

**PLAT OF SURVEY**

INDEX LEGEND

LOCATION: SW 1/4 OF SW 1/4 OF SECTION 18  
T 75N, R 27W, MADISON COUNTY, IOWA

OWNER: Fn'J FARMS LLC  
32474 G TRAIL, 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
- 50' Road Easement
- . - . - Section line
- \* - \* - Fence line

Monuments

- ▲ - Found section corner
- - Set 1/2" red plastic capped rebar, #17532
- - Set PK Nail w/ brass washer, #17532

BASIS OF BEARINGS IS IA RCS ZONE 8

DESCRIPTION - PARCEL H:

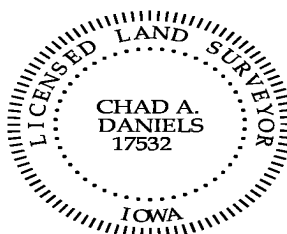
That part of the Southwest Quarter of the Southwest Quarter of Section 18, Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa, described as follows; Commencing at the Southeast corner of said Southwest Quarter of the Southwest Quarter; thence North 00 degrees 03 minutes 41 seconds West, 4.60 feet along the East line of said Southwest Quarter of the Southwest Quarter to the Point of Beginning; thence North 00 degrees 03 minutes 41 seconds West, 575.38 feet along said East line; thence South 89 degrees 45 minutes 46 seconds West, 206.67 feet to the Centerline of a Madison County Highway; thence South 30 degrees 44 minutes 49 seconds West, 671.14 feet along said Centerline; thence North 89 degrees 45 minutes 46 seconds East, 550.40 feet to the Point of Beginning, having an area of 5.00 Acres including 0.77 Acres of Road Easement.

DESCRIPTION - PARCEL J:

That part of the Southwest Quarter of the Southwest Quarter of Section 18, Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa, described as follows; Commencing at the Southeast corner of said Southwest Quarter of the Southwest Quarter; thence North 00 degrees 03 minutes 41 seconds West, 579.98 feet along the East line of said Southwest Quarter of the Southwest Quarter to the Point of Beginning; thence South 89 degrees 45 minutes 46 seconds West, 206.67 feet to the Centerline of a Madison County Highway; thence North 30 degrees 44 minutes 49 seconds East, 177.97 feet along said Centerline; thence with a curve turning to the left with an arc length of 321.46 feet, with a radius of 955.00 feet, with a chord bearing of North 21 degrees 06 minutes 14 seconds East, with a chord length of 319.94 feet along said Centerline to said East line of the Southwest Quarter of the Southwest Quarter; thence South 00 degrees 03 minutes 41 seconds East, 450.58 feet to the Point of Beginning, having an area of 0.89 Acres including 0.46 Acres of Road Easement.

**PARCEL J NOTE:**

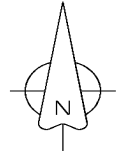
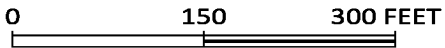
Parcel J is not a buildable parcel and shall be henceforth tied to the adjoining tract to the East, the remainder of the Southeast Quarter of the Southwest Quarter. It shall not be sold separately from said tract and shall be considered a part of said tract.



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* 3/11/21  
Chad A. Daniels Date

Iowa License No. 17532  
My license renewal date is 12-31-2022  
Page No.'s covered by this seal: 1 and 2



**NOTE ABOUT POWERLINE EASEMENT:**

The easement shown on this Plat of Survey is centered on the existing powerline as it stands today. The recorded width of the easement was unknown to the owner, but based on the width the power company clears the trees and brush, I estimated the width to be 100 feet. If the recorded width is found to be smaller or larger than shown, the exterior lines of the easement shall be adjusted.

