

INDEX LEGEND

COUNTY: Madison
 SITE ADDRESS: CH R35 /Warren Avenue
 CITY: Cumming
 SECTION: 24 TOWNSHIP: 77 RANGE: 26
 ALIQUOT PART: NE1/4 NE1/4
 PARCEL DESIGNATION: Parcel "J"
 PROPRIETOR: Holly Rice Revocable Trust
 REQUESTED BY: Holly Rice
 SURVEYOR NAME: Vincent E. Piagentini

PLAT OF SURVEY
 PARCEL "J" OF THE
 NE1/4 OF THE NE1/4
 SEC 24-77-26



Document 2020 4057

Book 2020 Page 4057 Type 06 026 Pages 1
 Date 10/23/2020 Time 10:50:00AM
 Rec Amt \$7.00

INDX
 ANNO
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LISA SMITH, COUNTY RECORDER
 MADISON COUNTY IOWA

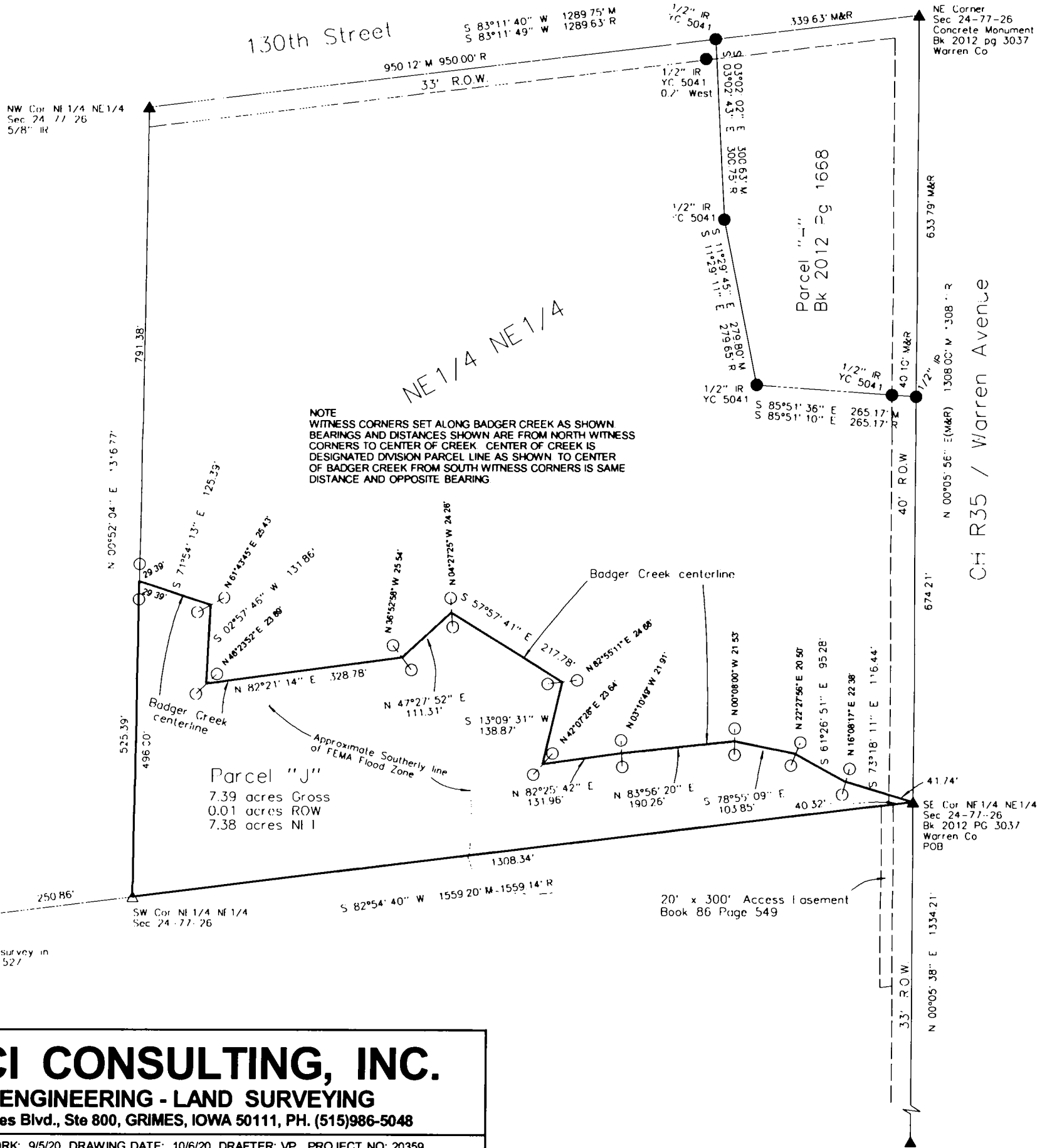
PREPARED BY & RETURN TO ABACI CONSULTING INC. 3000 SE GRIMES BLVD, STE 800, GRIMES, IA 50111, PH.(515)986-5048

THIS SPACE RESERVED FOR RECORDER'S OFFICE USE ONLY

Legal Description - Parcel "J"

All that part of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section 24, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows.

Beginning at the Southeast corner of the NE1/4 of the NE1/4 of said Section 24, thence South 82°54'40" West, along the South line of the NE1/4 of the NE1/4 of said Section 24, a distance of 1,308.34 feet, to the Southwest corner of the NE1/4 of the NE1/4 of said Section 24; thence North 00°52'04" East, along the West line of the NE1/4 of the NE1/4 of said Section 24, a distance of 525.39 feet, to a point in the center of Badger Creek; thence South 71°54'13" East, a distance of 125.39 feet, to a point in the center of Badger Creek; thence South 02°57'46" West, a distance of 131.86 feet, to a point in the center of Badger Creek; thence North 82°21'14" East, a distance of 328.78 feet, to a point in the center of Badger Creek; thence South 13°09'31" West, a distance of 111.31 feet, to a point in the center of Badger Creek; thence South 57°57'41" East, a distance of 217.78 feet, to a point in the center of Badger Creek; thence South 13°09'31" West, a distance of 138.87 feet, to a point in the center of Badger Creek; thence North 82°25'42" East, a distance of 131.96 feet, to a point in the center of Badger Creek; thence North 83°56'20" East, a distance of 190.26 feet, to a point in the center of Badger Creek; thence South 78°55'09" East, a distance of 103.85 feet, to a point in the center of Badger Creek; thence South 61°26'51" East, a distance of 95.28 feet, to a point in the center of Badger Creek; thence South 73°18'11" East, a distance of 116.44 feet to the Point of Beginning, and containing 7.39 acres of land, more or less, including 0.01 acres of road easement.



ABACI CONSULTING, INC.

CIVIL ENGINEERING - LAND SURVEYING

3000 SE Grimes Blvd., Ste 800, GRIMES, IOWA 50111, PH. (515)986-5048

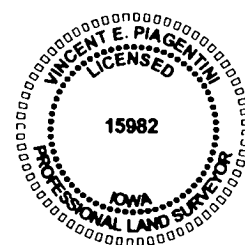
DATE OF SURVEY FIELDWORK: 9/5/20 DRAWING DATE: 10/6/20 DRAFTER: VP PROJECT NO: 20359

I HEREBY CERTIFY THAT THIS SURVEYING DOCUMENT WAS PREPARED AND THE RELATED 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.

Vincent E. Piagentini
 VINCENT E. PIAGENTINI, IOWA LIC. NO 15982 DATE 10/6/2020

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2020.

ADDITIONAL PAGES CERTIFIED (NONE UNLESS INDICATED HERE)



SYMBOLS LEGEND:

- R RECORDED DISTANCE
- M MEASURED DISTANCE
- C CALCULATED DISTANCE
- CORNER MONUMENT FOUND
- SET 1/2" IR YC 15982 UNLESS NOTED
- ▲ SECTION CORNER FOUND
- △ SECTION CORNER SET 1/2" IR YC 15982 UNLESS NOTED
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT
- YC YELLOW CAP
- IR IRON ROD
- IP IRON PIPE

