INDEX LEGEND

COUNTY: MADISON
SEC: 23 TWP: 74N RANGE: 28W
ALIQUOT PART: NW 1/4 NE 1/4
PARCEL DESIGNATION: K
PROPRIETOR: BORNTRAGER, ALVIN D. AND CAROLYN M.
REQUESTED BY: ALVIN BORNTRAGER
SURVEYOR NAME: MERLIN L. DAVIS

ABACI CONSULTING, INC.

CIVIL ENGINEERING - LAND SURVEYING

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

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Book 2024 Page 2325 Type 06 026 Pages 1
Date 9/25/2024 Time 9:49:03AM
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INDX
ANNO
SCAN
CHEK

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

* THIS SPACE RESERVED FOR RECORDER'S OFFICE USE ONLY

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

PLAT OF SURVEY

LEGAL DESCRIPTION - "SUNSET AMISH CEMETERY"

PARCEL 'K' LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 74 NORTH, RANGE 28 WEST OF THE 5TH P.M., MADISON COUNTY, IOWA. MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER OF SAID SECTION 23, THENCE SOUTH 89°31'49" EAST, ALONG THE NORTH LINE OF SAID SECTION 23, 644.29' FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89° 31' 49" EAST, CONTINUING ALONG THE SECTION LINE, 209.27' FEET; THENCE SOUTH 0°28'11" WEST, 208.20' FEET; THENCE NORTH 89°31'49" WEST, 160.00' FEET; THENCE NORTH 35°25'01" WEST, 84.05' FEET; THENCE NORTH 0°28'12" EAST, 140.11' FEET TO THE POINT OF BEGINNING. CONTAINING 41,893 SQUARE FEET (0.96 ACRES) MORE OR LESS.

SUBJECT TO ANY EASEMENTS, RESTRICTIONS, AND COVENANTS, RECORDED OR UNRECORDED.

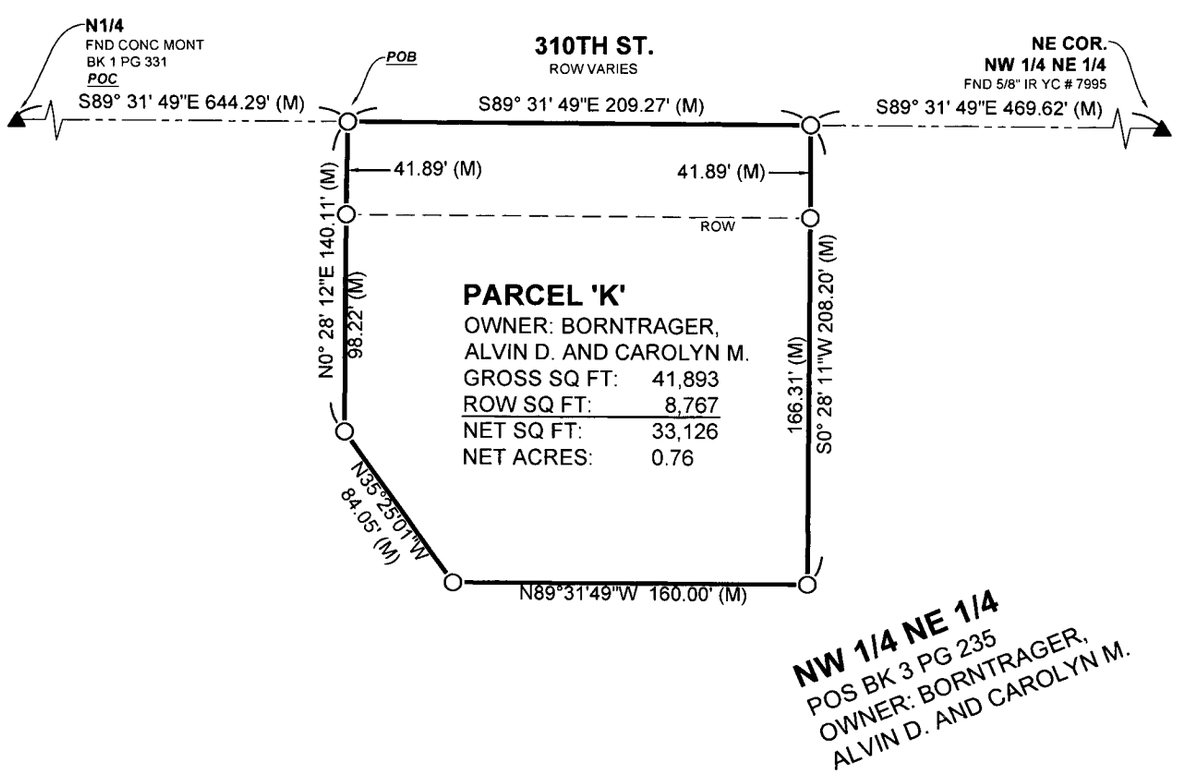
N

0' 80'

SCALE: 1"=80'

COUNTY NOTES:

1. PARCEL 'K' SHALL BE USED EXCLUSIVELY AS A CEMETERY FOR THE BURIAL OF HUMAN REMAINS.
2. PARCEL 'K' SHALL BE TRANSFERRED BY DEED, FROM ALVIN D. & CAROLYN M. BORNTRAGER TO "SUNSET AMISH CEMETERY", A PERPETUAL CARE CEMETERY.



FIELD WORK DATE: 01/22/2024 **DRAWING DATE:** 01/23/2024 **DRAFTER:** MS **JOB NUMBER:** #24002

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.

SIGNATURE DATE 9/23/2024

MERLIN L. DAVIS

PRINTED OR TYPED NAME:
IOWA LIC. NO. 19440
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2024

THIS SHEET ONLY

PAGES COVERED BY THIS SEAL:

LICENSED PROFESSIONAL LAND SURVEYOR
MERLIN L. DAVIS
19440
IOWA

LEGEND OF SYMBOLS & ABBREVIATIONS

R	RECORDED DISTANCE	OC	ORANGE CAP
M	MEASURED DISTANCE	RC	RED CAP
C	CALCULATED DISTANCE	IP	IRON PIPE
	CORNER MONUMENT FOUND	IR	IRON ROD
O	SET 1/2" IR OC 19440 UNLESS NOTED		
▲	SECTION CORNER FOUND		
△	SECTION CORNER SET OC 19440 UNLESS NOTED		
POB	POINT OF BEGINNING		
POC	POINT OF COMMENCEMENT		
YC	YELLOW CAP		

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