COUNTY: Delaware
SECTION 2 , T 90 N, R 5 W
ALIQUOT PART: Fr'l NW 1/4-NW 1/4
CITY: Edgewood
SURVEY: F.A. Densmores 2nd Addition
BLOCK: 3 LOTS: 1, 2, 11 and 12 and Vacated Jackson Street
PROPRIETOR: Phyllis K Peterson Underwood (1/2 Interest)
David W. Kenny (1/2 Interest)
REQUESTED BY: Phyllis K Peterson Underwood
SURVEYOR: Randy Rattenborg
COMPANY: BURRINGTON, GROUP, INC. 105 W. MAIN STREET, MANCHESTER, IA 52057 INFO@BURRINGTONGROUP.COM 563-927-2434

FILED
Delaware Co. Assessor
MAY 04 2017

FILED
Delaware Co. Auditor
MAY - 4 2017

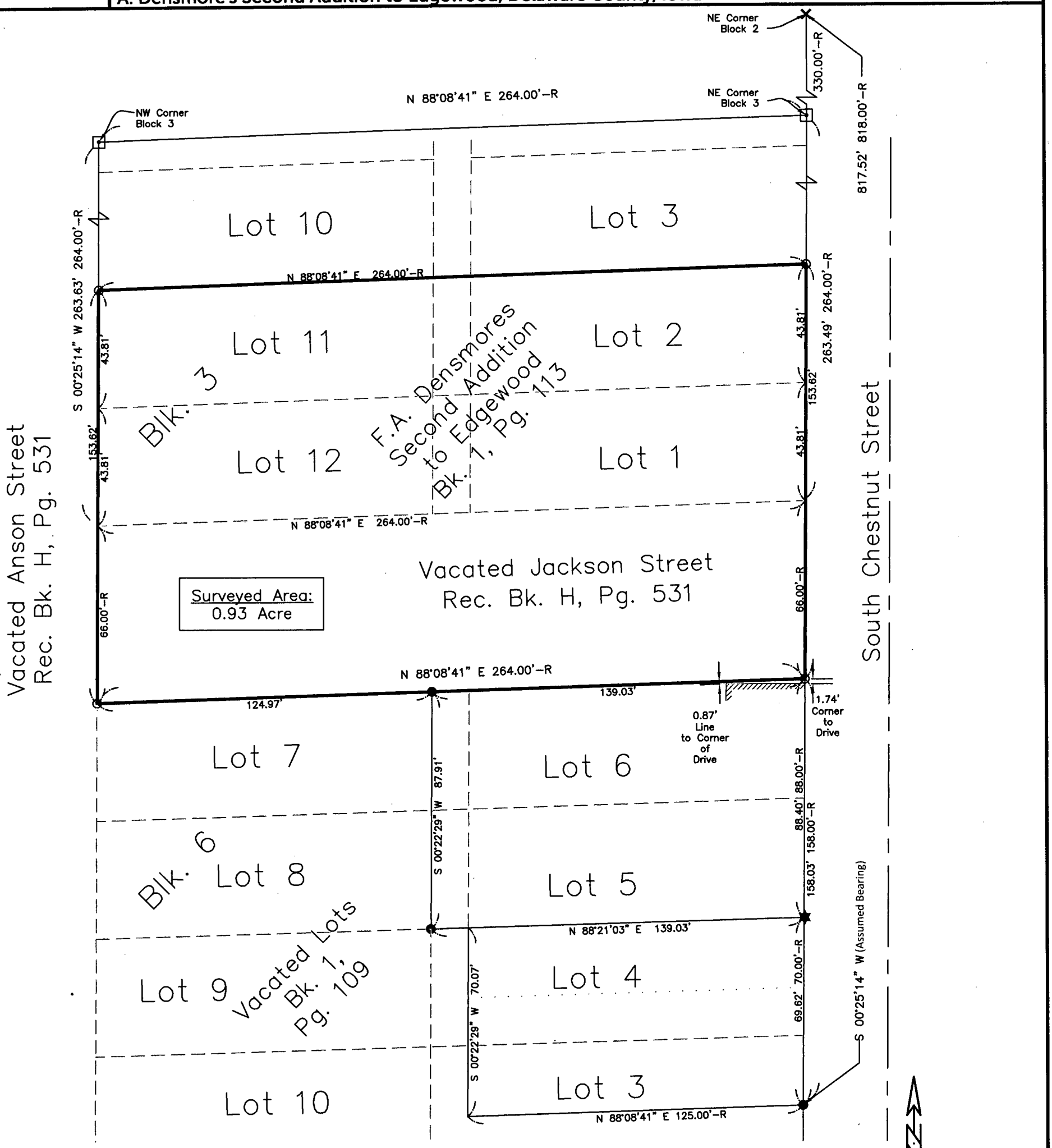
Book 2017 Page 1219

Document 2017 1219 Type 06 002 Pages 2
Date 5/04/2017 Time 8:54:48AM
Rec Amt $12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

RETRACEMENT PLAT

Lots One (1), Two (2), Eleven (11) and Twelve (12), Block There (3) and Vacated Adjacent Alley and Vacated Jackson Street from the East Line of Vacated Anson Street to the West Line of South Chestnut Street, all in F. A. Densmore's Second Addition to Edgewood, Delaware County, Iowa



Lots 1, 2, 11&12 recorded as 44' x 125', adjacent alley is 14' wide.

SURVEYED ON: April 20, 2017
SURVEY REQUESTED BY: Phyllis K Peterson Underwood
Q:\Civil3D_Survey\Edgewood\Edgewood Corridor 2015.dwg

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

SHEETS COVERED BY THIS SEAL: Sht. 1 through 2

PROPRIETORS: **Phyllis K Peterson Underwood (1/2 Interest)**
David W. Kenny (1/2 Interest)

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.

5/4/17

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. 17-054
SCALE: 1" = 40'
DATE: April 24, 2017
DRAWN BY: dm
CHECKED BY: ddk/rr
GPS BOX: Edgewood Corr
SHEET 1 OF 2

LEGEND

R	RECORDED
●	FOUND 1/2"ø REBAR w/ ORANGE CAP PLS 10165
★	FOUND 1/2"ø IRON ROD
⊙	SET 1/2" REBAR w/ ORANGE CAP PLS 17939
⊡	CALCULATED POSITION
— — —	CENTER LINE
———	LOT LINE
———	BOUNDARY ESTABLISHED
OPC	ORANGE PLASTIC CAP

40 0 40
SCALE: 1" = 40'

Warranty Deed Description Recorded in Book 46, Page 125, on file at the Delaware County Recorder's office in Manchester, Iowa.

Lots One (1), Two (2), Eleven (11) and Twelve, (12), and the South Eight–Eight (88) feet of the alley in Block Three (3); Lots One (1), Lots (2) and Three (3), and the South One Hundred Thirty–Two (132) feet of the alley in Block Four (4), and that part of Anson Street from the north side of Jackson Street extending north a distance of One Hundred Thirty–Two (132) feet; and all that part of Jackson Street from the West side of Chestnut Street extending west to the west side of the alley in Blocks Four (4) and Five (5), all in F.A. Densmore's Second Addition to Edgewood, Delaware County, Iowa.

Quite Claim Deed description Recorded in Book 2010, Page 2155, on file at the Delaware County Recorder's office in Manchester, Iowa.

Lots One (1), Two (2), Eleven (11) and Twelve (12), and the South Eighty–Eight (88) feet of the alley in Block Three (3); Lots One (1), Two (2) and Three (3), and the South One Hundred Thirty–Two (132) feet of the alley in Block Four (4), and that part of Anson Street from the north side of Jackson Street extending north a distance of One Hundred Thirty–Two (132) feet; and all that part of Jackson Street from the West side of Chestnut Street extending west to the west side of the alley in Blocks Four (4) and Five (5); EXCEPT the foliowing: That part of vacated Anson Street running south from the Southeast Corner of Lot Five (5), Block Four (4), and the Southwest Corner of Lot Eight (8), Block Three (3), all in F. A. Densmore's Second Addition to Edgewood, Delaware County, Iowa, to the South Line of vacated Jackson Street, and That part of vacated Jackson Street running West from the West line of vacated Anson Street to the Southeast Corner of Lot Twelve (12) in Block Four (4) and the Northeast Corner of Lot Seven (7), in Block Five (5), all in Densmore's Second Addition to Edgewood, Delaware County, Iowa, and That part of the vacated alley in Block Four (4) F. A. Densmore's Second Addition to Edgewood, Delaware County, Iowa, which abuts the West line of Lots One (1), Two (2) and Three (3) and the East line of Lots Ten (10), Eleven (11) and Twelve (12) thereof, and Lots One (1), Two (2) and Three (3) in Block Four (4) of F. A. Densmore's Second Addition to Edgewood, Delaware County, Iowa.

Here and After know as:

Lots One (1), Two (2), Eleven (11) and Twelve (12), Block There (3) and Vacated Adjacent Alley and Vacated Jackson Street from the East Line of Vacated Anson Street to the West Line of South Chestnut Street, all in F. A. Densmore's Second Addition to Edgewood, Delaware County, Iowa according to Plat recorded in Book 1 Page 113.

. Subject to Easements of Record.

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