COUNTY: DELAWARE
SECTION 20, T 87 N, R 3W
ALIQUOT PART: SW 1/4 - NW 1/4
CITY:
SURVEY: PARCEL 2017-34
BLOCK: LOTS:
PROPRIETOR: WALTER H. JOHNSON
REQUESTED BY: MATTHEW GARDNER, GARDNER LAW FIRM P.C.
SURVEYOR: RANDALL L. RATTENBORG
COMPANY: BURRINGTON, GROUP, INC. 105 W. MAIN STREET, MANCHESTER, IA 52057 INFO@BURRINGTONGROUP.COM 563-927-2434

FILED
Delaware Co. Auditor
APR 26 2017

FILED
Delaware Co. Assessor
APR 26 2017

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Date 4/26/2017 Time 3:39:41PM
Rec Amt $7.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PLAT OF SURVEY

PARCEL 2017-34

PART OF THE SW 1/4 - NW 1/4, SECTION 20, T87N, R3W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

LEGAL DESCRIPTION:

PARCEL 2017-34, PART OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION TWENTY (20), TOWNSHIP EIGHTY-SEVEN NORTH (T87N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing total of 5.46 acres, including 1.50 acre of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

BEGINNING at the West Quarter Corner of Section Twenty (20), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty (20), North 02° 35' 18" West, 553.50 feet;

THENCE North 89° 54' 02" East, 149.50 feet;

THENCE South 71° 23' 56" East, 365.00 feet;

THENCE South 03° 29' 11" West, 422.50 feet to the Southerly Line of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty (20);

THENCE along the Southerly Line of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty (20), South 88° 03' 43" West, 445.00 feet to ~~the~~ the POINT OF BEGINNING;

Containing total of 5.46 acres, including 1.50 acre of public road right of way, subject to easements of record.



SURVEYED ON: 4/19/2017
SURVEY REQUESTED BY: MATTHEW GARDNER, GARDNER LAW FIRM P.C.
Q:\Civil3D_Survey\GPS Box 50 - 51\GPS Box 50-51 2015.dwg

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

SHEETS COVERED BY THIS SEAL: THIS SHEET

PROPRIETORS: WALTER H. JOHNSON

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.

4/26/17

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. 17-052
SCALE: 1"=100'
DATE: 4/20/2017
DRAWN BY: RLR
CHECKED BY: DDK/DM
GPS BOX: 50-51
SHEET 1 OF 1

LEGEND

- ▲ SECTION CORNER
- ⊙ SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- SECTION LINE
- QUARTER LINE
- QTR.-QTR. LINE
- FENCE LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- BOUNDARY ESTABLISHED
- R RECORDED

100 0 100

SCALE: 1" = 100'