INDEX LEGEND	
LOCATION:	PART OF THE NW1/4 OF THE SW1/4 SECTION 24, T87N, R4W
PROPRIETORS:	AUGUSTINE M. DETTBARN
REQUESTOR:	BUTCH DETTBARN
SURVEYOR:	BILL BURGER
SURVEYOR COMPANY:	WM. BURGER LANDSURVEYOR
RETURN TO:	BILL BURGER, 510 3RD STREET WEST COURT, WORTHINGTON, IA 52078 (563) 855-2028

FILED
Delaware Co. Assessor
JAN 18 2022

FILED
Delaware Co. Auditor
JAN 18 2022

Book 2022 Page 195

Document 2022 195 Type 06 002 Pages 3
Date 1/18/2022 Time 10:28:45AM
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 2022-20

PART OF THE NORTHWEST QUARTER (NW1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTY-SEVEN (T87N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

PARCEL 2022-21

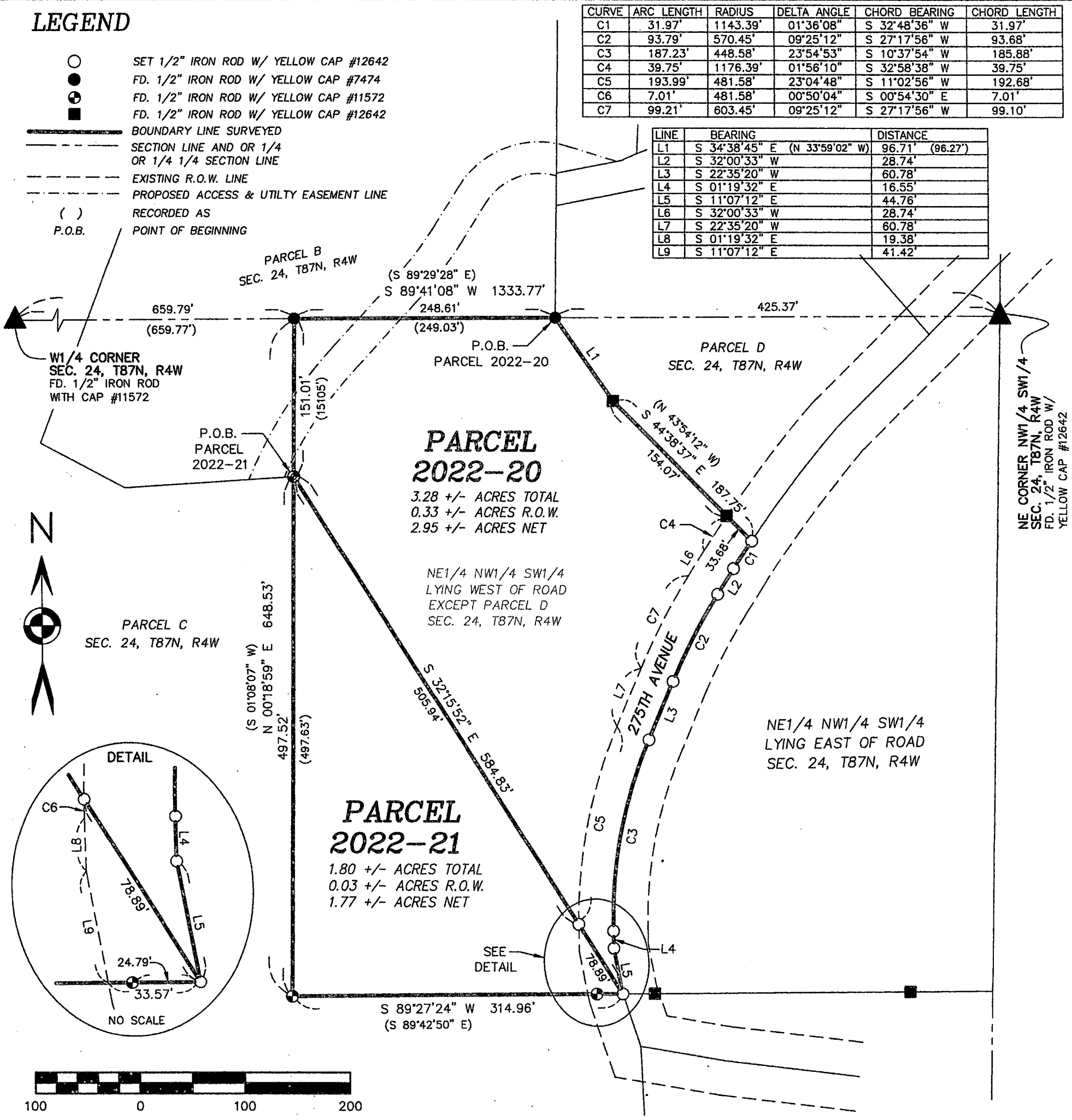
PART OF THE NORTHWEST QUARTER (NW1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION TWENTY-FOUR (24), TOWNSHIP EIGHTY-SEVEN (T87N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

LEGEND

- ○ SET 1/2" IRON ROD W/ YELLOW CAP #12642
- ● FD. 1/2" IRON ROD W/ YELLOW CAP #7474
- ◒ FD. 1/2" IRON ROD W/ YELLOW CAP #11572
- ■ FD. 1/2" IRON ROD W/ YELLOW CAP #12642
- BOUNDARY LINE SURVEYED
- SECTION LINE AND OR 1/4 OR 1/4 1/4 SECTION LINE
- EXISTING R.O.W. LINE
- PROPOSED ACCESS & UTILTY EASEMENT LINE
- ( ) RECORDED AS
- P.O.B. POINT OF BEGINNING

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	31.97'	1143.39'	01°36'08"	S 32°48'36" W	31.97'
C2	93.79'	570.45'	09°25'12"	S 27°17'56" W	93.68'
C3	187.23'	448.58'	23°54'53"	S 10°37'54" W	185.88'
C4	39.75'	1176.39'	01°56'10"	S 32°58'38" W	39.75'
C5	193.99'	481.58'	23°04'48"	S 11°02'56" W	192.68'
C6	7.01'	481.58'	00°50'04"	S 00°54'30" E	7.01'
C7	99.21'	603.45'	09°25'12"	S 27°17'56" W	99.10'

LINE	BEARING	DISTANCE
L1	S 34°38'45" E (N 33°59'02" W)	96.71' (96.27')
L2	S 32°00'33" W	28.74'
L3	S 22°35'20" W	60.78'
L4	S 01°19'32" E	16.55'
L5	S 11°07'12" E	44.76'
L6	S 32°00'33" W	28.74'
L7	S 22°35'20" W	60.78'
L8	S 01°19'32" E	19.38'
L9	S 11°07'12" E	41.42'



LICENSED LAND SURVEYOR
WILLIAM H. BURGER
12642
IOWA

NO. OF SHEETS COVERED BY THIS SEAL: 1

DATE OF SURVEY: 12/24/2021 | SCALE: 1" = 100' | SHEET 1 OF 3

PROPRIETORS: SEE INDEX LEGEND

I HEREBY CERTIFY THAT THIS LANDSURVEYING 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, 2022

William H Burger 1/14/22

WILLIAM H. BURGER #12642 DATE

Wm. Burger
LandSurveyor
510 3rd Street West Court
Worthington, Iowa 52078

LEGAL DESCRIPTION

PARCEL 2022-20 – Part of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of Section Twenty-four (24), Township Eighty-seven North (T87N), Range Four West (R4W), of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 3.28 acres more or less, including 0.33 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 Northeast corner of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of Section Twenty-four (24), Township Eighty-seven North (T87N), Range Four West (R4W), of the Fifth Principal Meridian, Delaware County, Iowa;

Thence South 89°-41'-08" West 425.37 feet along the North line of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of said Section Twenty-four (24) to the **POINT OF BEGINNING**, corner also being a Westerly corner of Parcel D as recorded in Plat Book 8, Page 101 in the Office of the Delaware County Recorder;

Thence South 34°-38'-45" East 96.71 feet along a Southwesterly line of said Parcel D;

Thence South 44°-38'-37" East 187.75 feet along a Southwesterly line and to the Southerly corner of said Parcel D;

Thence along the centerline of 275th Avenue and along a circular curve concave Southeasterly for an arc length of 31.97 feet, said circular curve having a central angle of 01°-36'-08", a radius of 1143.39 feet, a chord bearing of South 32°-48'-36" West and a chord length of 31.97 feet;

Thence continuing along said centerline South 32°-00'-33" West 28.74 feet;

Thence continuing along said centerline and along a circular curve concave Southeasterly for an arc length of 93.79 feet, said circular curve having a central angle of 09°-25'-12", a radius of 570.45 feet, a chord bearing of South 27°-17'-56" West and a chord length of 93.68 feet;

Thence continuing along said centerline South 22°-35'-20" West 60.78 feet;

Thence continuing along said centerline and along a circular curve concave Southeasterly for an arc length of 187.23 feet, said circular curve having a central angle of 23°-54'-53", a radius of 448.58 feet, a chord bearing of South 10°-37'-54" West and a chord length of 185.88 feet;

Thence continuing along said centerline South 01°-19'-32" East 16.55 feet;

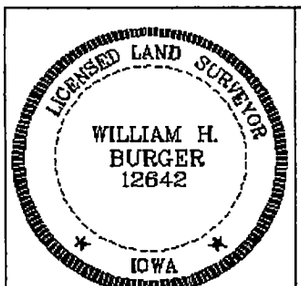
Thence continuing along said centerline South 11°-07'-12" East 44.76 feet to the South line of Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of said Section Twenty-four (24) as shown on plat of survey of Parcel C recorded in Plat Book 7, Page 215 in the Office of the Delaware County Recorder;

Thence North 32°-15'-52" West 584.83 feet to the West line of said Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) as shown on plat of survey of said Parcel C;

Thence North 00°-18'-59" East 151.01 feet along said West line to the Northwest corner of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of said Section Twenty-four (24) as shown on plat of survey of Parcel B recorded in Plat Book 6 Page 124 in the Office of the Delaware County Recorder;

Thence North 89°-41'-08" East 248.61 feet along the North line of said Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) to the **POINT OF BEGINNING,** containing a total of 3.28 acres more or less, including 0.33 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 North line of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of Section Twenty-four (24), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian of Delaware County, Iowa is assumed to bear South 89°-41'-08" 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, 2022

William H. Burger 1/14/22

William H. Burger Date Reg. No. 12642

Sheet No. 2 covered by this seal

LEGAL DESCRIPTION

PARCEL 2022-21 – Part of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of Section Twenty-four (24), Township Eighty-seven North (T87N), Range Four West (R4W), of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 1.80 acres more or less, including 0.03 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 West Quarter (W1/4) corner of Section Twenty-four (24), Township Eighty-seven North (T87N), Range Four West (R4W), of the Fifth Principal Meridian, Delaware County, Iowa;

Thence North 89°-41'-08" East 659.79 feet along the North line of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of said Section Twenty-four (24) to the Northwest corner of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of said Section Twenty-for (24) as shown on plat of survey of Parcel B recorded in Plat Book 6, Page 124 in the Office of the Delaware County Recorder;

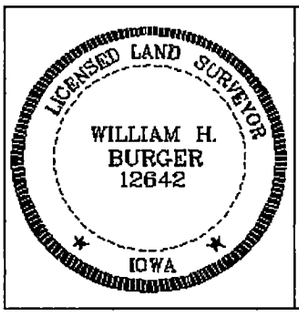
Thence South 00°-18'-59" West 151.01 feet along the West line of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of said Section Twenty-four (24) as shown on plat of survey of Parcel C recorded in Plat Book 7, Page 215 in the Office of the Delaware County Recorder to the **POINT OF BEGINNING**;

Thence South 32°-15'-52" East 584.83 feet to the South line of said Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) as shown on plat of survey of said Parcel C;

Thence South 89°-27'-24" West 314.96 feet along said South line and to the Southwest corner of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of said Section Twenty-four as shown on plat of survey of said Parcel C;

Thence North 00°-18'-59" East 497.52 feet along said West line to the **POINT OF BEGINNING,** containing a total of 1.80 acres more or less, including 0.03 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 North line of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of Section Twenty-four (24), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian of Delaware County, Iowa is assumed to bear North 89°-41'-08" East.



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, 2022

William H. Burger 1/14/22

William H. Burger Date Reg. No. 12642

Sheet No. 3 covered by this seal