FILED
Delaware Co. Assessor
DEC 31 '19

FILED
Delaware Co. Auditor
DEC 31 2019

INDEX LEGEND
Location: NW of NE and SW of NE all in Section 19, T87N, R3W
Proprietors: Norman L. Miles and Kathleen R. Miles
Requestor: Norman Miles
Surveyor: Bill Burger
Surveyor Company: Wm. Burger Land Surveyor
Return to: Bill Burger, 510 3rd Street West Court, Worthington, Iowa 52078 (563) 855-2028

Book 2019 Page 3708
2019 3708 Type 06 002 Pages 3
Date 12/31/2019 Time 8:13:04AM
Rec Amt $17.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by Bill Burger 510 3rd Street West Court, Worthington, Iowa 52078 (563) 855 2028

PLAT OF SURVEY

PARCEL 2019-82 AND PARCEL 2019-83
SECTION 19, T87N, R3W, DELAWARE COUNTY, IOWA

LEGAL DESCRIPTION

PARCEL 2019-82 – part of the Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4) and part of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4), all in Section Nineteen (19), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 18.44 acres more or less, including 0.67 acres more or less of public road right of way, **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 Center of Section Nineteen (19), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

Thence North 00°-41'-14" West 700.94 feet along the West line of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of said Section Nineteen (19) to the Southwesterly corner of a parcel described by deed recorded in Book 127, Page 278 in the Office of the Delaware County Recorder;

Thence South 60°-26'-12" East 372.86 feet along the Southerly line of said parcel described by deed recorded in Book 127, Page 278 to the **POINT OF BEGINNING**;

Thence North 01°-08'-59" East 279.98 feet;

Thence North 16°-54'-08" West 24.52 feet;

Thence North 61°-19'-42" West 23.76 feet;

Thence North 79°-46'-34" West 309.09 feet to the West line of said Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4);

Thence North 00°-41'-14" West 910.01 feet along the West line of said Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) and along the West line of the Northwest Quarter (NW/4) of the Northeast Quarter (NE1/4) of said Section Nineteen (19) to the centerline of 310th Street;

Thence South 64°-56'-09" East 207.75 feet along the centerline of said 310th Street to the Northerly extension of the Easterly line of a parcel described by deed recorded in Book 111, Page 154 in the Office of the Delaware County Recorder;

Thence South 39°-23'-56" East 76.55 feet to the Northeasterly corner of said parcel described by deed recorded in Book 111, Page 154;

Thence North 64°-56'-09" West 62.63 feet along the Northerly line and to the Northwesterly corner of said parcel described by deed recorded in Book 111, Page 154, corner also being on the Southwesterly right of way line of Iowa Highway No. 38;

Thence South 39°-23'-56" East 759.69 feet along the Southwesterly right of way line of said Iowa Highway No. 38;

Thence continuing along the Southwesterly right of way line of said Iowa Highway No. 38 South 40°-15'-58" East 252.66 feet;

Thence continuing along the Southwesterly right of way line of said Iowa Highway No. 38 South 43°-19'-25" East 338.60 feet;

Thence continuing along the Southwesterly right of way line of said Iowa Highway No. 38 South 39°-23'-56" East 147.99 feet to the Westerly line of Parcel 2014-44 as recorded in the Office of the Delaware County Recorder in Book 2014, Page 1621;

Thence South 29°-33'-24" West 417.81 feet along the Westerly line and to the Westerly corner of said Parcel 2014-44, corner also being on the Southerly line of said parcel described by deed recorded in Book 127, Page 278;

Thence North 60°-26'-12" West 699.26 feet along the Southerly line of said parcel described by deed recorded in Book 127, Page 278 to the **POINT OF BEGINNING,** containing a total of 18.44 acres more or less, including 0.67 acres more or less of public road right of way, **subject to easements, reservations, restrictions, and rights of way of record and not of record;**

The West line of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of Section Nineteen (19), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 00°-41'-14" West.

LEGAL DESCRIPTION

PARCEL 2019-83 – part of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of Section Nineteen (19), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 1.87 acres more or less, including 0.06 acres more or less of public road right of way, **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 Center of Section Nineteen (19), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

Thence North 00°-41'-14" West 700.94 feet along the West line of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of said Section Nineteen (19) to the **POINT OF BEGINNING**, corner also being the Southwesterly corner of a parcel described by deed recorded in Book 127, Page 278 in the Office of the Delaware County Recorder;

Thence North 00°-41'-14" West 185.70 feet along the West line of said Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4);

Thence South 79°-46'-34" East 309.09 feet;

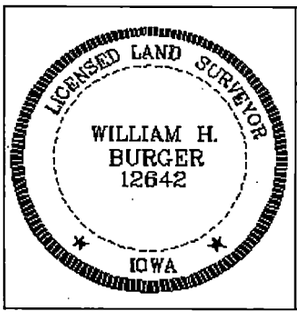
Thence South 61°-19'-42" East 23.76 feet;

Thence South 16°-54'-08" East 24.52 feet;

Thence South 01°-08'-59" West 279.98 feet to the Southerly line of said parcel described by deed recorded in Book 127, Page 278;

Thence North 60°-26'-12" West 372.86 feet along the Southerly line of said parcel described by deed recorded in Book 127, Page 278 to the **POINT OF BEGINNING,** containing a total of 1.87 acres more or less, including 0.06 acres more or less of public road right of way, **subject to easements, reservations, restrictions, and rights of way of record and not of record;**

The West line of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of Section Nineteen (19), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 00°-41'-14" West.



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, 2020

William H. Burger 12/30/19

William H. Burger Date Reg. No. 12642

Sheet No. 1, 2, 3 covered by this seal

PREPARED BY BILL BURGER 510 3RD STREET WEST COURT, WORTHINGTON, IOWA 52078 (563) 855 2028

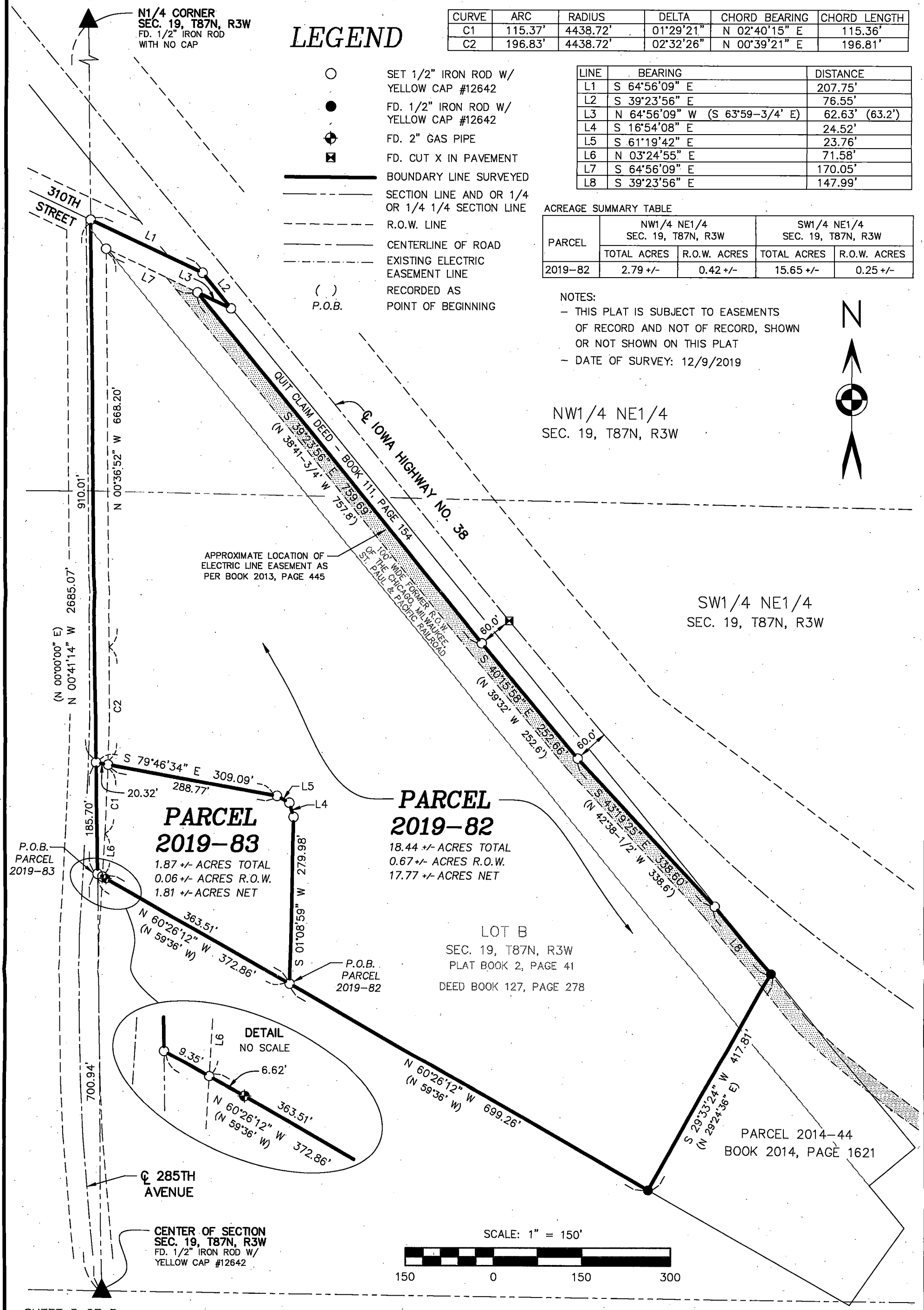
PLAT OF SURVEY

PARCEL 2019–82

PART OF THE NORTHWEST QUARTER (NW1/4)) OF THE NORTHEAST QUARTER (NE1/4) AND PART OF THE SOUTHWEST QUARTER (SW1/4) OF THE NORTHEAST QUARTER (NE1/4), ALL IN SECTION NINETEEN (19), TOWNSHIP EIGHTY–SEVEN NORTH (T87N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

PARCEL 2019–83

PART OF THE SOUTHWEST QUARTER (SW1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION NINETEEN (19), TOWNSHIP EIGHTY–SEVEN NORTH (T87N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA



CURVE	ARC	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	115.37'	4438.72'	01°29'21"	N 02°40'15" E	115.36'
C2	196.83'	4438.72'	02°32'26"	N 00°39'21" E	196.81'

LINE	BEARING	DISTANCE
L1	S 64°56'09" E	207.75'
L2	S 39°23'56" E	76.55'
L3	N 64°56'09" W (S 63°59–3/4' E)	62.63' (63.2')
L4	S 16°54'08" E	24.52'
L5	S 61°19'42" E	23.76'
L6	N 03°24'55" E	71.58'
L7	S 64°56'09" E	170.05'
L8	S 39°23'56" E	147.99'

ACREAGE SUMMARY TABLE

PARCEL	NW1/4 NE1/4 SEC. 19, T87N, R3W		SW1/4 NE1/4 SEC. 19, T87N, R3W	
	TOTAL ACRES	R.O.W. ACRES	TOTAL ACRES	R.O.W. ACRES
2019–82	2.79 +/-	0.42 +/-	15.65 +/-	0.25 +/-

NOTES:
- THIS PLAT IS SUBJECT TO EASEMENTS OF RECORD AND NOT OF RECORD, SHOWN OR NOT SHOWN ON THIS PLAT
- DATE OF SURVEY: 12/9/2019