

BK: 2025 PG: 2254  
Recorded: 8/22/2025 at 12:21:44.0 PM  
Pages 2  
County Recording Fee: \$12.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$15.00  
Revenue Tax: \$0.00  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**AUDITOR'S NOTE:**

A lot tie agreement will be filed after recording this  
Plat of Survey that will tie Parcel B and Parcel C.

**PLAT OF SURVEY**

**INDEX LEGEND**

**LOCATION:** Part of the SW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 21  
T 74N, R 26W, Madison County, Iowa

**OWNER:** Russell & Beverly Roberts Irrevocable Trust  
5137 Panorama Drive, Panora IA 50216

**SURVEY FOR:** (Owner)

**ASSOCIATED DOCUMENTS:** Quit Claim Deed: Book 2013 Page 3666

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

**SURVEY LEGEND**

( ) - Recorded Distance/Bearing

— — — — Road Easement

— · — · — Section line

— \* — \* — Fence line

**Monuments**

▲ - Found section corner

● - Set 1/2" red plastic  
capped rebar, #17532

○ - Set 12" spike  
w/ brass washer, #17532

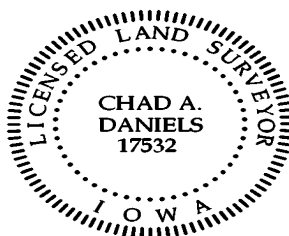
■ - Found 1/2" yellow ir #5041

□ - Found RR Spike

**BASIS OF BEARINGS IS IA RCS ZONE 8**

**DESCRIPTION - PARCEL C:**

That part of the Southwest Quarter of the Southwest Quarter of Section 21, Township 74 North, Range 26 West of the 5th P.M., Madison County, Iowa, described as follows;  
Beginning at the Northeast corner of Parcel B, recorded in Book 3 Page 378, with said point being on the North line of said Southwest Quarter of the Southwest Quarter; thence North 85 degrees 47 minutes 58 seconds East, 200.73 feet along said North line; thence South 05 degrees 20 minutes 24 seconds East, 400.01 feet; thence South 56 degrees 00 minutes 43 seconds West, 305.93 feet; thence North 90 degrees 00 minutes 00 seconds West, 424.93 feet; thence North 00 degrees 59 minutes 18 seconds West, 235.00 feet to the Southwest corner of said Parcel B; thence South 84 degrees 38 minutes 55 seconds East, 436.57 feet to the Southeast corner of said Parcel B; thence North 01 degrees 40 minutes 41 seconds East, 360.49 feet to the Point of Beginning, having an area of 4.62 Acres including 0.31 Acres of Road Easement.



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 22 AUG 25  
Chad A. Daniels

Iowa License No. 17532  
My license renewal date is 12-31-2026  
Page No.'s covered by this seal: 1 and 2

0 150 300 FEET

