COUNTY: Delaware
SECTION 3 ; T 90 N, R 4 W
ALIQUOT PART: SE 1/4-SW 1/4
CITY:
SURVEY: Parcel 2021-58 & Parcel 2021-59
BLOCK: LOTS:
PROPRIETOR: Gary Meisner
Cheri Meisner
REQUESTED BY: Gary Meisner
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 14 2021

FILED
Delaware Co. Auditor
MAY 14 2021

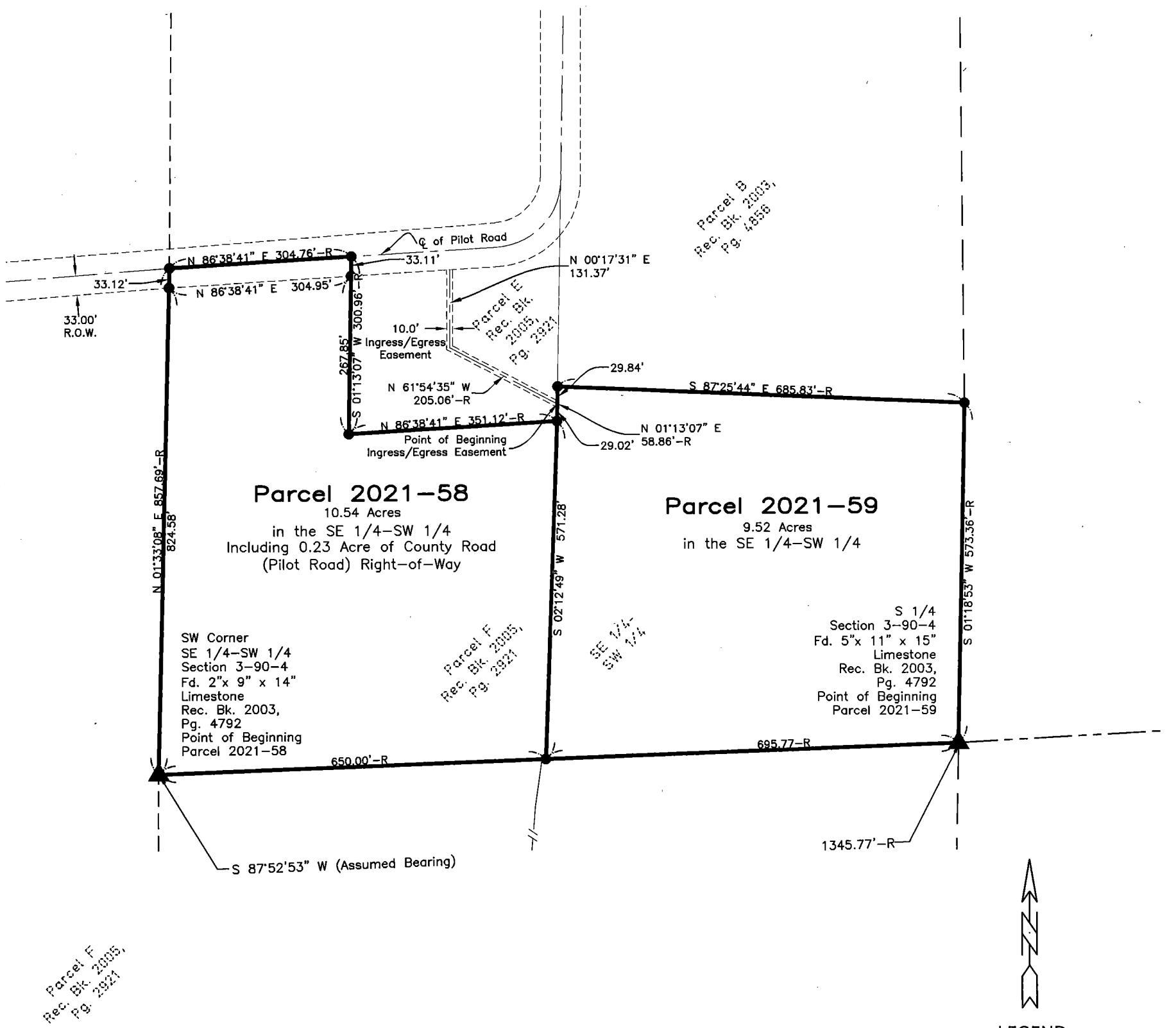
Book 2021 Page 1762

Document 2021 1762 Type 06 002 Pages 2
Date 5/14/2021 Time 8:36:43AM
Rec Amt $12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PLAT OF SURVEY

Parcel 2021-58; in the Southeast Quarter of the Southwest Quarter and
Parcel 2021-59; in the Southeast Quarter of the Southwest Quarter
Section 3, Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa



LEGEND

- ▲ SECTION CORNER
- R RECORDED
- ● FD. 1/2"ø REBAR w/ ORANGE CAP PLS 8419
- ○ 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
- OPC ORANGE PLASTIC CAP

200 0 200
SCALE: 1" = 200'

SURVEYED ON: April 29, 2021
SURVEY REQUESTED BY: Gary Meisner

Q:\Civil3D_Survey\GPS Box 4\GPS Box 4 2015.dwg

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

SHEETS COVERED BY THIS SEAL: Shts 1 & 2

PROPRIETORS: **Gary Meisner & Cheri Meisner**

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.

5/13/2021

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. 21-065
SCALE: 1" = 200'
DATE: April 29, 2021
DRAWN BY: dm
CHECKED BY: ddk/rr
GPS BOX: 4
SHEET 1 OF 2

Parcel 2021-58; in the Southeast Quarter of the Southwest Quarter Section 3, Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa more particularly described as follows:

Beginning at the Southwest Corner of said Quarter–Quarter Section;

Thence North 01°33'08" East, 857.70 feet along the West Line of said Quarter–Quarter Section and along the West Line of Parcel F recorded in Book 2005, Page 2921 on file at the Delaware County Recorder's office Manchester, Iowa to the Center Line of County Road (Pilot Road);

Thence North 86°38'41" East, 304.76 feet along said Line to the West Line of Parcel E recorded in Book 2005, Page 2921 on file at the Delaware County Recorder's office Manchester, Iowa

Thence South 01°13'07" West, 300.96 feet along said Line to the South Line of Parcel E;

Thence North 86°38'41" East, 351.12 feet along said Line;

Thence South 02°12'49" West, 571.28 feet to the South Line of said Parcel F;

Thence South 87°52'53" West (Assumed Bearing), 650.00 feet along said Line to the Point of Beginning.

Containing **10.54 Acres**, including 0.23 Acre of County Road (Pilot Road) Right–of–Way, Subject to Easements of Record.

AND

Parcel 2021-59; in the Southeast Quarter of the Southwest Quarter Section 3, Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa more particularly described as follows:

Beginning at the South Quarter Corner of said Section

Thence South 87°52'53" West (Assumed Bearing), 695.77 feet along the South Line of said Quarter–Quarter Section and the South Line of Parcel F recorded in Book 2005, Page 2921 on file at the Delaware County Recorder's office Manchester, Iowa

Thence North 02°12'49" East, 571.28 feet to the South East Corner of Parcel E recorded in Book 2005, Page 2921 on file at the Delaware County Recorder's office Manchester, Iowa

Thence North 01°13'07" East, 58.86 feet along the East Line of said Parcel E to the North Line of said Parcel F;

Thence South 87°25'44" East, 685.83 feet along said Line to the East Line of said Parcel and the East Line of said Quarter–Quarter Section;

Thence South 01°18'53" West, 573.36 feet along said Line to the Point of Beginning.

Containing **9.52 Acres**,
Subject to Other Easements of Record.

AND

10 foot Wide Ingress/Egress Easement; in Parcel E recorded in Book 2005 Page 2921 on File at the Delaware County Recorder's office in Manchester, Iowa and in the Southeast Quarter of the Southwest Quarter Section 3, Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa more particularly described as follows:

Commencing at the South East Corner of said Parcel E

Thence North 01°13'07" East, 29.02 feet along the East Line of said Parcel to the Point of Beginning and the Center Line of a gravel surface driveway;

Thence North 61°54'35" West, 205.06 feet along said driveway;

Thence North 00°17'31" East, 131.37 feet all along the Center line of said driveway to the South Right–of–Way Line of County Road (Pilot Road)

Subject to other Easements of Record.