.dwg

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

SHEETS COVERED BY THIS SEAL: 1-2

PROPRIETORS: LAKEHURST FARMS, INC.
DONALD H. GUETZKO c/p GRANT D. GUETZKO & TANA C. GUETZKO

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.

3/10/17

RANDALL L. RATTENBORG P.L.S. LIC. #17939 DATE

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2017

BURRINGTON GROUP, INC.
Civil Engineering | Land Surveying
105 W. Main Street Manchester, Iowa 52057 burringtongroup.com

PROJECT NO. 17-014
SCALE: 1"=150'
DATE: 3/10/2017
DRAWN BY: RLR
CHECKED BY: DDK/DM
GPS BOX: DELHI-260
SHEET 1 OF 5

LEGEND

- ▲ SECTION CORNER
- ● FOUND 1/2"ø REBAR w/ YELLOW CAP #12534
- ⊙ SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- SECTION LINE
- QUARTER LINE
- QTR.–QTR. LINE
- FENCE LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- MEANDER LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED
- R RECORDED

PARCEL 2017-16, PART OF THE NW 1/4 - NW 1/4 AND PART OF THE SW 1/4 - NW 1/4;
PARCEL 2017-17, PART OF THE NW 1/4 - NW 1/4;
SECTION 21, T88N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

NW CORNER
SEC. 21, T88N, R4W
FOUND 1/2" REBAR W/
YELLOW CAP #8419
C.T. BOOK 1, PAGE 60

N 88°11'52" E 1302.24'

1034.11'

NE CORNER NW 1/4 - NW 1/4
SEC. 21, T88N, R4W
SET 1/2" REBAR W/ORANGE CAP #17939
POINT OF BEGINNING - PARCEL 2017-17

268.13'
250.00'

136.00'
N 13°33'02" E

N 05°19'39" W
100.00'

N 34°26'51" E
105.00'

N 00°00'00" E
102.00'

N 46°36'49" W
125.00'

SILVER LAKE

NW 1/4 - NW 1/4

DELHI CORPORATE LIMITS

PARCEL 2017-17
8.61 ACRES

MEANDER LINE REPRESENTING
SILVER LAKE NORMAL HIGH WATER

N 00°41'48" W
130.00'

N 71°59'28" W
120.00'

N 10°58'53" W
50.00'

N 48°49'37" E
127.00'

10.79'

N 54°36'57" E
109.00'

S 01°58'59" E 1312.79'

1301.44'

N 01°49'46" W 2646.54' (R–S 01°49'31" E) ASSUMED BEARING

DETAIL - SCALE 1" = 60'

140.00'
S 60°51'26" E

N 01°49'49" W 103.45'

56.09'

90.00'

8.75'
S 78°52'11" E

33.86'

28.49'

SILVER LAKE

N 19°04'35" E
230.00'

520.00'
S 12°59'21" W 530.79'

120.00'
N 66°28'18" E

220.00'
N 88°27'26" E

100.00'
N 60°37'38" E

280.00'
N 31°01'43" E

NW CORNER SW 1/4 - NW 1/4
SEC. 21, T88N, R4W
NOTHING FOUND OR SET
CORNER FALLS IN LAKE

SE CORNER NW 1/4 - NW 1/4
SEC. 21, T88N, R4W
SET 1/2" REBAR W/ ORANGE CAP #17939

S 88°41'10" W 1305.76'

373.78'

6.4'

932.01'

DELHI CORPORATE LIMITS

PARCEL 2017-16
7.43 ACRES TOTAL
INCLUDING 0.70 ACRES ROW
NW 1/4 - NW 1/4: 2.95 ACRES M/L
SW 1/4 - NW 1/4: 4.48 ACRES M/L
W/ 0.70 ACRES ROW

DETAIL AREA

140.00'
S 60°51'26" E

N 86°46'23" E
200.00'

33.0'
ROW

317.85'

S 04°16'03" W 351.41'

67.87'

N 74°55'31" W 300.02'

N 79°02'24" W 551.12' PIONEER ROAD

33.56'

N 75°42'03" W
73.01'

240th AVENUE

POINT OF BEGINNING
PARCEL 2017-16

1345.10'

1216.81'

150 0 150
SCALE: 1" = 150'

SW 1/4 - NW 1/4

W 1/4 CORNER
SEC. 21, T88N, R4W
FOUND 1/2" REBAR W/ORANGE CAP #17939
BOOK 2007.PAGE 262

LEGEND

- ▲ SECTION CORNER
- ● FOUND 1/2"ø REBAR w/ YELLOW CAP #12534
- ⊙ SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- SECTION LINE
- QUARTER LINE
- QTR.–QTR. LINE
- FENCE LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- MEANDER LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED
- R RECORDED

BURRINGTON GROUP, INC.
Civil Engineering | Land Surveying
105 W. Main Street Manchester, Iowa 52057
Phone 563-927-2434
burringtongroup.com

LEGAL DESCRIPTION:

PARCEL 2017-16, PART OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) AND PART OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION TWENTY-ONE (21), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 7.43 acres, more or less, including 0.70 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the West Quarter Corner of Section Twenty-one (21), Township Eighty-eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Northwest Quarter (NW 1/4) of said Section Twenty-one (21), North 01° 49' 46" West, (Assumed Bearing) 1216.81 feet to the centerline of Pioneer Road, the **POINT OF BEGINNING**;

THENCE continuing along the Westerly Line of the Northwest Quarter (NW 1/4) of said Section Twenty-one (21), North 01° 49' 49" West, 90.00 feet to a meander line representing the normal high water line of Silver Lake, (actual distance to the normal high water line is 103.43 feet, more or less);

THENCE along said meander line, South 60° 51' 26" East, 140.00 feet;

THENCE continuing along said meander line, North 86° 46' 23" East, 200.00 feet;

THENCE continuing along said meander line, North 31° 01' 43" East, 280.00 feet;

THENCE continuing along said meander line, North 60° 37' 38" East, 100.00 feet;

THENCE continuing along said meander line, North 88° 27' 26" East, 220.00 feet;

THENCE continuing along said meander line, North 66° 28' 18" East, 120.00 feet;

THENCE continuing along said meander line, North 19° 04' 35" East, 230.00 feet;

THENCE continuing along said meander line, North 54° 36' 57" East, 109.00 feet;

THENCE from said meander line, South 12° 59' 21" West, 520.00 feet (actual distance from normal high water line 530.79 feet, more or less);

THENCE South 04° 16' 03" West, 351.41 feet to the centerline of said Pioneer Road;

THENCE along the centerline of Pioneer Road, North 75° 42' 03" West, 73.01 feet;

THENCE continuing along the centerline of Pioneer Road, North 79° 02' 24" West, 551.12 feet;

THENCE continuing along the centerline of Pioneer Road, North 74° 55' 29" West, 300.00 feet to the **POINT OF BEGINNING**;

Containing a total of 7.43 acres, more or less, including 0.70 acres of public road right of way, subject to easements of record.

LEGAL DESCRIPTION:

PARCEL 2017-17, PART OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION TWENTY-ONE (21), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 8.61 acres, more or less, subject to easements of record, and more particularly described by metes and bounds as follows;

BEGINNNING at the Northeast Corner of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-one (21), Township Eighty-eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Easterly Line of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty-one (21), South 01° 58' 59" East, 1312.79 feet to the Southeast Corner of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty-one (21),

THENCE along the Southerly Line of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty-one (21), South 88° 41' 10" West, 373.78 feet;

THENCE North 12° 59' 21" East, 520.00 feet to a meander line representing the normal high water line of Silver Lake, (actual distance to the normal high water line is 530.79 feet, more or less);

THENCE along said meander line, North 48° 49' 37" East, 127.00 feet;

THENCE continuing along said meander line, North 10° 58' 53" West, 50.00 feet;

THENCE continuing along said meander line, North 71° 59' 28" West, 120.00 feet;

THENCE continuing along said meander line, North 00° 41' 48" West, 130.00 feet;

THENCE continuing along said meander line, North 46° 36' 49" West, 125.00 feet;

THENCE continuing along said meander line, North 00° 00'00" East, 102.00 feet;

THENCE continuing along said meander line, North 34° 26' 51" East, 105.00 feet;

THENCE continuing along said meander line, North 05° 19' 39" West, 100.00 feet;

THENCE continuing along said meander line, North 13° 33' 02" East, 136.00 feet to the Northerly Line of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty-one (21);

THENCE from the meander line along the Northerly Line of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty-one (21), North 88° 11' 52" East, 250.00 feet (actual distance from the normal high water line of silver Lake is 268.13 feet, more or less) to the **POINT OF BEGINNING**;

Containing a total of 8.61 acres, more or less, and subject to easements of record.

RESOLUTION # 2017-3 **APPROVING PLAT**

WHEREAS, the plat of ***Parcel 2017-16, and Parcel 2017-17***, Delaware County, Iowa, affecting premises more specifically described in the Surveyor's Certificate of Randall L. Rattenborg, dated MARCH 10 2017, has been filed with the City Clerk of the City of Delhi, Delaware County, Iowa;

WHEREAS, the City Council has fully considered the same and found the same to be in accordance with the ordinances of the City of Delhi, Iowa, relating to plats and additions to cities;

WHEREAS, no new well or septic system is necessary and therefore construction of said utilities is not being authorized by the approval of final plat;

WHEREAS, the plat of survey and its attachments conform to Sections 354.6, 354.11 and 355.8 of the Iowa Code and therefore can be approved pursuant to 354.8 of the Iowa Code;

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Delhi, Delaware County, Iowa, that

> Said ***Parcel 2017-16, and Parcel 2017-17***, Delaware County, Iowa, is hereby acknowledged, approved and accepted on the part of the City of Delhi, Delaware County, Iowa.

The Mayor and City Clerk are hereby directed to certify this approval and affix the same to said final plat as by law provided.

Passed this 11 day of March, A.D. 2017.

CITY OF DELHI IOWA INCORPORATED 1902

~~Terry Harbach, Mayor~~ Greg Preussner
Mayor Pro Tem

ATTEST:
Lori Tucker, City Clerk

STATE OF IOWA)
) ss
COUNTY OF DELAWARE)

On this 11 day of March, 2017, before me, Larry Hillers, a Notary Public in and for the State of Iowa, personally appeared ~~Terry Harbach~~ and Lori Tucker, to me personally known, and, who, being by me duly sworn, did say that they are ~~the~~ Mayor and City Clerk, respectively, of the City of Delhi, Iowa; that the seal affixed to the foregoing instrument is the corporate seal of the corporation, and that the instrument was signed and sealed on behalf of the corporation, by the authority of its City Council, as contained in Resolution Number 2017-3 adopted by the City Council on the 11 day of March, 2017, and that ~~Terry Harbach~~ and Lori Tucker, acknowledge the execution of the instrument to be their voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed. → GREG PREUSSNER → Greg Preussner

Notary Public

LARRY R. HILLERS
Commission Number 004824
My Commission Expires
April 07, 2017