COUNTY: DELAWARE
SECTION 17 , T 89 N, R 6 W
ALIQUOT PART: SE 1/4 - NE 1/4
CITY:
SURVEY: PARCEL 2019-57
BLOCK: LOTS:
PROPRIETOR: ROBERT J. FRANCOIS & OLIVE ANN FRANCOIS
REQUESTED BY: AARON CRANE
SURVEYOR: RANDALL L. RATTENBORG
COMPANY: BURRINGTON, GROUP, INC. 105 W. MAIN STREET, MANCHESTER, IA 52057 INFO@BURRINGTONGROUP.COM 563-927-2434

FILED
Delaware Co. Assessor
AUG 09 2019

FILED
Delaware Co. Auditor
AUG 09 2019

Book 2019 Page 2123

2019 2123 Type 06 002 Pages 1
Date 8/09/2019 Time 12:26:19PM
Rec Amt $7.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PLAT OF SURVEY

PARCEL 2019-57

PART OF THE SE 1/4 OF THE NE 1/4, SECTION 17, T89N, R6W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

LEGAL DESCRIPTION:

PARCEL 2019-57, Part of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 1.45 acres, including 0.07 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 Northeast Corner of Section Seventeen (17), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Easterly Line of said Section Seventeen (17), South 01° 12' 57" East, 1873.83 feet to the Southeast Corner of Parcel A, as recorded in Book 2005, Page 4059 in the office of the Delaware County Recorder, the POINT OF BEGINNING;

THENCE continuing along the Easterly Line of said Section Seventeen (17), South 01° 12' 57" East, 85.00 feet;

THENCE South 86° 45' 48" West, 404.50 feet;

THENCE North 02° 00' 56" West, 280.00 feet;

THENCE North 68° 29' 54" East, 9.00 feet to the Southerly Line of said Parcel A;

THENCE along the Southerly Line of said Parcel A, South 89° 44' 04" East, 109.16 feet;

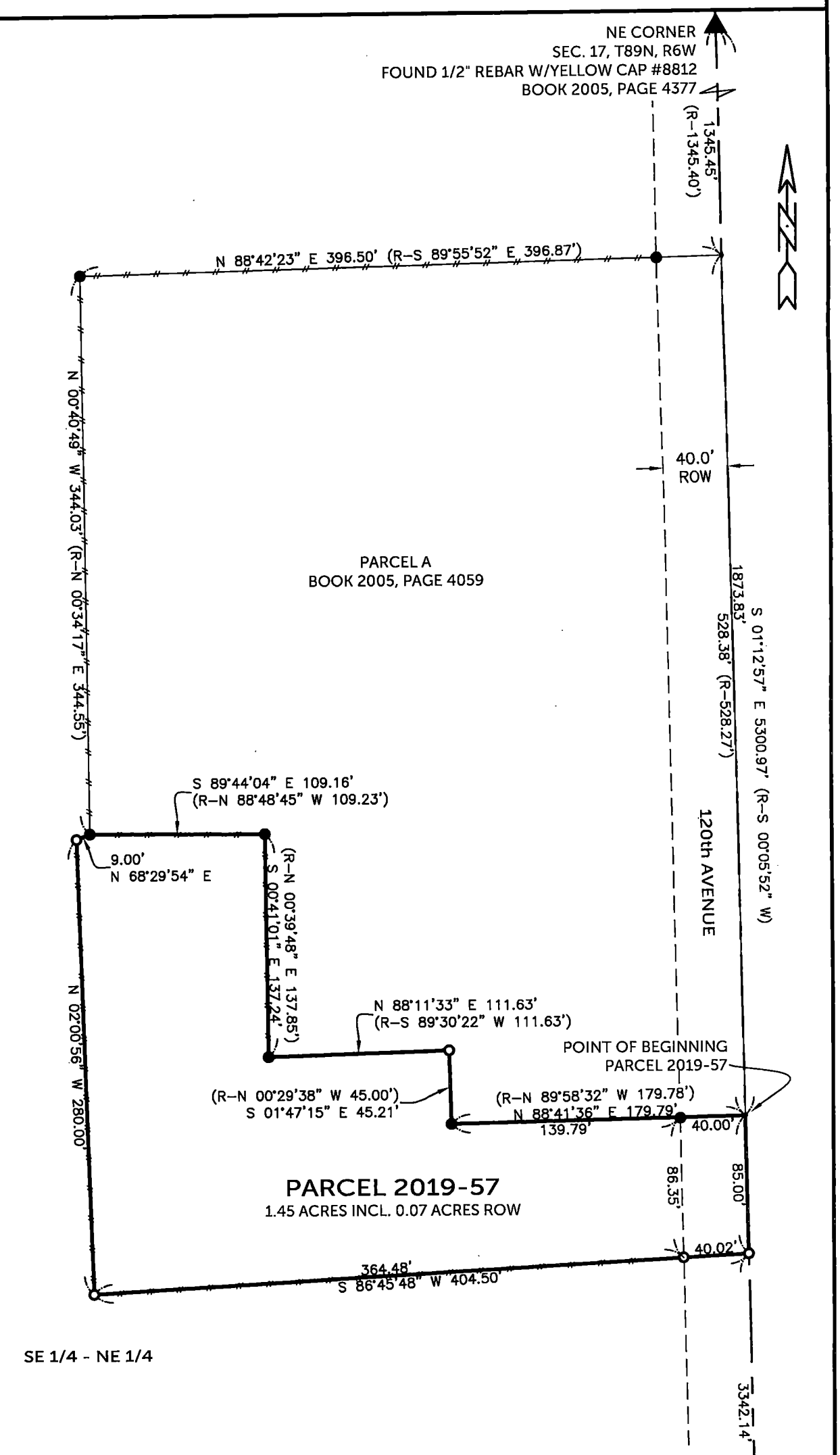
THENCE continuing along the Southerly Line of said Parcel A, South 00° 41' 01" East, 137.24 feet;

THENCE continuing along the Southerly Line of said Parcel A, North 88° 11' 33" East, 111.63 feet;

THENCE continuing along the Southerly Line of said Parcel A, South 01° 47' 15" East, 45.21 feet;

THENCE continuing along the Southerly Line of said Parcel A, North 88° 41' 36" East, 179.79 feet to the POINT OF BEGINNING;

The Easterly Line of Section Seventeen (17), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa, is assumed to bear South 01° 12' 57" East.



LEGEND

- ▲ SECTION CORNER
- ● FOUND 1/2"ø REBAR w/ YELLOW CAP #8812
- ♦ FOUND NAIL
- ○ SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- SECTION LINE
- FENCE LINE
- EASEMENT OR ROW LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED
- R RECORDED AS

SE 1/4 - NE 1/4

SURVEYED ON: 07/31/2019
SURVEY REQUESTED BY: AARON CRANE

Q:\Civil3D_Survey\GPS Box 24\GPS Box 24 2015.dwg

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

SHEETS COVERED BY THIS SEAL: THIS SHEET

PROPRIETORS: ROBERT J. FRANCOIS & OLIVE ANN FRANCOIS

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.

8/9/19

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

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2019

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

PROJECT NO. 19-074
SCALE: 1" = 80'
DATE: 07/31/2019
DRAWN BY: RLR
CHECKED BY: DM/DDK
GPS BOX: 24
SHEET 1 OF 1