

BK: 2021 PG: 365
Recorded: 1/29/2021 at 10:38:33.0 AM
Pages 2
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.22
Combined Fee: \$15.22
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

INDEX LEGEND

Location:: S11-T75N-R28W of the 5th P.M.
 Requestor: Jeremy Goemaat
 Proprietor: Jeremy Goemaat
 Project: 18057 Date of Survey: 1/23/21
 Surveyor Co: Boldman Surveying & Consulting
 Prepared by/Return to: Craig S.Boldman
 521 West Green Street, Winterset, Ia 50273
 Phone/fax: 515-462-9242

PLAT OF SURVEY

Parcel "M" being a part of former Iowa Department of Transportation right of way located in the SW ¼ NE ¼ of Section 11, Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa, described as follows:

Beginning at the NW corner of the SW ¼ NE ¼ of said Section 11; thence S 89°16'26" E a distance of 27.04' to a 1/2" iron rod; thence S 01°19'52" E a distance of 165.00' to a 1/2" iron rod; thence N 89°16'20" W a distance of 34.26' to a 1/2" iron rod; thence N 01°10'42" E a distance of 164.90' the point of beginning.

Containing 0.116 acres.

Parcel "N" being a part of former Iowa Department of Transportation right of way located in the SW ¼ NE ¼ of Section 11, Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa, described as follows:

Commencing at the NW corner of SW ¼ NE ¼ of said Section 11; thence N 01°10'34" E a distance of 164.90' to a 1/2" iron rod at the Point of Beginning; thence S 89°16'20" E a distance of 34.26' to a 1/2" iron rod; thence S 01°19'52" E a distance of 582.84' to a 1/2" iron rod; thence S 21°03'07" W a distance of 151.16' to a 1/2" iron rod; thence S 01°03'57" W a distance of 423.11' to a 1/2" iron rod; thence N 88°57'59" W a distance of 9.18' to a right of way rail at the SW corner of the SW ¼ NE ¼ of said Section 11; thence N 01°10'34" E, along the West line thereof, a distance of 849.48' to a 1/2" iron rod at the SE corner of Parcel "L"; thence continuing N 01°10'34" E, along said West line, a distance of 297.82' to the point of beginning.

Containing 0.825 acres.

Surveyor's Note:

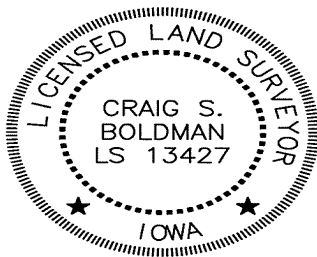
Parcel "M" is intended to be added to Parcel "L" and is not considered a separate lot of sale.

Parcel "N" is intended to be added to the remaining SE ¼ NW ¼ lying South of Parcel "L" and is not considered a separate lot of sale

- 1/2" IRON ROD w O.P.C. #13427 SET
- 1/2" IRON ROD W O.P.C.#13427 FOUND
- △ PLSS CORNER SET
- ▲ PLSSS CORNER FOUND

O.P.C. ORANGE PLASTIC CAP

Y.P.C. YELLOW PLASTIC CAP



I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa

Signature Craig S. Boldman Date 1/29/21

Name Craig S. Boldman P.L.S No. 13427

Renewal date is December 31, 2022

Pages or sheets covered by this seal 1/1

