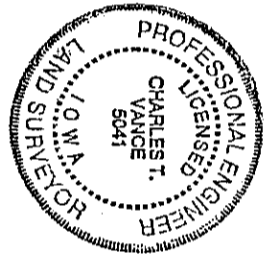
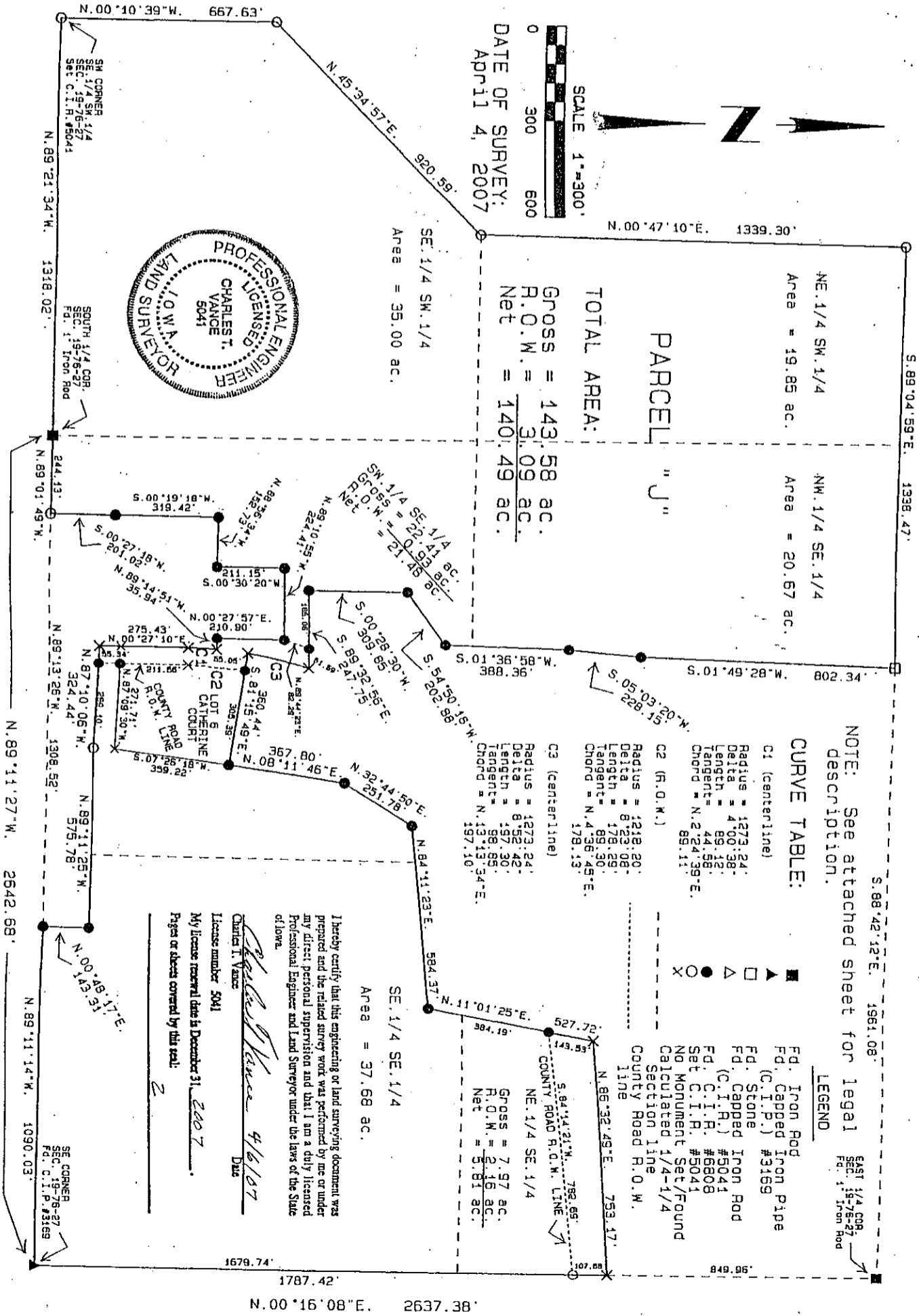


IND✓
ANN✓
SCAN
CHK

LISA SMITH, COUNTY RECORDER
MADISON IOWA

VANCE & HOCHSTETLER, P.C. CONSULTING ENGINEERS, WINTERSSET, IOWA (515) 462-3995
CHARLES T. VANCE, 110 WEST GREEN ST., WINTERSSET, IOWA 50273-1533
JAMES M HOCHSTETLER, 110 WEST GREEN ST., WINTERSSET, IOWA 50273 - 1533

A PLAT OF SURVEY FOR DANIEL K. BYNER, IN SECTION 19, TOWNSHIP 76 NORTH, RANGE 27 WEST OF THE 5th P.M. A PORTION OF WHICH IS LOCATED IN THE CITY OF WINTERSSET, MADISON COUNTY, IOWA.



PARCEL "J"

TOTAL AREA:

GROSS = 143.58 ac.
R.O.W. = 3.09 ac.
Net = 140.49 ac.

SE 1/4 SW 1/4
Area = 35.00 ac.

NE 1/4 SW 1/4
Area = 19.85 ac.

NW 1/4 SE 1/4
Area = 20.67 ac.

CURVE TABLE:

C1 (centerline)
Radius = 1273.24'
Delta = 4°00'38"
Length = 89.12'
Tangent = 44.58'
Chord = N.2°24'39"E. 89.11'

C2 (R.O.M.)
Radius = 1218.20'
Delta = 8°23'08"
Length = 178.89'
Tangent = 89.30'
Chord = N.4°36'45"E. 178.13'

C3 (centerline)
Radius = 1273.24'
Delta = 8°52'42"
Length = 197.30'
Tangent = 98.85'
Chord = N.13°13'34"E. 197.10'

NOTE: See attached sheet for legal description.

LEGEND

- Fd. Iron Rod
- ▲ Fd. Capped Iron Pipe (C.I.P.) #3169
- Fd. Stone
- △ Fd. Capped Iron Rod (C.I.R.) #5041
- Fd. C.I.R. #6808
- Set C.I.R. #5041
- NO Monument Set/Found
- Calculated 1/4-1/4 Section line
- County Road R.O.M. line

I hereby certify that this engineering or land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Professional Engineer and Land Surveyor under the laws of the State of Iowa.

Charles T. Vance
License number 5041
My license renewal date is December 31, 2007.
Pages or sheets covered by this plat: 2

SE 1/4 SE 1/4
Area = 37.68 ac.

NE 1/4 SE 1/4
Gross = 7.97 ac.
R.O.W. = 2.16 ac.
Net = 5.81 ac.

EAST 1/4 COR.
SEC. 19-76-27
Pd. Iron Rod

SE CORNER
SEC. 19-76-27
Pd. C.I.P. #3169

N.00°16'08"E. 2637.38'

N.89°11'14"W. 1090.03'

N.00°49'17"E.

N.89°11'25"W. 575.78'

N.89°10'06"W. 324.44'

N.89°13'26"W. 1308.52'

N.87°10'06"W. 284.40'

N.89°13'26"W. 1308.52'

N.89°13'26"W. 1308.52'

N.89°01'49"W. 244.13'

N.89°01'49"W. 244.13'

N.89°21'34"W. 1318.02'

N.89°21'34"W. 1318.02'

N.89°21'34"W. 1318.02'

N.00°10'39"W. 667.63'

N.00°10'39"W. 667.63'

N.00°10'39"W. 667.63'

N.00°10'39"W. 667.63'

N.00°10'39"W. 667.63'

N.00°10'39"W. 667.63'

N.00°10'39"W. 667.63'

LEGAL DESCRIPTION:

Parcel "J" in part of the East Half of the Southwest Quarter and in part of the Southeast Quarter of Section 19, Township 76 North, Range 27 West of the 5th P.M., City of Winterset and Madison County, Iowa more particularly described as follows:

Beginning at the South Quarter Corner of Section 19, Township 76 North, Range 27 West of the 5th P.M., City of Winterset, Madison County, Iowa; thence along the South line of said Section 19, South 89°01'49" East 244.13 feet to a point on the West line of Catherine Court; thence along said West line, North 00°27'18" East 201.02 feet; thence North 00°19'18" East, 319.42 feet; thence South 88°56'34" East 152.73 feet; thence North 00°30'20" East 211.15 feet; thence South 89°10'55" East 224.41 feet; thence South 00°27'57" West 210.90 feet; thence South 89°14'51" East 35.94 feet; thence Southwesterly 89.12 feet along a 1,273.24 foot radius curve concave Southeasterly with a long chord Bearing South 02°24'39" East 89.11 feet; thence South 00°27'10" West 275.43 feet; thence South 87°10'06" East 324.44 feet; thence South 89°11'25" East 575.78 feet; thence South 00°48'17" West 143.31 feet; thence along the South line of said Section 19, South 89°11'14" East 1090.03 feet to the Southeast Corner of said Section 19; thence along the East line of said Section 19, North 00°16'08" East 1,787.42 feet; thence South 86°32'49" West 753.17 feet; thence South 11°01'25" West 527.72 feet; thence South 84°11'23" West 584.37 feet; thence along the East line of Catherine Court, South 32°44'50" West 251.78 feet; thence South 08°11'46" West 367.80 feet; thence along the North line of Lot 6, Catherine Court, North 81°15'49" West 360.44 feet; thence Northeasterly 197.30 feet along a 1,273.24 foot radius curve concave Southeasterly with a long chord Bearing North 13°13'34" East 197.10 feet; thence North 89°32'56" West 247.75 feet along the South line of Lot 1, Catherine Court; thence along the West line of Catherine Court, North 00°28'30" East 309.85; thence North 54°50'18" East 202.88 feet; thence North 01°36'58" East 388.36 feet; thence North 05°03'20" East 228.15 feet; thence North 01°49'28" East 802.34 feet; thence North 89°04'59" West 1338.47 feet; thence South 00°47'10" West 1339.30 feet; thence South 45°34'57" West 920.59 feet; thence South 00°10'39" East 667.63 feet to the Southwest Corner of the Southeast Quarter of the Southwest Quarter of said Section 19, thence along the South line of said Section 19, South 89°21'34" East, 1,318.02 feet to the Point of Beginning and containing 143.58 Acres including 3.09 Acres of County Road Right-of-Way.