COUNTY: DELAWARE
SECTION 10, T 90 N, R 4 W
ALIQUOT PART: SW 1/4-SE /4, SE 1/4-SE 1/4, NW 1/4-SE 1/4
NE 1/4-SE 1/4, SW 1/4-NE 1/4, SE 1/4-NE 1/4
CITY:
SURVEY: PARCEL 2020-83 & PARCEL 2020-84
BLOCK: LOTS:
PROPRIETOR: KENNETH A. CEARLOCK & CATHERINE L. CEARLOCK
REQUESTED BY: PETER BUSCHMANN
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
OCT 13 2020

FILED
Delaware Co. Auditor
OCT 13 2020

Book 2020 Page 3601
Document 2020 3601 Type 06 002 Pages 2
Date 10/13/2020 Time 10:25:00AM
Rec Amt $12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PLAT OF SURVEY

PARCEL 2020-83, PART OF THE NE 1/4 - SE 1/4, PARCEL 2020-84, PART OF THE NE 1/4 AND PART OF THE SE 1/4 ALL IN SEC. 10, T90N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

LEGAL DESCRIPTION:

PARCEL 2020-83, Part of the NE ¼ of the SE ¼ in Section Ten (10), Township Ninety North (T90N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 4.61 acres, including 0.61 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 Southwest Corner of the NW ¼ of the SE ¼ of in Section Ten (10), Township Ninety North (T90N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Southerly Line of the NW ¼ of the SE ¼ and the NE ¼ of the SE ¼ of said Section Ten (10), North 88° 39' 09" East, 1397.84 feet to the POINT OF BEGINNING;

THENCE North 13° 52' 02" East, 800.00 feet;

THENCE along a line radial to the following course, South 83° 56' 11" East, 62.75 feet to the centerline of Rainbow Road;

THENCE along the centerline of said Rainbow Road along a circular curve concave Easterly having an arc length of 255.87 feet, a radius of 493.00 feet, a central angle of 29° 44' 14" East, a chord length of 253.01 feet, and a chord bearing of South 08° 48' 18" East;

THENCE continuing along the centerline of Rainbow Road, South 23° 40' 24" East, 554.57 feet to the Southerly Line of the NE ¼ of the SE ¼ of said Section Ten (10);

THENCE along the Southerly Line of the NE ¼ of the SE ¼ of said Section Ten (10), South 88° 39' 09" West, 515.68 feet to the POINT OF BEGINNING;

LEGAL DESCRIPTION:

PARCEL 2020-84, Part of the NE ¼ and part of the SE ¼ in Section Ten (10), Township Ninety North (T90N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 101.89 acres, including 2.77 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

BEGINNING at the Southwest Corner of the NW ¼ of the SE ¼ of in Section Ten (10), Township Ninety North (T90N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the NW ¼ of the SE ¼ and the SW ¼ of the NE ¼ of said Section Ten (10), North 01° 13' 31" East (Assumed Bearing), 1934.07 feet to the Southerly Line of the North 46 Rods of the West 30 Rods of the SW ¼ of the NE ¼ of said Section Ten (10);

THENCE along the Southerly Line of the North 46 Rods of the West 30 Rods of the SW ¼ of the NE ¼ of said Section Ten (10), and the Southerly Line of Nature's Wonders Subdivision, as recorded in Plat Book 5, Page 128 in the Office of the Delaware County Recorder, South 88° 54' 01" East, 1692.71 feet, to the centerline of Rainbow Road;

THENCE along the centerline of Rainbow Road, South 35° 58' 59" East, 245.40 feet;

THENCE continuing along the centerline of Rainbow Road along a circular curve concave Westerly and having an arc length of 183.73 feet, a radius of 187.43 feet; a central angle of 56° 09' 55", a chord length of 176.46 feet, and a chord bearing of South 07° 54' 02" East;

THENCE continuing along the centerline of Rainbow Road, South 20° 11' 01" West, 646.55 feet;

THENCE continuing along the centerline of Rainbow Road along a circular curve concave Easterly and having an arc length of 121.49 feet, a radius of 493.00 feet; a central angle of 14° 07' 12", a chord length of 121.19 feet, and a chord bearing of South 13° 07' 25" West;

THENCE North 83° 56' 11" West, 62.75 feet;

THENCE South 13° 52' 02" West, 800.00 feet, to the Southerly Line of the NE ¼ of the SE ¼ of said Section Ten (10);

THENCE along the Southerly Line of the NE ¼ of the SE ¼ of said Section Ten (10), North 88° 39' 09" East, 515.68 feet to the centerline of Rainbow Road;

THENCE continuing along the centerline of Rainbow Road, South 23° 40' 24" East, 275.91 feet;

THENCE continuing along the centerline of Rainbow Road along a circular curve concave Westerly and having an arc length of 122.90 feet, a radius of 372.09 feet; a central angle of 18° 55' 28", a chord length of 122.34 feet, and a chord bearing of South 14° 12' 40" East, to the centerline of Oak Road;

THENCE along the centerline of Oak Road, South 76° 02' 51" West, 87.35 feet;

THENCE continuing along centerline of Oak Road, South 89° 05' 33" West, 293.68 feet;

THENCE continuing along centerline of Oak Road, South 75° 37' 25" West, 252.25 feet, to the Northerly Line of Parcel B, as recorded in Book 1999, Page 514;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, South 70° 16' 15" West, 84.46 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, South 47° 59' 27" West, 292.76 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, South 25° 09' 09" West, 327.17 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, South 47° 31' 24" West, 203.38 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, South 75° 30' 12" West, 171.58 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, North 55° 41' 48" West, 159.58 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, North 03° 51' 18" West, 279.26 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, North 28° 16' 33" West, 157.74 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, North 74° 39' 13" West, 404.77 feet;

THENCE continuing along centerline of Oak Road and Northerly Line said Parcel B, North 63° 46' 56" West, 83.45 feet to the Westerly Line of the SW ¼ of the SE ¼ of said Section Ten (10);

THENCE along the Westerly Line of the SW ¼ of the SE ¼ of said Section Ten (10), North 01° 26' 29" East, 464.20 feet to the POINT OF BEGINNING;

SURVEYED ON: 5/7, 5/8, 9/18/2020
SURVEY REQUESTED BY: PETER BUSCHMANN

Q:\Civil3D_Survey\GPS Box 3\GPS Box 3 2015.dwg

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

SHEETS COVERED BY THIS SEAL: SHEET 1 & 2

PROPRIETORS: KENNETH A. CEARLOCK & CATHERINE L. CEARLOCK

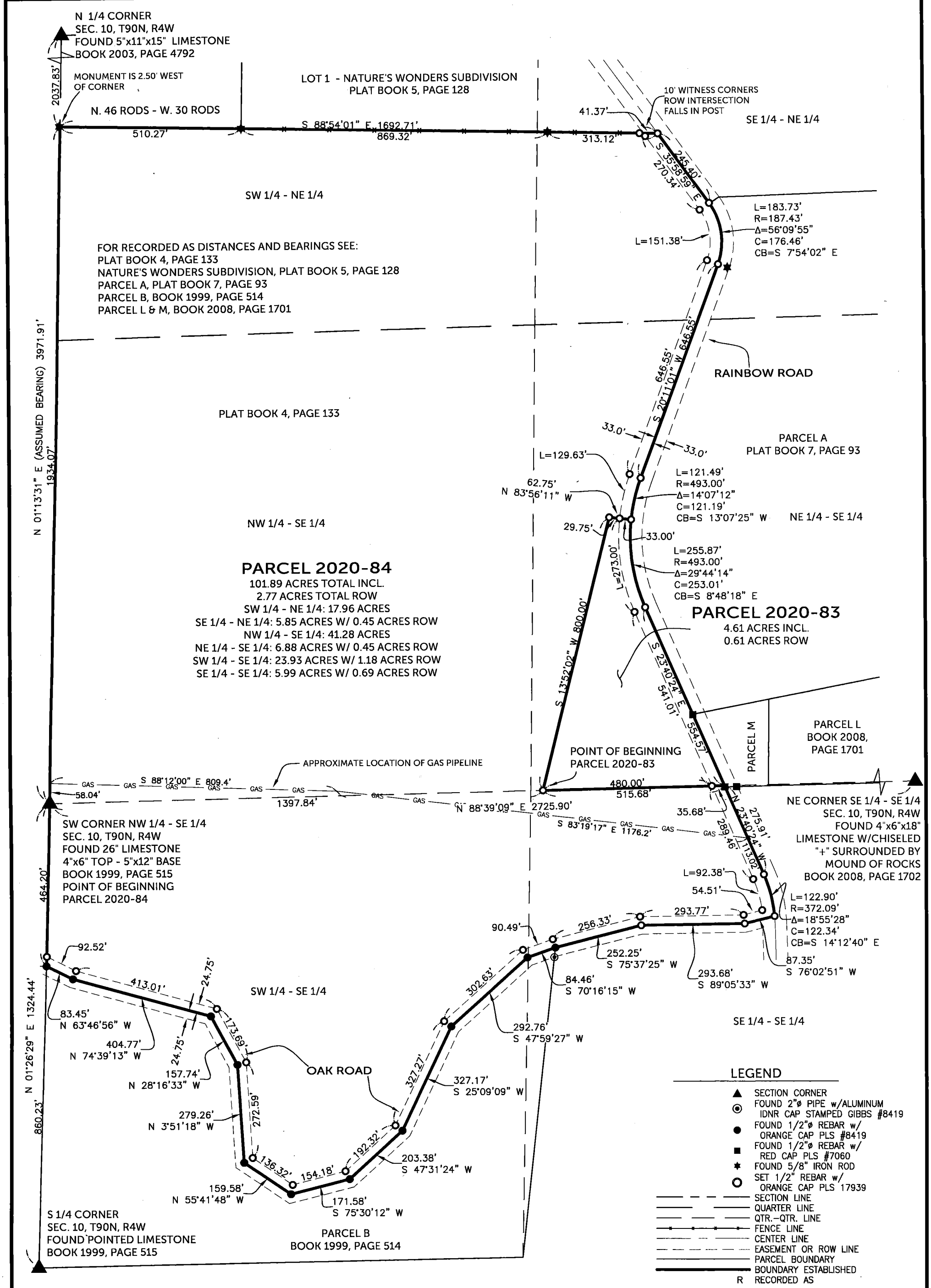
I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

10/13/2020
RANDALL L. RATTENBORG P.L.S. LIC. #17939 DATE
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2021

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

PROJECT NO. 20-058
SCALE: 1" = 250'
DATE: 08/07/2020
DRAWN BY: RLR
CHECKED BY: DM/DDK
GPS BOX: 3
SHEET 1 OF 2

PARCEL 2020-83, PART OF THE NE 1/4 - SE 1/4,
PARCEL 2020-84, PART OF THE NE 1/4 AND PART OF THE SE 1/4
ALL IN SEC. 10, T90N, R4W OF THE FIFTH P.M. , DELAWARE COUNTY, IOWA



LEGEND

- ▲ SECTION CORNER
- ◉ FOUND 2"ø PIPE w/ALUMINUM IDNR CAP STAMPED GIBBS #8419
- ● FOUND 1/2"ø REBAR w/ ORANGE CAP PLS #8419
- ■ FOUND 1/2"ø REBAR w/ RED CAP PLS #7060
- ★ FOUND 5/8" IRON ROD
- ○ SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- SECTION LINE
- QUARTER LINE
- QTR.–QTR. LINE
- FENCE LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED
- R RECORDED AS

250 0 250
SCALE: 1" = 250'

BURRINGTON GROUP, INC.
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Phone 563-927-2434
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