

COMPUTER
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MICHELLE UTSLER, COUNTY RECORDER
 MADISON IOWA

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PLAT OF SURVEY

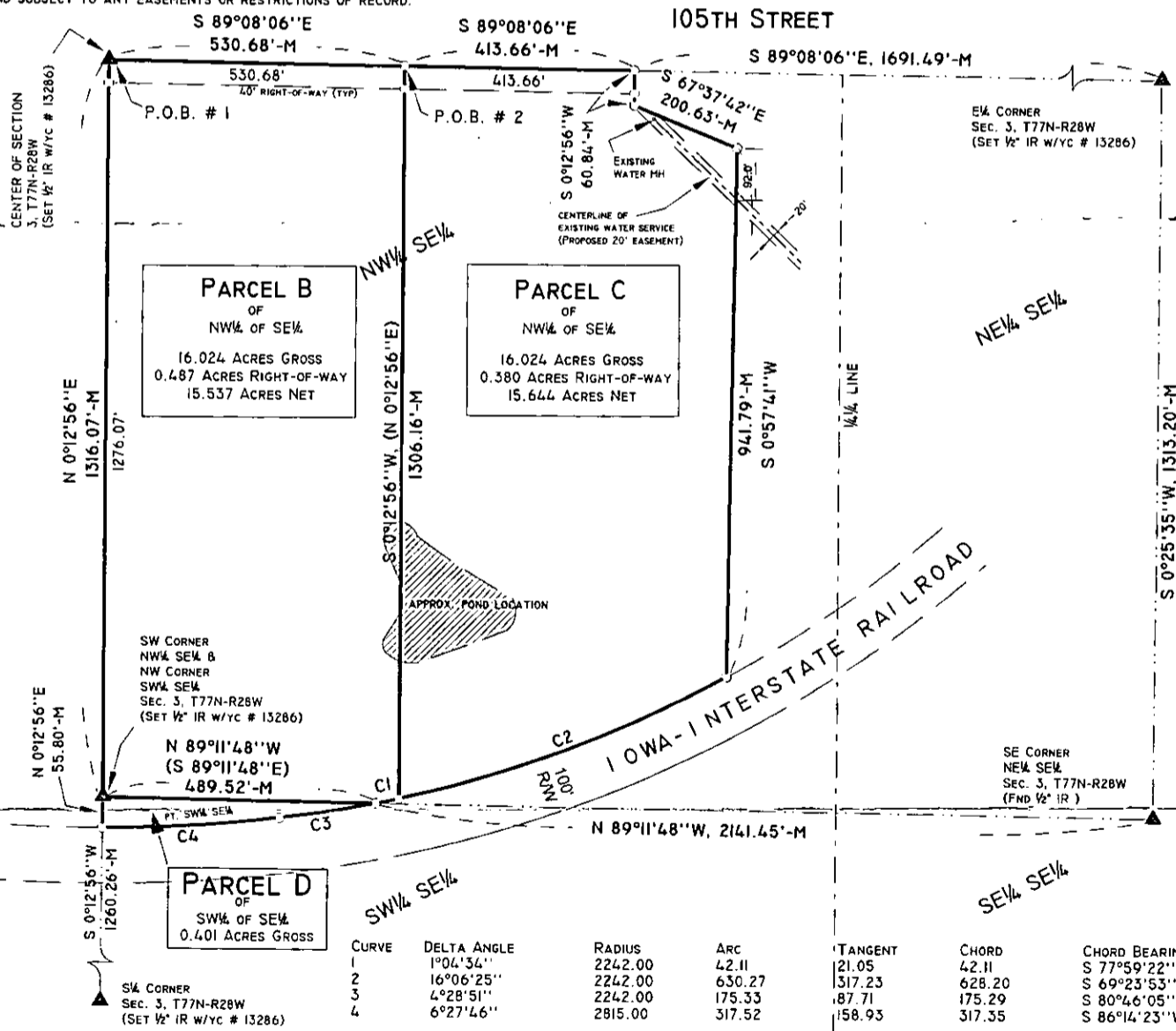
FOR: KEVIN WAECHTER AND JERRY THORNBURG
 PROPRIETOR: JERRY THORNBURG, 1968 105TH STREET, EARLHAM, IOWA 50072

LEGAL DESCRIPTIONS:

PARCEL B OF THE NORTHWEST ONE-QUARTER (NW¼) OF THE SOUTHEAST ONE-QUARTER (SE¼) OF SECTION 3, TOWNSHIP 77 NORTH, RANGE 28 WEST OF THE 5TH PM, MADISON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE CENTER OF SAID SECTION 3; THENCE S89°08'06"E, ALONG THE NORTH LINE OF THE NW¼ OF THE SE¼ OF SAID SECTION 3, A DISTANCE OF 530.68 FEET; THENCE S0°12'56"W, 1306.16 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF THE IOWA INTERSTATE RAILROAD, AS IT IS PRESENTLY ESTABLISHED; THENCE SOUTHERLY ALONG SAID LINE AND ALONG A 2,242 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 1°04'34", AN ARC DISTANCE OF 42.11 FEET TO THE SOUTH LINE OF THE NW¼ OF THE SE¼ OF SAID SECTION 3; THENCE N89°11'48"W, ALONG SAID LINE, A DISTANCE OF 489.52 FEET TO THE WEST LINE OF THE NW¼ OF THE SE¼ OF SAID SECTION 3; THENCE N0°12'56"E, ALONG SAID LINE, A DISTANCE OF 1316.07 FEET TO THE POINT OF BEGINNING, CONTAINING 16.024 ACRES, MORE OR LESS AND SUBJECT TO AN EASEMENT FOR ROADWAY PURPOSES, CONTAINING 0.487 ACRES, MORE OR LESS, AND SUBJECT TO ANY OTHER EASEMENTS OR RESTRICTIONS OF RECORD.

PARCEL C OF THE NORTHWEST ONE-QUARTER (NW¼) OF THE SOUTHEAST ONE-QUARTER (SE¼) OF SECTION 3, TOWNSHIP 77 NORTH, RANGE 28 WEST OF THE 5TH PM, MADISON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT THE CENTER OF SAID SECTION 3; THENCE S89°08'06"E, ALONG THE NORTH LINE OF THE NW¼ OF THE SE¼ OF SAID SECTION 3, A DISTANCE OF 530.68 FEET; TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID LINE S89°08'06"E, 413.66 FEET; THENCE S0°12'56"W, 60.84 FEET; THENCE S67°37'42"E, 200.63 FEET; THENCE S0°57'41"W, 941.79 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF THE IOWA INTERSTATE RAILROAD, AS IT IS PRESENTLY ESTABLISHED; THENCE SOUTHERLY ALONG SAID LINE AND ALONG A 2,242 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 16°06'25", AN ARC DISTANCE OF 628.20 FEET; THENCE N0°12'56"E, 1306.16 FEET TO THE POINT OF BEGINNING, CONTAINING 16.024 ACRES, MORE OR LESS AND SUBJECT TO AN EASEMENT FOR ROADWAY PURPOSES, CONTAINING 0.380 ACRES, MORE OR LESS, AND SUBJECT TO ANY OTHER EASEMENTS OR RESTRICTIONS OF RECORD.

PARCEL D OF THE SOUTHWEST ONE-QUARTER (SW¼) OF THE SOUTHEAST ONE-QUARTER (SE¼) OF SECTION 3, TOWNSHIP 77 NORTH, RANGE 28 WEST OF THE 5TH PM, MADISON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE NORTHWEST CORNER OF THE SE¼ OF SAID SECTION 3; THENCE S89°11'48"W, ALONG THE NORTH LINE OF THE SW¼ OF THE SE¼ OF SAID SECTION 3, A DISTANCE OF 489.52 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF THE IOWA INTERSTATE RAILROAD, AS IT IS PRESENTLY ESTABLISHED; THENCE SOUTHERLY ALONG SAID LINE AND ALONG A 2,242 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 4°28'51", AN ARC DISTANCE OF 175.33 FEET TO A POINT OF COMPOUND CURVATURE; THENCE CONTINUING ALONG SAID LINE AND ALONG A 2,815 FOOT RADIUS CURVE CONCAVE NORTHERLY, THROUGH A CENTRAL ANGLE OF 6°27'46", AN ARC DISTANCE OF 317.52 FEET TO THE WEST LINE OF THE SW¼ OF THE SE¼ OF SAID SECTION 3; THENCE N0°12'56"E, ALONG SAID LINE, A DISTANCE OF 55.80 FEET TO THE POINT OF BEGINNING, CONTAINING 0.401 ACRES, MORE OR LESS, AND SUBJECT TO ANY EASEMENTS OR RESTRICTIONS OF RECORD.



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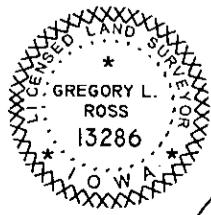
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 www.rosslandsurveying.com

LEGEND:

- R - RECORDED (RECORD PLAT)
- M - MEASURED (FIELD MEASURED)
- D - DEEDED (TITLE DISTANCE)
- IR - IRON ROD
- IP - IRON PIPE
- W/YC - WITH YELLOW SURVEY CAP
- - FOUND IP, IR, OR OTHER
- - SET 1/2" IR W/YC #13286 (OR AS NOTED)
- ⊕ - CUT "X" IN CONCRETE
- ▲ - SECTION CORNER



SCALE: 1" = 300'



CERTIFICATION:

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

Gregory L. Ross 11/9/05
 GREGORY L. ROSS, L.S. # 13286 - IOWA
 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2006

SURVEY DATE:
 Oct. 25, 2005

CAD FILE:
 THNRBG/
 BCDPOS.ZAK



JOB #
 2377-05