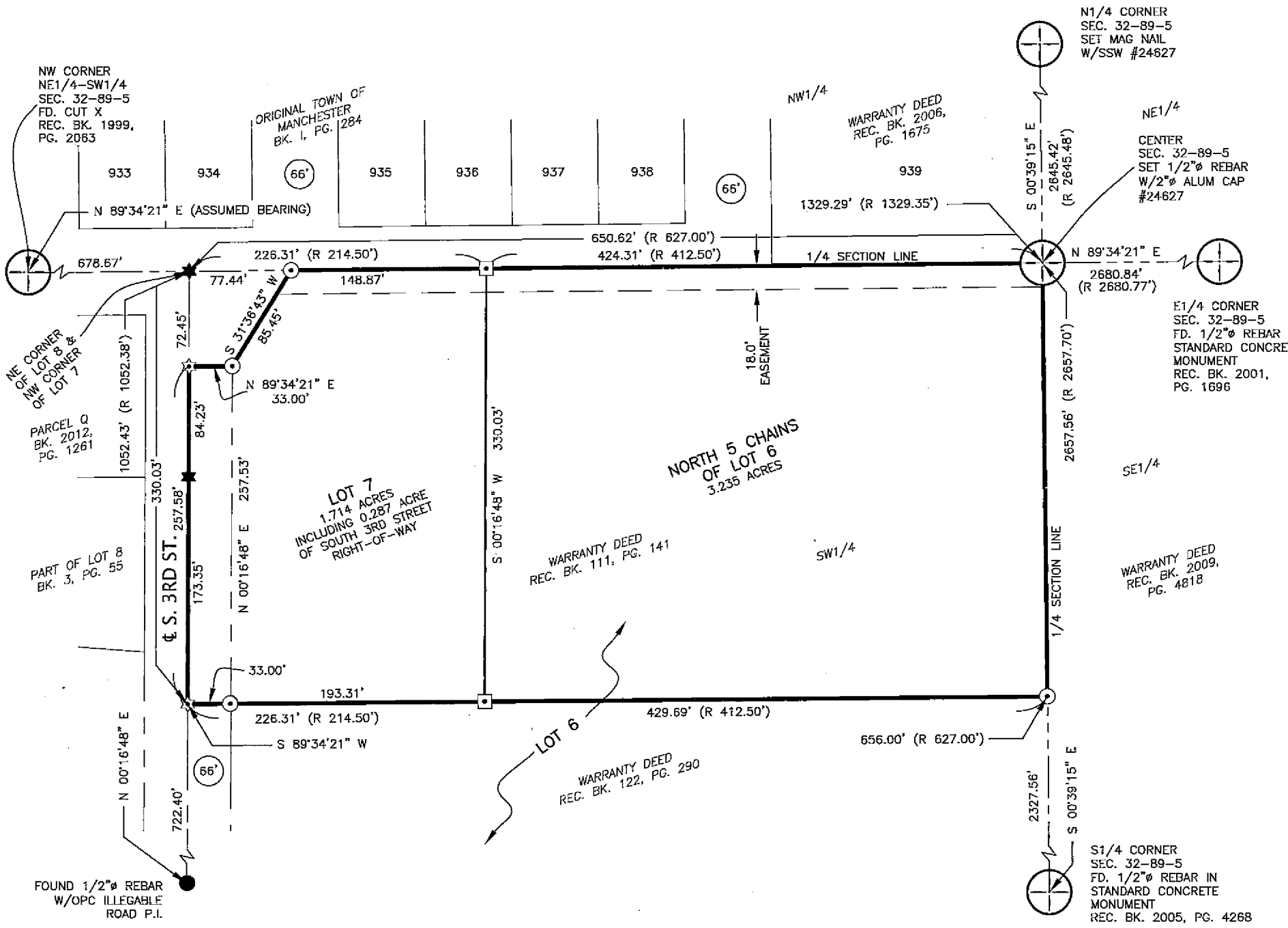
RECORDER'S INDEX
COUNTY: DELAWARE
SECTION: 32–T89N–R5W
QUARTER SECTION: NE1/4–SW1/4
CITY: MANCHESTER
SUBDIVISION: THE E. 3/4 OF THE S. 1/2 OF SEC. 32, T89N, R5W
BLOCK: N/A
LOT(S): 7 AND THE NORTH 5 CHAINS OF LOT 6
PROPRIETOR: THOMAS L. & KATHRYN I. SCHIRMER
REQUESTED BY: THOMAS SCHIRMER

Filed Delaware County
Auditor 12/8/2020
Filed Delaware County
Assessor 12/8/2020

Recorded: 12/8/2020 at 11:23:25.0 AM
County Recording Fee: $7.00
Iowa E-Filing Fee: $3.13
Combined Fee: $10.13
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 4526

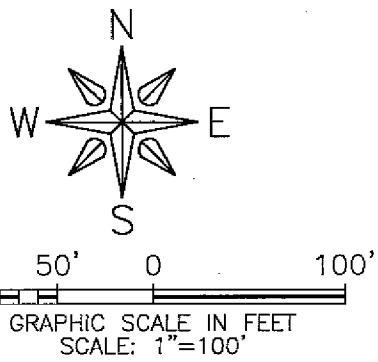
PREPARED BY/RETURN TO: FEHR GRAHAM, 221 E. MAIN ST., SUITE 301, MANCHESTER, IA 52057 – PH: (563)927–2060

RETRACEMENT PLAT
OF LOT 7 AND THE N. 5 CHAINS OF LOT 6
IN THE SUBDIVISION OF THE E. 3/4 OF THE S. 1/2 OF SECTION 32–T89N–R5W
CITY OF MANCHESTER, DELAWARE COUNTY, IOWA



LEGEND

⊕	SECTION CORNER AS DESCRIBED
●	FOUND 1/2"ø REBAR W/OPC ILLEGABLE
★	FOUND MAG NAIL
⊙	SET 1/2"ø REBAR W/RPC #24627
✡	SET MAG NAIL W/SSW #24627
⊡	CALCULATED POSITION
———	SURVEY BOUNDARY
– – – –	1/4 SECTION LINE
—— – – ——	EXISTING RIGHT–OF–WAY
—— – ——	EXISTING CENTERLINE ROAD
———	EXISTING PROPERTY LINE
— — — —	EXISTING EASEMENT
(66')	RIGHT–OF–WAY WIDTH
(R)	PREVIOUSLY RECORDED AS
SSW	STAINLESS STEEL WASHER
OPC	ORANGE PLASTIC CAP
RPC	RED PLASTIC CAP



LEGAL DESCRIPTION

NOTE: THIS IS A RETRACEMENT PLAT OF A WARRANTY DEED AS RECORDED IN BOOK 111, PAGE 141A, ON FILE IN THE DELAWARE COUNTY RECORDER'S OFFICE, MANCHESTER, IOWA.

SURVEY DESCRIPTION:

LOT 7 OF THE SUBDIVISION OF THE EAST 3/4THS OF THE SOUTH ONE–HALF OF SECTION 32, TOWNSHIP 89 NORTH, RANGE 5 WEST OF THE FIFTH P.M., EXCEPT THAT PART DESCRIBED AS COMMENCING AT THE NORTHWEST CORNER OF SAID LOT AND RUNNING THENCE SOUTH 40 FEET, THENCE NORTHEASTERLY TO A POINT 40 FEET EAST OF THE PLACE OF BEGINNING, THENCE WEST 40 FEET TO THE PLACE OF BEGINNING; AND EXCEPT FOR PARCEL 1 AS RECORDED IN BOOK 129, PAGE 213, ON FILE IN THE DELAWARE COUNTY RECORDER'S OFFICE, MANCHESTER, IOWA; AND THE NORTH 5 CHAINS OF THE EAST 6.25 CHAINS OF LOT 6 OF SAID SUBDIVISION OF THE EAST 3/4TH OF THE SOUTH ONE–HALF OF SEACTION 32, TOWNSHIP 89 NORTH, RANGE 5 WEST OF THE FIFTH P.M., SUBJECT TO HIGHWAYS AND EASEMENTS OF RECORD.

REFERENCE IS HEREBY MADE TO A SURVEY AND PLAT MADE BY J. BAILEY, RECORDED JANUARY 12, 1875, IN BOOK A, PAGE 5; TO A SURVEY AND PALT MADE BY P. WARNER, RECORDED DECEMBER 1, 1883, IN BOOK A, PAGE 41; TO A SURVEY AND PLAT MADE BY P. WARNER, RECORDED JANUARY 21, 1891, IN BOOK A, PAGE 68, TO A SURVEY AND PLAT MADE BY LYLE G. TEKIPPE, RECORDED MARCH 14, 2007, IN BOOK 2007, PAGE 745; TO A SURVEY AND PLAT MADE BY LYLE G. TEKIPPE, RECORDED NOVEMBER 23, 2009, IN BOOK 2009, PAGE 4392; TO A SURVEY AND PLAT MADE BY RANDALL L. RATTENBORG, RECORDED APRIL 17, 2012, IN BOOK 2012, PAGE 1261; TO A SURVEY AND PLAT MADE BY RANDALL L. RATTENBORG, RECORDED NOVEMBER 9, 2009, IN BOOK 2009, PAGE 4218; TO A SURVEY AND PLAT MADE BY DAVID P. SCHNEIDER, RECORDED MAY 30, 2000, IN BOOK 2000, PAGE 160; TO A SURVEY AND PLAT MADE BY J. DAVID GIBBS, RECORDED APRIL 29, 2003, IN BOOK 2003, PAGE 2015; ALL ON FILE IN THE DELAWARE COUNTY RECORDER'S OFFICE, MANCHESTER, IOWA.

PROFESSIONAL LAND SURVEYOR
ADAM J. RECKER
24627
IOWA

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 Land Surveyor under the laws of the State of Iowa.

Adam J. Recker 12-8-2020

Adam J. Recker, P.L.S. Date
License Number: 24627
My license renewal date is December 31, 2021.
Sheets covered by this seal: THIS SHEET ONLY

FEHR GRAHAM
ENGINEERING & ENVIRONMENTAL
© 2020 FEHR GRAHAM
ILLINOIS
IOWA
WISCONSIN

G:\C3D\20\20–773\20–773 – LEGAL.dwg

FLD BK: DEL. CO. DELAWARE TWP 1
PG: 62–63

SURVEY WAS COMPLETED ON:
NOVEMBER 11, 2020

JOB NUMBER:
20–773

SHEET NUMBER:
1 of 1

PLOT DATE: 12/8/20