PREPARED BY/RETURN TO: FEHR GRAHAM, 221 EAST MAIN ST., SUITE 301 MANCHESTER, IA 52057 – PH: 563.927.2060

RECORDER'S INDEX
COUNTY: DELAWARE
SECTION: 28-T89N-R5W
QUARTER SECTION: SW1/4
CITY: MANCHESTER
SUBDIVISION: N/A
BLOCK: N/A
LOT(S): N/A
PROPRIETOR: CITY OF MANCHESTER
REQUESTED BY: CITY OF MANCHESTER

MONUMENT PRESERVATION PLAT OF SURVEY
ANDERSON STREET
IN THE SW1/4 OF SECTION 28-T89N-R5W
CITY OF MANCHESTER, DELAWARE COUNTY, IOWA

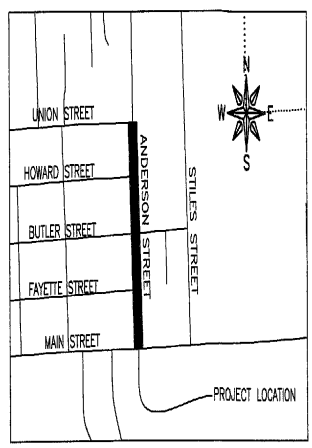
Recorded: 10/27/2026 at 1:17:32.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.32
Combined Fee: $20.32
Revenue Tax: $0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2026 PG: 3163

FOR RECORDER'S USE ONLY

Monument Preservation Monument Table

Point Number	Road Monument	Found	Set	Northing	Easting	Station	Offset
1		CUT "X"	N/A	9114152.33	13433841.50	99+99.61	20.47
2		CUT "X"	N/A	9114198.40	13433796.28	100+46.59	-23.82
3		CUT "X"	CUT "X"	9114324.07	13433793.48	101+72.28	-24.08
4		1/2"Ø REBAR W/YPC #8419	CUT "X"	9114441.60	13433840.83	102+88.83	25.62
5		CUT "X"	CUT "X"	9114449.87	13433790.66	102+98.12	-24.37
6		1/2"Ø REBAR W/YPC #8419	CUT "X"	9114520.47	13433839.26	103+67.72	25.65
7		1/2"Ø REBAR W/YPC #8419	CUT "X"	9114617.21	13433837.19	104+64.48	25.51
8		2 1/2"Ø REBAR IN PVC PIPE	N/A	9114661.67	13433782.97	105+10.02	-27.80
9		1/2"Ø REBAR W/YPC ILLEGIBLE	CUT "X"	9114791.18	13433833.56	106+38.49	25.38
10		1"Ø IRON PIPE	1/2"Ø REBAR W/RPC #24627	9114927.82	13433780.33	107+76.10	-25.38
11		CUT "X"	N/A	9115483.75	13433812.01	113+32.36	9.07
12		1/2"Ø REBAR W/RPC #7060	N/A	9115483.79	13433829.45	113+33.43	26.48

LOCATION MAP
NOT TO SCALE



PROJECT DESCRIPTION:
PCC RECONSTRUCTION

LOCATION:
ANDERSON STREET FROM JUST NORTH OF THE EAST MAIN STREET AND ANDERSON STREET INTERSECTION TO JUST SOUTH OF THE EAST UNION STREET AND ANDERSON STREET INTERSECTION.

JURISDICTION:
CITY OF MANCHESTER

PRESERVATION METHOD:
PRIOR TO THE START OF THE PROJECT, A SURVEY WAS PERFORMED TO LOCATE EXISTING ROAD ALIGNMENT MONUMENTS AND OTHER MONUMENTS WITHIN THE PUBLIC IMPROVEMENT CORRIDOR. THIS SURVEY DRAWING INDICATES WHICH MONUMENTS WERE DESTROYED AND HAVE BEEN RESET AT THE PREVIOUSLY SURVEYED LOCATION.

COORDINATE SYSTEM:
IOWA REAL-TIME NETWORK
DATUM: NAD83(CONUS)
ZONE: 3 (ELKADER)
GEOID: 18A (CONUS)
US SURVEY FOOT

Line Table: Anderson Street

Line #	Length	Direction	Start Point	End Point	Start Station	End Station
L1	388.150	N01° 09' 18.18"W	(13433822.0417,9114102.3205)	(13433814.2173,9114490.3915)	99+50.00	103+38.15
L2	333.496	N01° 09' 03.42"W	(13433814.2173,9114490.3915)	(13433807.5185,9114823.8207)	103+38.15	106+71.65
L3	329.894	N00° 59' 24.59"W	(13433807.5185,9114823.8207)	(13433801.8177,9115153.6655)	106+71.65	110+01.54
L4	238.462	N01° 01' 56.14"W	(13433801.8177,9115153.6655)	(13433797.5217,9115392.0891)	110+01.54	112+40.00
L5	125.843	N03° 22' 18.56"E	(13433797.5217,9115392.0891)	(13433804.9233,9115517.7147)	112+40.00	113+65.85
L6	859.151	N00° 46' 36.70"W	(13433804.9233,9115517.7147)	(13433793.2746,9116376.7865)	113+65.85	122+25.00

LEGEND

- SECTION CORNER AS DESCRIBED
- FOUND CUT X
- FOUND 2 1/2"Ø REBAR IN PVC PIPE
- FOUND 1/2"Ø REBAR W/RPC 7060
- SET 1/2"Ø REBAR W/RPC 24627
- CALCULATED POSITION
- SET CUT X
- EXISTING PROPERTY LINE
- PROPOSED CENTERLINE ROAD
- ORIGINAL LOT LINE
- 1/4-1/4 SECTION LINE
- (60') RIGHT-OF-WAY WIDTH
- RPC RED PLASTIC CAP
- YPC YELLOW PLASTIC CAP

SURVEYOR:
ADAM J. RECKER, PLS
FEHR GRAHAM
221 E MAIN STREET, SUITE 301
MANCHESTER, IA 52057

PROPRIETOR/OWNER:
CITY OF MANCHESTER
301 E MAIN STREET
MANCHESTER, IA 52057

REQUESTED BY/SUBDIVIDER:
CITY OF MANCHESTER
301 E MAIN STREET
MANCHESTER, IA 52057

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 10-27-2026

Adam J. Recker, P.L.S. Date
License Number: 24627
My license renewal date is December 31, 2027.
Sheets covered by this seal:SHEETS 1 THROUGH 3

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ENGINEERING & ENVIRONMENTAL
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ILLINOIS
IOWA
WISCONSIN

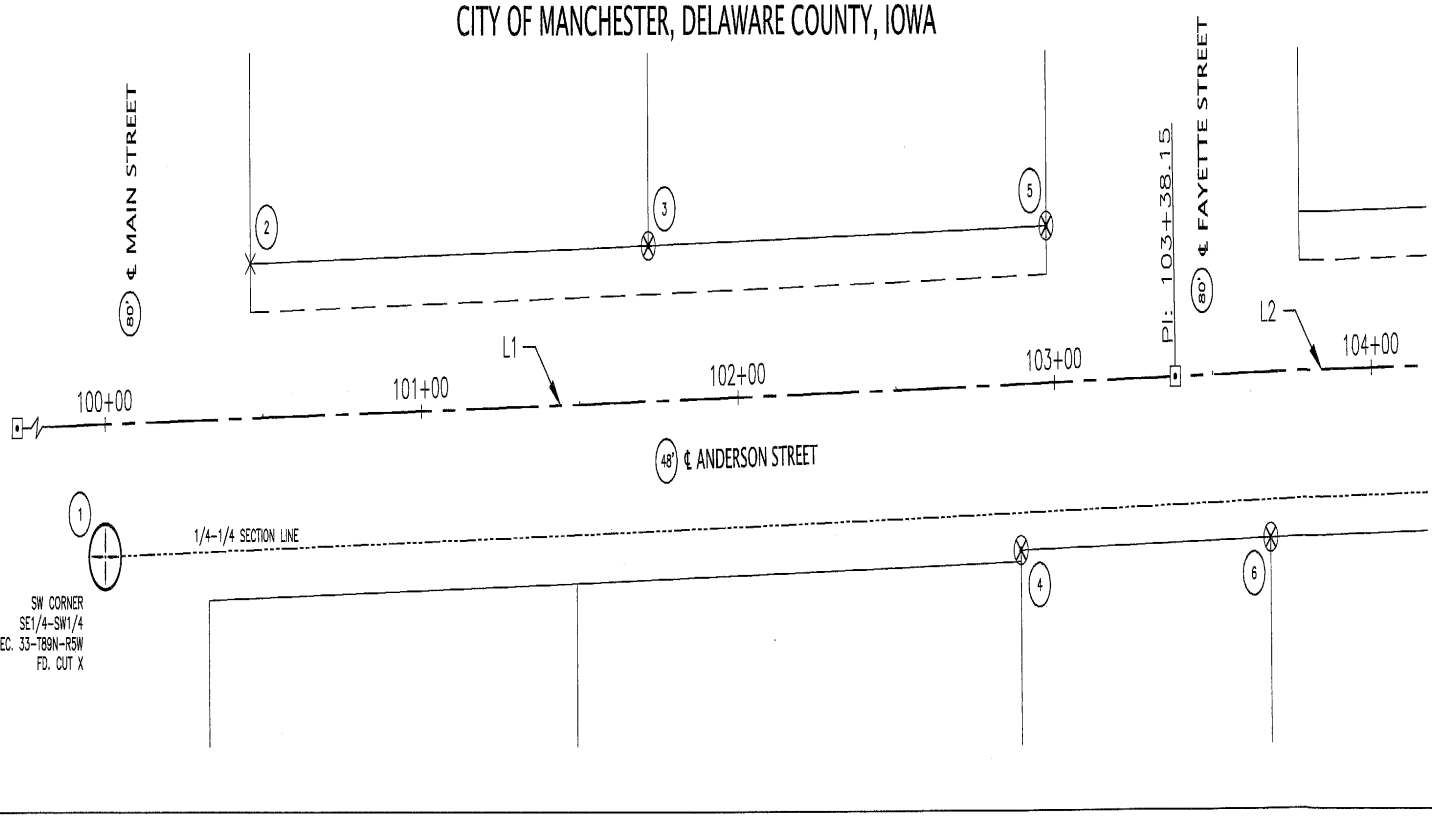
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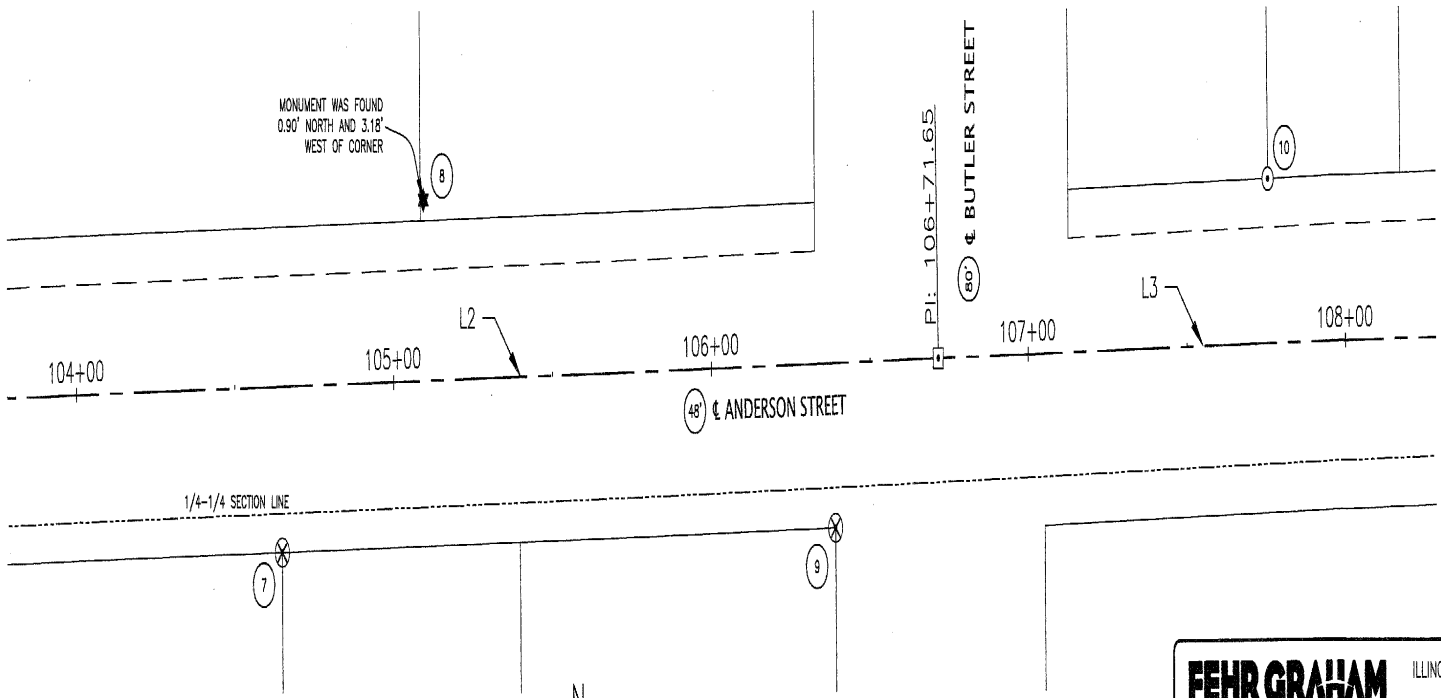
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JOB NUMBER: 25-546
SURVEY WAS COMPLETED ON: SEPTEMBER 30, 2026
SHEET NUMBER: 1 of 3

PLOT DATE: 10/27/26

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ANDERSON STREET
IN THE SW1/4 OF SECTION 28-T89N-R5W
CITY OF MANCHESTER, DELAWARE COUNTY, IOWA







30' 15' 0 30'

GRAPHIC SCALE IN FEET
SCALE: 1"=30'

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FLD BK: FEHR GRAHAM
2026-JUERGENS No. 3
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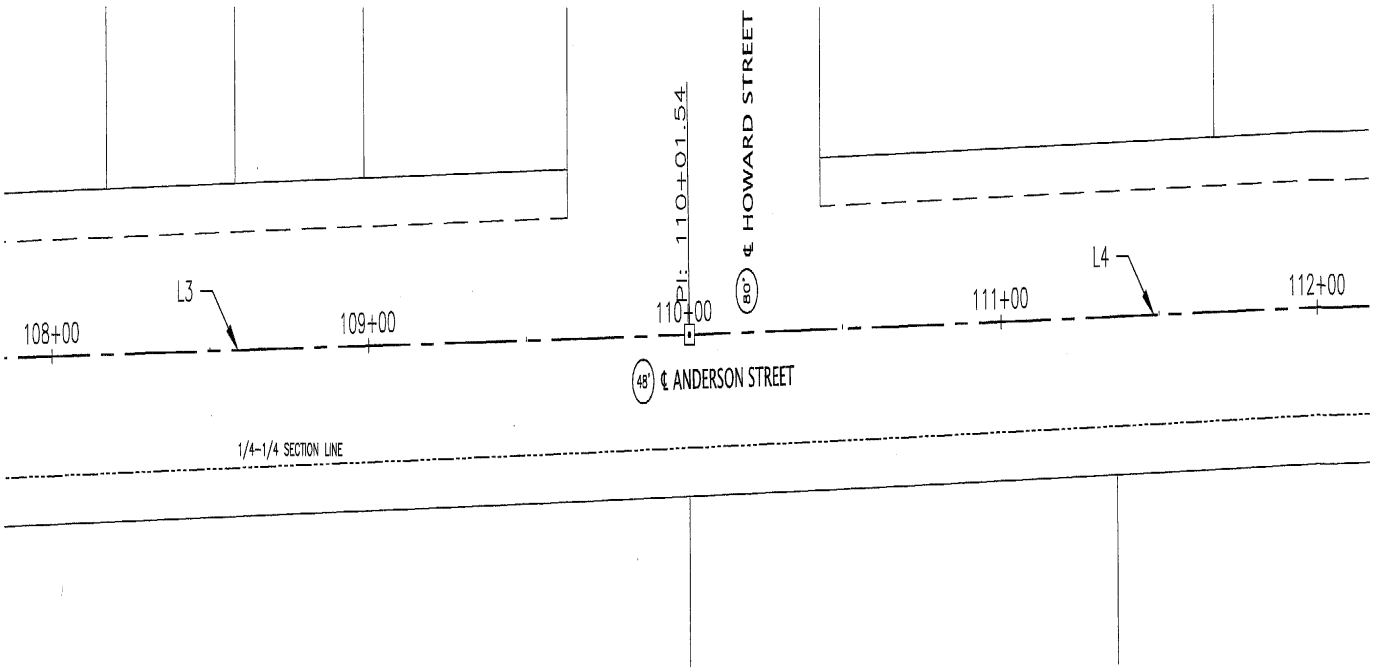
JOB NUMBER:
25-546

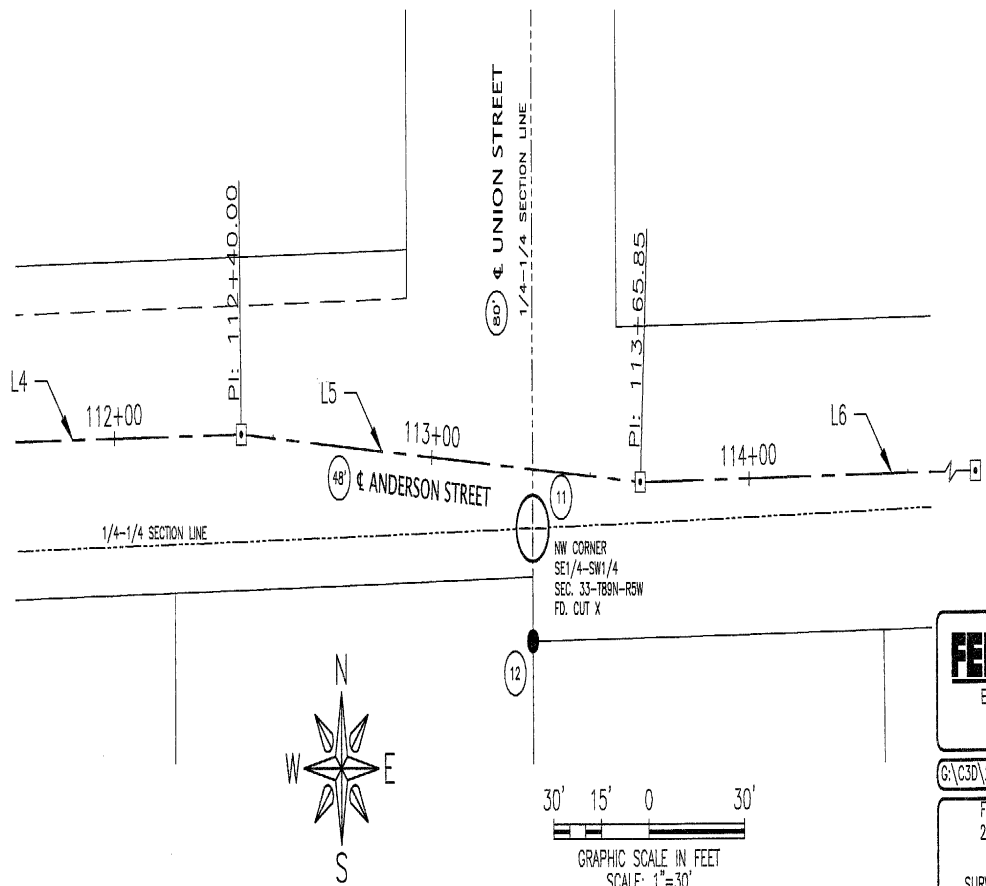
SHEET NUMBER:
2 of 3

PLOT DATE: 10/27/26

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JOB NUMBER: 25-546

SHEET NUMBER: 3 of 3

PLOT DATE: 10/27/26