



FILED NO. 2003 PAGE 2003 AUG 13 AM 11: 41

MICKI UTSLER RECORDER MADISON COUNTY, **IOWA**

SEC.23-77-28 SET C.I.R.#6808

S.89°31'56"W. - 1320.65'

NE.Cor. NW.1/4 SE.1/4 SEC. 23-77-28 SET C.I.R.#6808 - POINT OF BEGINNING

S.62°45'51"E.

57.77

S.69°35'20"E. 73.03'

N.86°05'20"E

S.00°44'43"E.

S.88°15'55"W_ - 441.50

NW.1/4 SE.1/4 SE.Cor.

SEC.23-77-28 **SET C.I.R.#6808**

408.48

00°00'17"E 1315.90'

33.02

287.35

543.82

PARCEL "A" 1105.93 1138.93

GROSS AREA = 4.986 AC. CO.RD.R.O.W. = 0.218 AC. CO. 33

NET AREA = 4.768 AC. CO. 33

NET AREA = 4.768 AC. CO. 33

S.16°26'55*E. 116.78'

W.1/4 Cor.

P.C. **CONSULTING ENGINEERS** GREEN ST., 110 WEST

JAMES M HOCHSTETLER, 110 WEST GREEN WINTERSET, IOWA 50273 ST.,

* EXISTING FENCE

COUNTY ROAD R.O.W.

CAPPED IRON ROD (C.I.R.) #6808 SET

DATE OF SURVEY: 7-30-03

SCALE: 1" = 200"

20°

8

HOCHSTETLER 6808

J.M. HOCHSTETLER Licenso number 6808 Date 8/12/03 Surveyor under the laws of the Stato of lowa. performed by me or under my direct personal upervision and that I am a duly licensed Land

Pages or sheets covered by this seal:

My license renewal date is December 31, 2003

I hereby certify that this land surveying document was prepared and the related survey work was

LEGAL DESCRIPTION:

tollows:

North, Range 28 West of the 5th P.M., Madison County, Iowa more particularly described as Parcel "A" in the Northwest Quarter of the Southeast Quarter of Section 23, Township 77

Southeast Quarter; thence South 62°45'51" East 57.77 feet; thence South 69°35'20" East 73.03 South 00°44'43" East 164.62 feet; thence South 88°15'55" West 441.50 feet to a point on the South 89°31'56" West 1138.93 feet along the North line of said Northwest Quarter of the Section 23, Township 77 North, Range 28 West of the 5th P.M., Madison County, Iowa; thence feet to the Point of Beginning containing 4.986 acres including 0.218 acres of County Road right East line of said Northwest Quarter of the Southeast Quarter; thence North 00°00'17" East 287.35 feet; thence South 16°26"55" East 116.78 feet; thence North 86°05'20" East 543.82 feet; thence Beginning at the Northeast Corner of the Northwest Quarter of the Southeast Quarter of

OF SECTION 23, TOWNSHIP 77 NORTH, RANGE 28 WEST OF THE 5th P.M., MADISON PLAT OF SURVEY IN THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER COUNTY, IOWA OWNED BY THE LEWIS MORRIS ESTATE.