

BK: 2023 PG: 1368
 Recorded: 6/14/2023 at 8:30:11.0 AM
 Pages 2
 County Recording Fee: \$12.00
 Iowa E-Filing Fee: \$3.00
 Combined Fee: \$15.00
 Revenue Tax:
 BRANDY L. MACUMBER, RECORDER
 Madison County, Iowa

PLAT OF SURVEY

INDEX LEGEND

LOCATION: E 1/2 OF NE 1/4 OF SECTION 26
 T 76N, R 27W, MADISON COUNTY, IOWA

OWNER: JANE E DEWITT
 910 FOSTER RD., IOWA CITY IA 52245

SURVEY FOR: RAY DAWSON

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

SURVEY LEGEND

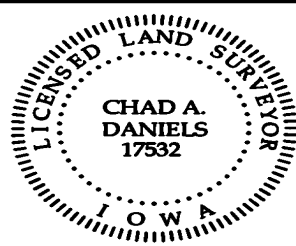
- () - Recorded Distance/Bearing
- --- Road Easement
- --- Section line
- x-x- Fence line
- Monuments**
- ▲ - Found section corner
- - Set 1/2" red plastic capped rebar, #17532
- - Set 12" spike w/ brass washer, #17532
- - Found IDOT R.O.W. Mon.

BASIS OF BEARINGS IS IA RCS ZONE 8

DESCRIPTION - PARCEL N:

All that part of the East Half of the Northeast Quarter of Section 26, Township 76 North, Range 27 West of the 5th P.M., Madison County, Iowa, lying South of the former South line of Iowa Highway 92 and North of the existing Centerline of a Madison County road in the Southeast Quarter of said Northeast Quarter described as follows;
 Beginning at the Northeast corner of said Southeast Quarter of the Northeast Quarter; thence South 00 degrees 22 minutes 16 seconds West, 714.36 feet along the East line of said Southeast Quarter of the Northeast Quarter to said road Centerline; thence South 88 degrees 10 minutes 59 seconds West, 1306.67 feet along said road Centerline to the West line of said Southeast Quarter of the Northeast Quarter; thence North 00 degrees 09 minutes 51 seconds East, 554.49 feet along said West line to the former South line of Iowa Highway 92; thence North 75 degrees 51 minutes 30 seconds East, 1215.29 feet to a corner of said former South line of Iowa Highway 92; thence with a curve turning to the right with an arc length of 134.96 feet, with a radius of 1399.39 feet, with a chord bearing of North 78 degrees 37 minutes 16 seconds East, with a chord length of 134.90 feet along said former South line of Iowa Highway 92 to the East line of the Northeast Quarter of said Northeast Quarter; thence South 00 degrees 46 minutes 39 seconds West, 122.25 feet to the Point of Beginning, having an area of 20.96 Acres including 3.29 Acres of Road Easement.

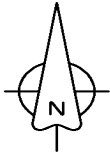
TRACT:	AREA BY TRACT:		
	NET (AC):	R.O.W. (AC):	TOTAL (AC):
NE NE	0.00	0.73	0.73
SE NE	17.67	2.56	20.23
TOTAL	17.67	3.29	20.96



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 Date 13 JUN 23
 Chad A. Daniels Date
 Iowa License No. 17532
 My license renewal date is 12-31-2024
 Page No.'s covered by this seal: 1 and 2

0 200 400 FEET



NE COR.
SEC. 26
3/8" rebar

NE 1/4 NE 1/4

L 134.96'
R 1399.39'
Brg N 78°37'16" E
Ch 134.90'

Former South line of IA Hwy 92

S 00°46'39" W
122.25'

N 75°51'30" E 1215.29'

NW COR.
SE 1/4
NE 1/4
SEC. 26

N 82°44'52" E 1076.35'

S 00°35'50" W 466.24'

Parcel N
20.96 Acres

L 116.60'
R 76.27'
Brg S 44°23'24" W
Ch 105.57'

S 09°06'01" E 100.92'
S 00°35'50" W 29.05'

S 88°10'59" W 1210.80'

Centerline
County road

S 88°10'59" W 1306.67'

S 00°22'16" W 714.36'

S 00°22'16" W 609.14'

N 00°09'51" E 554.49'

N 00°09'51" E 552.27'

SW COR. SE 1/4
NE 1/4 SEC. 26
Alum capped
IDOT Monument

E 1/4 COR.
SEC. 26
1/2" Rebar

N 89°19'19" W 1303.74'

SE 1/4 NE 1/4