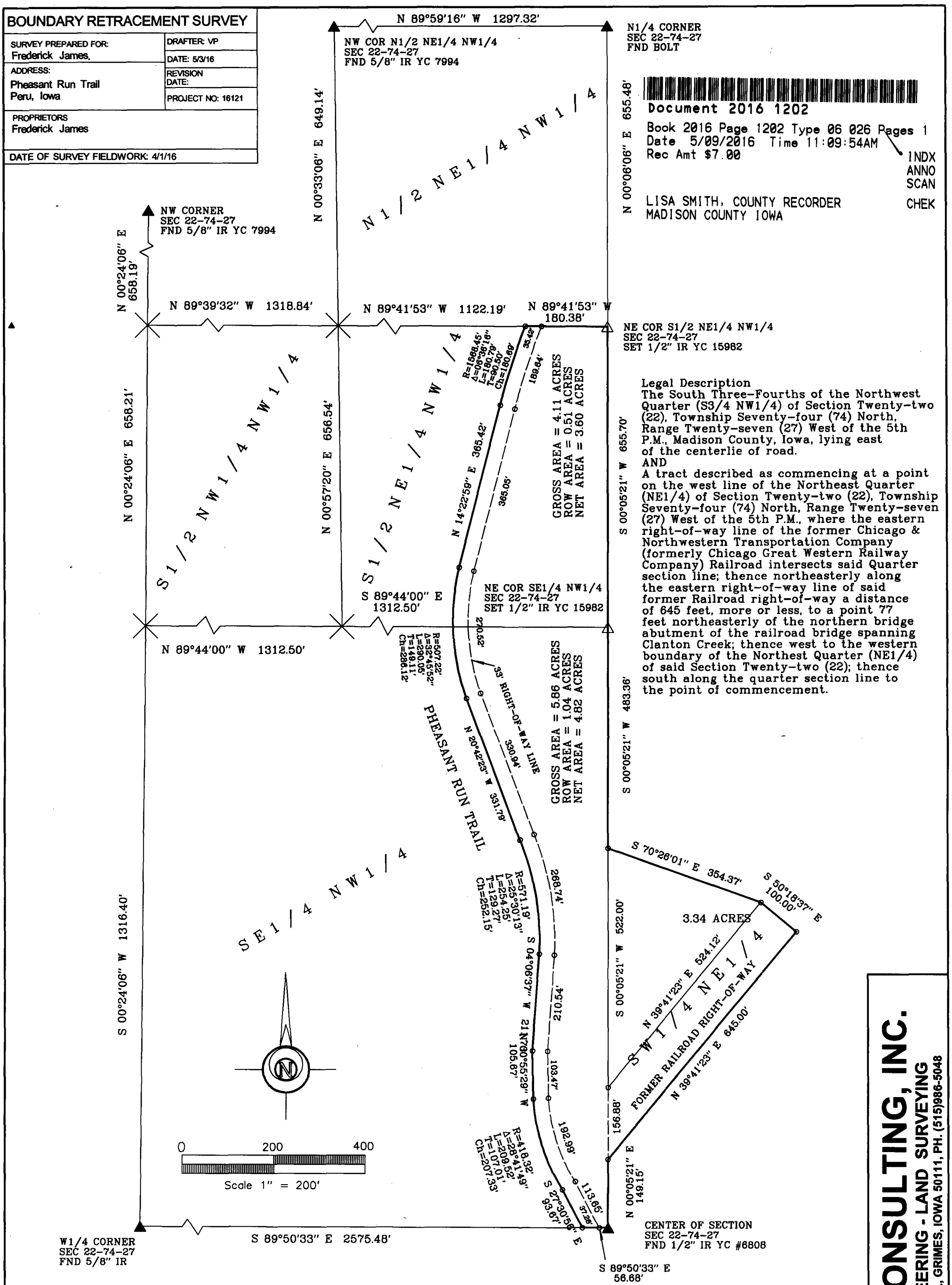
BOUNDARY RETRACEMENT SURVEY

SURVEY PREPARED FOR: Frederick James.	DRAFTER: VP
	DATE: 5/3/16
ADDRESS: Pheasant Run Trail, Peru, Iowa	REVISION DATE:
	PROJECT NO: 16121
PROPRIETORS: Frederick James	
DATE OF SURVEY FIELDWORK: 4/1/16	



Document 2016 1202

Book 2016 Page 1202 Type 06 026 Pages 1
Date 5/09/2016 Time 11:09:54AM
Rec Amt $7.00

INDX
ANNO
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Legal Description
The South Three-Fourths of the Northwest Quarter (S3/4 NW1/4) of Section Twenty-two (22), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, lying east of the centerlie of road.
AND
A tract described as commencing at a point on the west line of the Northeast Quarter (NE1/4) of Section Twenty-two (22), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., where the eastern right-of-way line of the former Chicago & Northwestern Transportation Company (formerly Chicago Great Western Railway Company) Railroad intersects said Quarter section line; thence northeasterly along the eastern right-of-way line of said former Railroad right-of-way a distance of 645 feet, more or less, to a point 77 feet northeasterly of the northern bridge abutment of the railroad bridge spanning Clanton Creek; thence west to the western boundary of the Northest Quarter (NE1/4) of said Section Twenty-two (22); thence south along the quarter section line to the point of commencement.

I HEREBY CERTIFY THAT THIS SURVEYING DOCUMENT WAS PREPARED AND THE RELATED 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.

5/5/16

VINCENT E. PIAGENTINI, IOWA LIC. NO 15982 DATE

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2016.

ADDITIONAL PAGES CERTIFIED (NONE UNLESS INDICATED HERE)_____

VINCENT E. PIAGENTINI LICENSED 15982 IOWA PROFESSIONAL LAND SURVEYOR

SYMBOLS LEGEND:

- R. RECORDED DISTANCE
- M MEASURED DISTANCE
- ● CORNER MONUMENT FOUND*
- ○ SET 1/2" IR YC 15982 UNLESS NOTED
- ▲ SECTION CORNER FOUND
- △ SECTION CORNER SET 1/2" IR YC 15982 UNLESS NOTED
- ╳ CALC POINT, NOT SET

* ALL CAPS ARE YELLOW PLASTIC UNLESS OTHERWISE INDICATED.

ABACI CONSULTING, INC.
CIVIL ENGINEERING - LAND SURVEYING
101 NE CIRCLE DR., GRIMES, IOWA 50111, PH. (515)986-5048