

BK: 2020 PG: 2445
Recorded: 7/8/2020 at 2:50:18.0 PM
Pages 2
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

PLAT OF SURVEY

INDEX LEGEND

LOCATION: SW 1/4 OF SE 1/4 OF SECTION 4
 T 76N, R 28W, MADISON COUNTY, IOWA

OWNER: CARL & SARA TESSMER
 1840 137TH LANE, EARLHAM IA 50072

SURVEY FOR: (OWNER)

PREPARED BY CHAD A. DANIELS
 DANIELS LAND SURVEYING, 22598 18TH AVE, NEW VIRGINIA IA 50210
 RETURN TO: 515-577-2583

SURVEY LEGEND

- () - Recorded Distance/Bearing
- — — — — 33' Road Easement
- . - . - . Section line
- * - * - Fence line

Monuments

- ▲ - Found section corner
- - Set 1/2" red plastic capped rebar, #17532
- - Found 1/2" RCR #17532

BASIS OF BEARINGS IS IA RCS ZONE 8

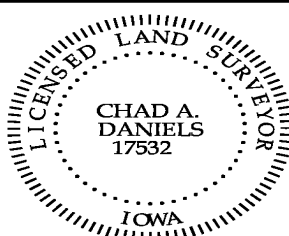
DESCRIPTION - PARCEL K:

That part of Parcel J, recorded Book 2019 Page 2094, of the Southwest Quarter of the Southeast Quarter of Section 4, Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa, described as follows;

Commencing at the Southeast corner of said Southwest Quarter of the Southeast Quarter; thence North 89 degrees 50 minutes 07 seconds West, 587.35 feet along the South line of said Southwest Quarter of the Southeast Quarter to the Southeast corner of said Parcel J and to the Point of Beginning; thence North 89 degrees 50 minutes 07 seconds West, 340.97 feet along said South line; thence North 01 degrees 49 minutes 10 seconds East, 246.92 feet; thence North 48 degrees 45 minutes 48 seconds West, 120.88 feet; thence North 10 degrees 33 minutes 15 seconds West, 157.62 feet to a corner of said Parcel J; thence South 83 degrees 01 minutes 45 seconds East, 255.03 feet to a corner of said Parcel J; thence South 57 degrees 32 minutes 34 seconds East, 189.09 feet to a corner of said Parcel J; thence South 17 degrees 49 minutes 07 seconds East, 131.36 feet to a corner of said Parcel J; thence South 00 degrees 00 minutes 00 seconds East, 224.91 feet to the Point of Beginning, having an area of 3.60 Acres including 0.26 Acres of Road Easement.

DESCRIPTION - INGRESS/EGRESS EASEMENT:

A 40 feet wide Ingress/Egress Easement across that part of Parcel J and Parcel K of the Southwest Quarter of the Southeast Quarter of Section 4, Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa, the centerline is described as follows;
 Beginning at the Southwest corner of said Parcel K; thence North 01 degrees 49 minutes 10 seconds East, 246.92 feet to the terminus of said Easement.



I hereby certify that this surveying document was prepared by me 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.

Signed Chad A. Daniels 7/8/20
 Chad A. Daniels Date

Iowa License No. 17532
 My license renewal date is 12-31-2020
 Page No.'s covered by this seal: 1 and 2

