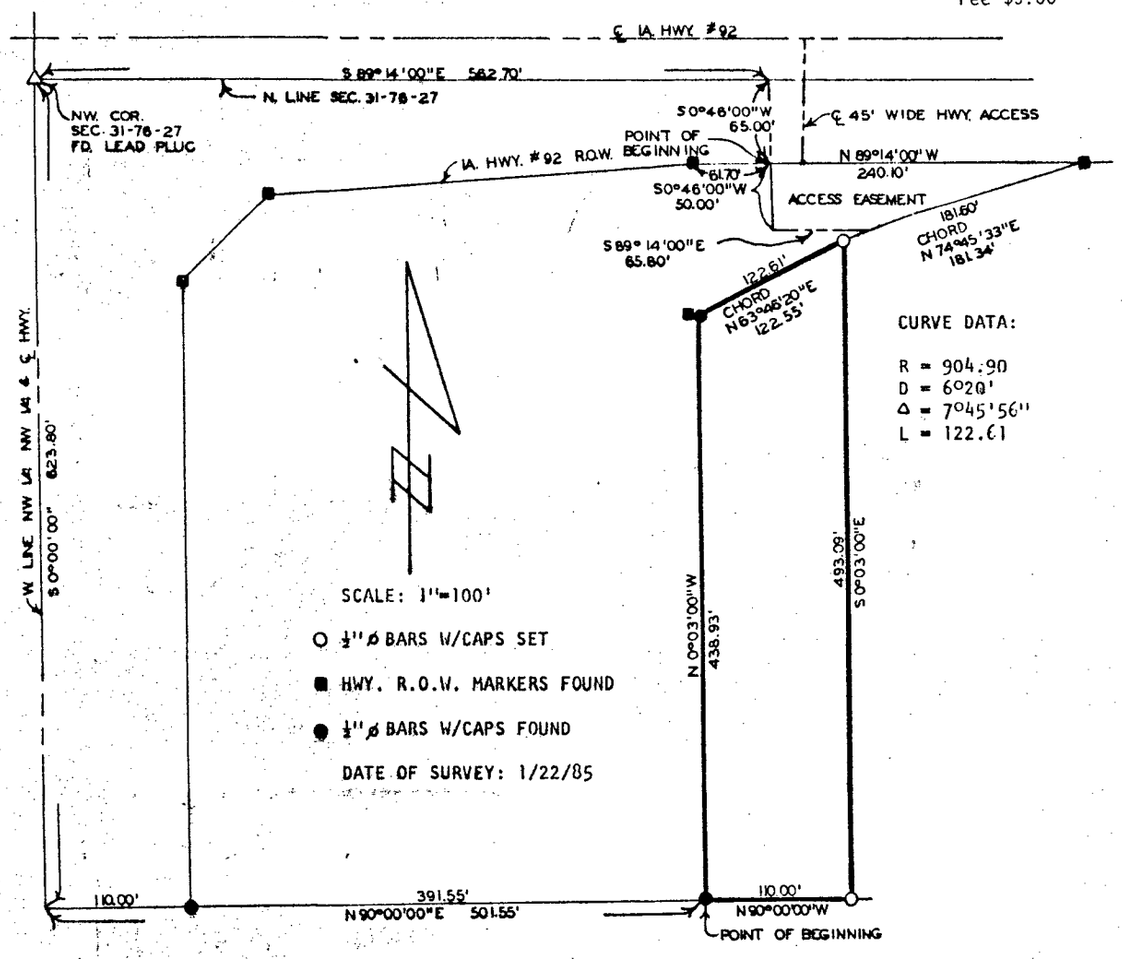
REDUCED

PLAT OF A SURVEY MADE FOR CARROLL MEYER
IN THE NORTHWEST QUARTER (NW¼) OF THE NORTHWEST QUARTER (NW¼) OF
SECTION 31, TOWNSHIP 76 NORTH, RANGE 27 WEST
OF THE 5TH P.M., CITY OF WINTERSET, MADISON COUNTY, IOWA

FILED NO. 1418
BOOK 1 PAGE 291
TOWN PLAT
1985 MAR 11 PM 3:00
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee $5.00



CURVE DATA:

R = 904.90
D = 6°20'
Δ = 7°45'56"
L = 122.61

I hereby certify that this survey was prepared by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa

Signed: J. M. Hochstetler, P.E. L.S. 1/28/85

PROPERTY DESCRIPTION:

A parcel of land described as commencing at the Northwest Corner of Section 31, Township 7[illegible] Range 27 West of the 5th P.M., City of Winterset, Madison County, Iowa; thence S0°00'00" 623.80 along the west line of the NW¼ of said Section 31; thence N90°00'00"E 501.55 feet to the Point Beginning; thence N0°03'00"W 438.93 feet; thence Northeasterly 122.61 feet along a 904.90 feet curve concave Southeasterly having a chord bearing N63°46'20"E and 122.55 feet long; thence SC 493.09 feet; thence N90°00'00"W 110.00 feet to the Point of Beginning containing 1.1792 acres.

ACCESS EASEMENT DESCRIPTION:

A 50.00 feet wide access easement described as commencing at the Northwest Corner of Section 31, Township 76 North, Range 27 West of the 5th P.M., City of Winterset, Madison County, Iowa; thence S89°14'00"E along the North line of the NW¼ of said Section 31, 562.70 feet; thence S0°46'00"W 65.00 feet to Point of Beginning; thence continuing S0°46'00"W 50.00 feet; thence S89°14'00"E 65.80; thence Northeasterly 181.60 feet along a 904.90 feet radius curve concave Southeasterly having a chord bearing N74°45'33"E 181.34 feet to the South line of Iowa Hwy. #92 right-of-way; thence N89°14'00"W 240.10 feet to the Point of Beginning.

NOTE: The West line of the NW¼ of Section 31, Township 76 North, Range 27 West of the 5th P.M., City of Winterset, Madison County, Iowa is assumed to bear due North and South.

VANCE & HOCHSTETLER, P.C.
CONSULTING ENGINEERS
WINTERSET, IOWA 50273