

PLAT OF SURVEY

COUNTY: MADISON
SEC: 14 TWP: 75N RANGE: 29W
ALIQUOT PART: NW 1/4 SW 1/4
PARCEL DESIGNATION: E
PROPRIETOR: SAVAGE, RAHN AND DORIAN
REQUESTED BY: DENNIS McDONALD
SURVEYOR NAME: MERLIN L. DAVIS



Document 2025 1577

Book 2025 Page 1577 Type 06 026 Pages 1
Date 6/20/2025 Time 1:22:25PM
Rec Amt \$7.00

INDX
ANNO
SCAN

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHK

ABACI CONSULTING, INC.

CIVIL ENGINEERING - LAND SURVEYING

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

* 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

LEGAL DESCRIPTION - PARCEL 'E'

A PARCEL OF LAND LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 14,
TOWNSHIP 75 NORTH, RANGE 29 WEST OF THE 5TH P.M., MADISON COUNTY, IOWA DESCRIBED AS
FOLLOWS:

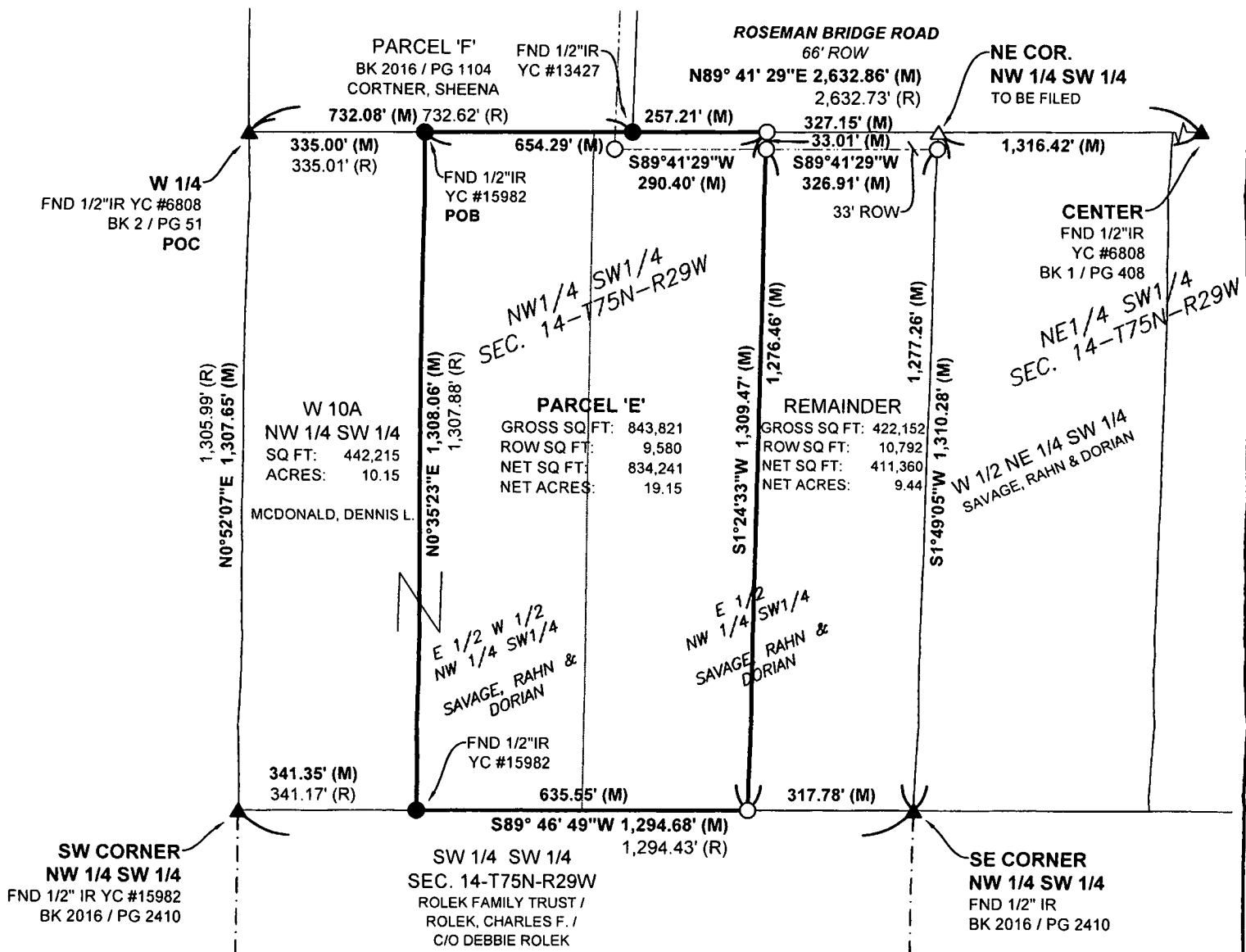
COMMENCING AT THE WEST 1/4 OF SAID SECTION 14, THENCE NORTH 89°41'29" EAST, ALONG THE
SECTION LINE, 335.00' TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 89°41'29" EAST, 654.29'
FEET; THENCE SOUTH 1°24'33" WEST, 33.01' FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF
ROSEMAN BRIDGE ROAD; THENCE CONTINUING SOUTH 1°24'33" WEST, 1,276.46' FEET TO A POINT ON THE
SOUTH LINE OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 14; THENCE SOUTH
89°46'49" WEST, ALONG SAID LINE, 635.55' FEET; THENCE NORTH 0°35'23" EAST, 1,308.06' FEET TO THE
POINT OF BEGINNING. CONTAINING 843,821 SQUARE FEET (19.37 ACRES) MORE OR LESS.

NOTE: PARCEL E SHALL BE TIED TO THE W 10 ACRES OF THE NW 1/4
OF THE SW 1/4 OF SECTION 14, TOWNSHIP 75 NORTH, RANGE 29
WEST AND ARE NOT TO BE SOLD SEPARATELY.



0' 300'

SCALE: 1"=300'



FIELD WORK DATE: 06/05/2025 DRAWING DATE: 06/13/2025 DRAFTER: MS JOB NUMBER: #25092

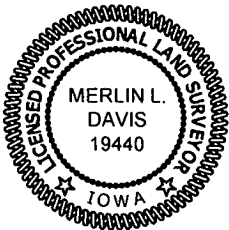
I HEREBY CERTIFY THAT THIS SURVEYING DOCUMENT WAS PREPARED AND
THE RELATED WORK WAS PERFORMED BY ME OR UNDER MY DIRECT
PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL
LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

SIGNATURE: *Merlin L. Davis* DATE: 06/17/2025
MERLIN L. DAVIS

PRINTED OR TYPED NAME:
IOWA LIC. NO. 19440
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2026

THIS SHEET ONLY

PAGES COVERED BY THIS SEAL:



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
○	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		