



Document 2016 2737

Book 2016 Page 2737 Type 06 026 Pages 5
Date 9/20/2016 Time 11:05:29AM
Rec Amt \$27.00

INDX ✓
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

PREPARED BY & RETURN TO: BRAD R. GEATER, PLS, MCCLURE ENGINEERING COMPANY 1360 NW 121ST STREET, CLIVE, IA 50325, 515-964-1229

ACQUISITION PLAT

IN THE SW 1/4 & SE 1/4 OF SECTION 24 & IN THE NW 1/4, NE 1/4 SECTION 25
TOWNSHIP 76 NORTH, RANGE 28 WEST, OF THE 5TH P.M., MADISON COUNTY, IOWA.

PROPRIETORS:

(5/6 INTEREST) ROBERT M. CASPER
(1/6 INTEREST) JOHN E. CASPER
PO BOX 329
WINTERSET, IA 50273

REQUESTED BY:

JAY PUDENZ, P.E., LEED AP
McCLURE ENGINEERING CO.
1360 NW 121ST STREET, STE A
CLIVE, IA 50325

AREA SUMMARY:

PARCEL 'C' (SW 1/4 & SE 1/4 SEC. 24): 14.64 ACRES TOTAL
PARCEL 'M' (NW 1/4, NE 1/4 SEC. 25): 0.22 ACRES TOTAL
-0.23 ACRES ROAD EASEMENT
14.41 ACRES NET

LEGAL DESCRIPTION: PARCELS 'C' & 'M'

THAT PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 24 AND ALSO BEING A PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25, ALL IN TOWNSHIP 76 NORTH, RANGE 28 WEST OF THE 5TH P.M., MADISON COUNTY, IOWA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER OF SAID SECTION 24; THENCE ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER N89°28'24"W, 255.70 FEET; THENCE S00°37'41"W, 40.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF 195TH STREET; THENCE S36°58'24"E, 3209.60 FEET; THENCE N89°24'24"W, 378.50 FEET; THENCE N36°58'24"W, 1837.00 FEET; THENCE N89°36'24"W, 146.31 FEET; THENCE S36°57'54"E, 2112.51 FEET TO THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 25; THENCE ALONG SAID EAST LINE N00°11'31"E, 158.77 FEET; THENCE ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 24 S89°12'14"E, 549.10 FEET; THENCE N36°57'54"W, 3101.66 FEET; THENCE N00°10'55"E, 187.84 FEET TO THE POINT OF BEGINNING. DESCRIBED AREA CONTAINS 14.86 ACRES, WHICH INCLUDES 0.23 ACRES OF EXISTING ROAD EASEMENT. DESCRIBED AREA IS SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD AND IS BEING ACQUIRED AS PART OF THE 2016 WINTERSET AIRPORT IMPROVEMENTS PROJECT.

GENERAL LEGEND

———	BOUNDARY LINE
.....	PROPERTY LINE
-----	SECTION LINE
-----	ROW EASEMENT
CORNERS FOUND:	
▲	SECTION CORNER (TYPE AS NOTED)
●	BOUNDARY CORNER: FOUND 1/2" REBAR W/CAP 13427
CORNERS SET:	
○	BOUNDARY CORNER 1/2" REBAR OPC #19828
ABBREVIATIONS:	
ROW	RIGHT-OF-WAY
BK, PG	BOOK AND PAGE
(M)	MEASURED DISTANCE/ANGLE
(R)	RECORD DISTANCE/ANGLE
PUE	PUBLIC UTILITY EASEMENT
YPC	YELLOW PLASTIC CAP
OPC	ORANGE PLASTIC CAP
P.O.C	POINT OF COMMENCEMENT
P.O.B	POINT OF BEGINNING

McCLURE™
ENGINEERING CO.
building strong communities.

1360 NW 121ST STREET
CLIVE, IOWA 50325
515-964-1229
fax 515-964-2370

NORTH

0 200

(IN FEET)
1 inch = 200 ft.

LICENSED LAND SURVEYOR

BRADLEY R. GEATER
19828

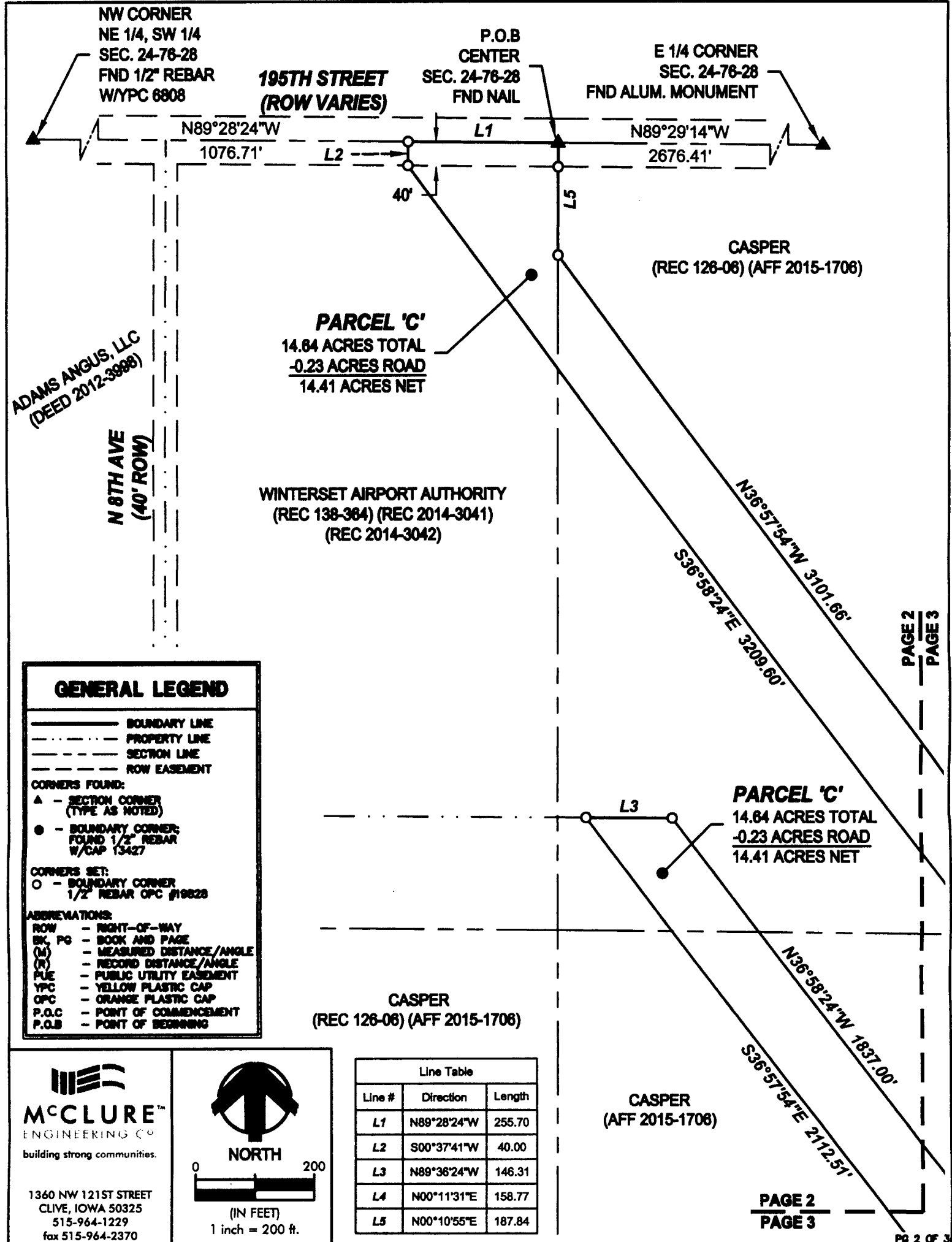
IOWA

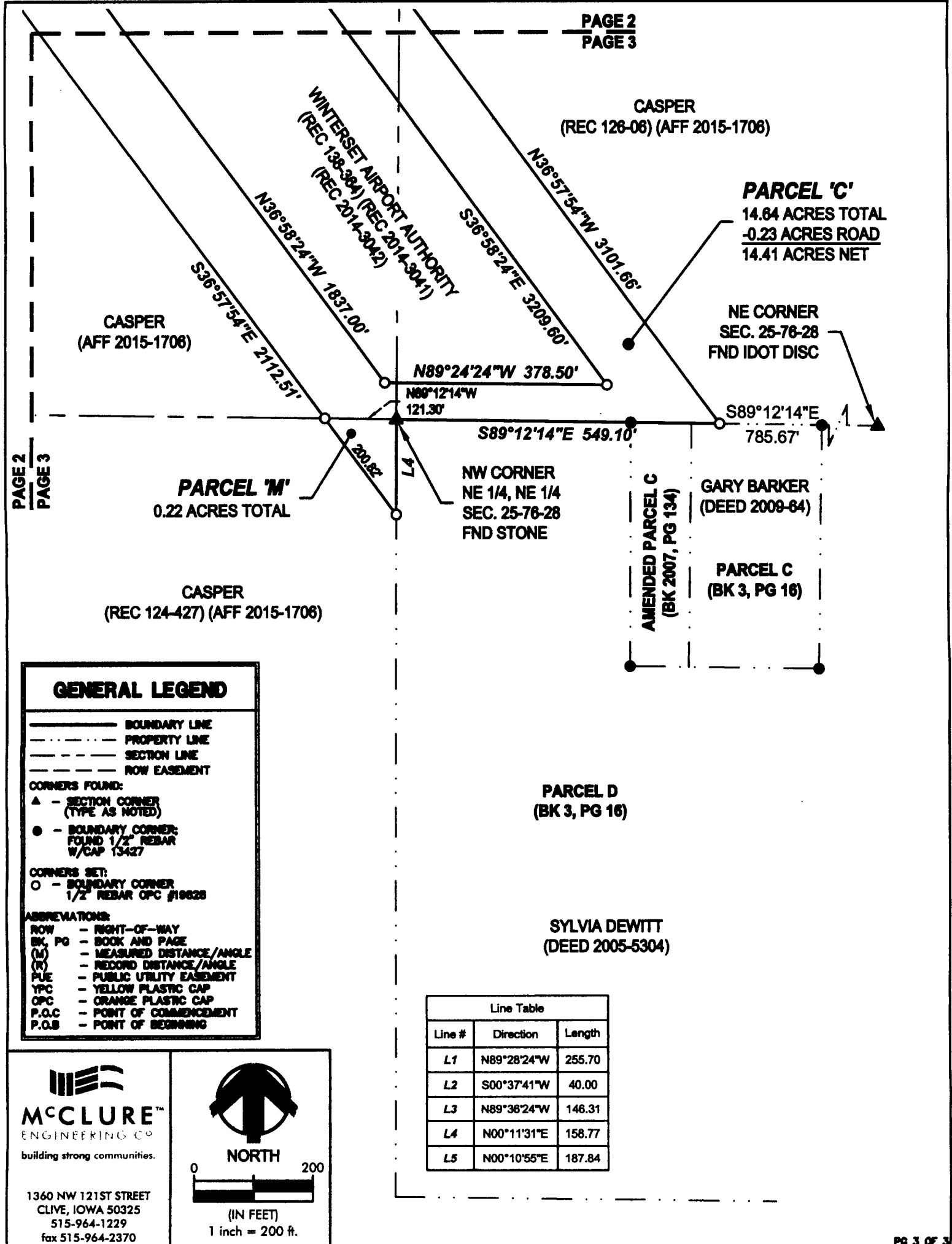
I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

SIGNATURE: DATE: 08/12/2016
BRADLEY R. GEATER

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2017
PAGES OR SHEETS COVERED BY THIS SEAL: 3 PAGES

DATE SURVEYED: 08/18/2016
DRAWING PATH: H:\Projects\1111 2514007\Survey\DWG





PAGE 2
PAGE 3

PAGE 2
PAGE 3

McCLURE
ENGINEERING CO.
building strong communities.

1360 NW 121ST STREET
CLIVE, IOWA 50325
515-964-1229
fax 515-964-2370

NORTH

0 200

(IN FEET)
1 inch = 200 ft.

RESOLUTION NO. 2016-101

RESOLUTION APPROVING PLAT OF SURVEY

WHEREAS there was filed in the office of the Zoning Administrator of the City of Winterset, Iowa, plat of survey of property owned by Robert M. Casper and John E. Casper; and

WHEREAS the parcel of land comprising said plat of survey is described as follows:

LEGAL DESCRIPTION: PARCELS C & M

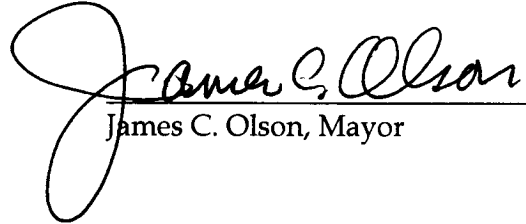
THAT PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 24 AND ALSO BEING A PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25, ALL IN TOWNSHIP 76 NORTH, RANGE 28 WEST OF THE 5TH P.M., MADISON COUNTY, IOWA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE CENTER OF SAID SECTION 24; THENCE ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER N89°28'24"W, 255.70 FEET; THENCE S00°37'41"W, 40.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF 195TH STREET; THENCE S36°58'24"E, 3209.60 FEET; THENCE N89°24'24"W, 378.50 FEET; THENCE N36°58'24"W, 1837.00 FEET; THENCE N89°36'24"W, 146.31 FEET; THENCE S36°57'54"E, 2112.51 FEET TO THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 25; THENCE ALONG SAID EAST LINE N00°11'31"E, 158.77 FEET; THENCE ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 24 S89°12'14"E, 549.10 FEET; THENCE N36°57'54"W, 3101.66 FEET; THENCE N00°10'55"E, 187.84 FEET TO THE POINT OF BEGINNING. DESCRIBED AREA CONTAINS 14.86 ACRES, WHICH INCLUDES 0.23 ACRES OF EXISTING ROAD EASEMENT. DESCRIBED AREA IS SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD AND IS BEING ACQUIRED AS PART OF THE 2016 WINTERSET AIRPORT IMPROVEMENTS PROJECT.

WHEREAS the Planning & Zoning Commission of the City of Winterset, Iowa, has reviewed said plat of survey and finds that the plat of survey conforms to the provisions of the land use plan and is in compliance with the Ordinances of the City of Winterset, Madison County, Iowa, and recommends that the plat of survey should be approved by the City Council of the City of Winterset, Iowa.

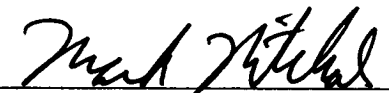
NOW THEREFORE BE IT RESOLVED by the City Council of the City of Winterset, Iowa:

1. The plat of survey on property owned by Robert M. Casper and John E. Casper as described above is hereby approved.
2. The requirement of the Subdivision Ordinance of the City of Winterset, Iowa that certain improvements be constructed within said plat of survey is hereby waived.
3. The Zoning Administrator of the City of Winterset, Iowa, is hereby directed to certify this resolution which shall be affixed to said plat to the County Recorder which should be filed and recorded in connection therewith.

Passed and approved this 6th day of September, 2016.


James C. Olson, Mayor

ATTEST:


Mark Nitchals, City Administrator