

BK: 2022 PG: 2470
 Recorded: 8/18/2022 at 8:01:53.0 AM
 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

RETRACEMENT SURVEY

INDEX LEGEND

LOCATION: NE ¼ OF NE ¼ OF SECTION 23
 T 75N, R 26W, CITY OF ST CHARLES, MADISON COUNTY, IOWA

OWNER: JEREMY & CHRISTINE MASKE
 310 N CHERRY ST., ST CHARLES IA 50240

SURVEY FOR: (OWNER)

PREPARED BY CHAD A. DANIELS
 DANIELS LAND SURVEYING, 22470 18TH LN, NEW VIRGINIA IA 50210
 RETURN TO: 515-577-2583

SURVEY LEGEND

- () - Recorded Distance/Bearing
- 33' Road Easement
- Section line
- x-x- Fence line

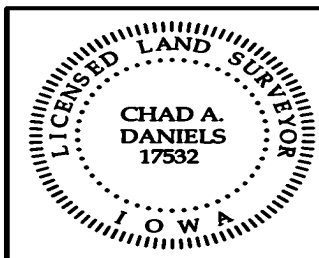
Monuments

- ▲ - Found section corner
- - Set 1/2" red plastic capped rebar, #17532
- - Found Cut 'X'
- - Found 1/2" yellow cr #5041
- - Found 1/2" yellow cr #6808
- ◆ - Found 1/2" rebar

BASIS OF BEARINGS IS IA RCS ZONE 8

DESCRIPTION OF RECORD (Book 2005 Page 5251):

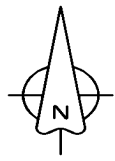
Commencing at a point 20 feet North and 66 feet West of the Northwest corner of Lot Four (4), in Block Two (2), of Joel's Addition to the Town of St Charles, Iowa, running thence South 157 feet, thence West 107 feet, thence North to the North line of the Northeast Quarter (¼) of the Northeast Quarter (¼) of Section Twenty-three (23), in Township Seventy-five (75) North, of Range Twenty-six (26) West of the 5th P.M., thence East along the North line of said Forty Acres to a point due North of the Place of Beginning, thence South to the Place of Beginning; EXCEPT for a tract described as Commencing at the Northwest corner of the Northeast Quarter (¼) of the Northeast Quarter (¼) of Section Twenty-three (23), in Township Seventy-five (75) North, of Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; thence along the North line of said Northeast Quarter (¼) of the Northeast Quarter (¼), North 84°59'40" East 197.80 feet to the Point of Beginning; thence continuing North 84°59'40" East 107.41 feet to the West line of Cherry Street extended; thence along the West line South 00°00'00" 244.00 feet; thence South 90°00'00" West 107.00 feet; thence North 00°00'00" 234.63 feet to the point of beginning. Said excepted parcel contains 0.589 acres, including 0.081 acres of County Road Right of Way.



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 Professional Land Surveyor under the laws of the State of Iowa.

Signed Chad A. Daniels 17 AUG 22
 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



NW COR. NE 1/4
NE 1/4 SEC. 23
1/2" rebar

NE COR.
SEC. 23
PK Nail

N 84°46'41" E 1327.39'

1022.96'

(197.80')
199.40'

(107.41')
105.02'

0.30' N
33.15'

105.39'

33.12' 0.54' N

Plat of Survey
Bk 2 Pg 154

Lot 4 of Block 1
Joel's Addition

169.61'
N 00°22'30" W

N 89°57'25" W
65.64' (66')

N 00°17'23" E
234.62' (234.63')

Parcel C
Bk 2 Pg 241

VACATED
M STREET

40'

244.09' (244.00')

N 00°02'35" E
20.00'

Point of Beginning

107.25' (107')
N 89°57'07" E

74.48'
S 00°16'57" E

157.26' (157')

Lot 4 of Block 2
Joel's Addition

0.21 Acres

N 00°16'46" W
84.04'

82.78'
S 00°28'14" E

CHERRY STREET

S 89°16'50" W
107.53' (107')

Lot 5 of Block 2
Joel's Addition

N 00°01'53" W 164.45'

Parcel A
Bk 2 Pg 286