

INDEX LEGEND

Location: NE 1/4 of the NE 1/4,
Section 19, Township 77N, Range 28W,
Madison County, Iowa

Requestor: Madison County Secondary Road Department

Proprietor: Walter K. & Nancy E. Howell
405 NE Plum Ave.
Earlham, IA 50072

Surveyor: Michael James Hackett

Company: Madison County Secondary Road Department

Return To: Madison County Secondary Road Department
1105 East Court Ave.
Winterset, Ia. 50273
Tel. (515) 462-1136



Document 2017 2095

Book 2017 Page 2095 Type 06 026 Pages 4
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Rec Amt \$.00

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

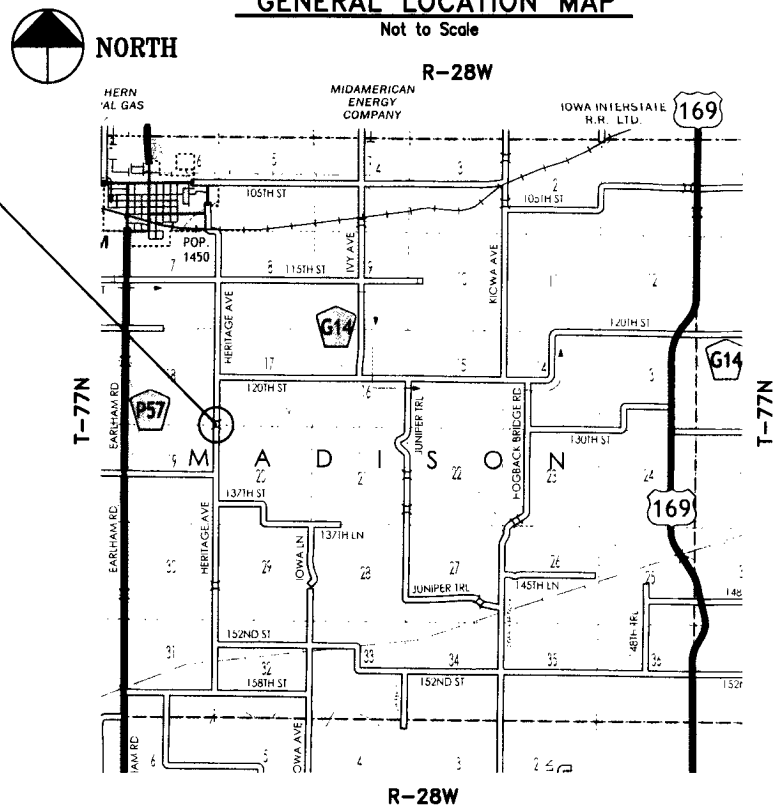
CHEK

The above space shall be reserved for the recorder's use only.

RIGHT OF WAY ACQUISITION PLAT
NE 1/4 of the NE 1/4, SEC 19, T-77N, R-28W,
MADISON COUNTY, IOWA
PARCEL 1

GENERAL LOCATION MAP

Not to Scale



PROJECT DESCRIPTION

Madison County bridge replacement project located in Madison Township on Heritage Avenue over North Branch River.

GENERAL LEGEND

LINES

- Section line: _____
- Existing right of Way: _____
- Boundary of right of way acquisition: _____
- Adjacent parcel or property: _____
- Described line to point of beginning: _____
- Field fence: —x—x—x—

MEASUREMENTS

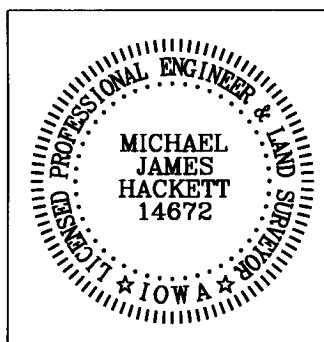
MEASURED (M), IF DIFFERENT THAN RECORDED
RECORDED (R1), BOOK 2007, PAGE 4124

INDEX OF PAGES

PAGE NO.	DESCRIPTION
1	Cover Sheet / Notes / Legend
2	Plat, Graphical Representation of Survey
3	Plat, Graphical Representation of Survey
4	Description of Parcel

MONUMENTS

- ▲ - section corner; set or found (pipe, stone, etc.).
- - monument to be set at the completion of HWY. construction with 5/8" rebar with red plastic cap, PLS #14672, or PK nail where capped rebar is not practical.
- - no monument found or set.
- - found lot cor. (pipe, stone, etc.)



I hereby certify that this 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 Land Surveyor under the laws of the State of Iowa.

Signed *[Signature]* Date **7-3-2017**

Michael James Hackett Iowa Lic. No. 14672

My license renewal date is 12/31/2018.

Pages covered by this seal: 1, 2, 3, and 4.

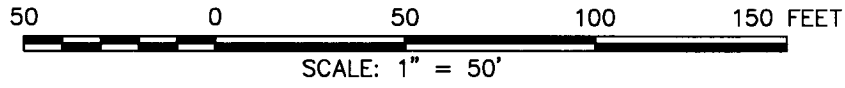
RIGHT OF WAY ACQUISITION PLAT

NE 1/4 of the NE 1/4, SEC 19, T-77N, R-28W, MADISON COUNTY, IOWA

PARCEL 1



NORTH

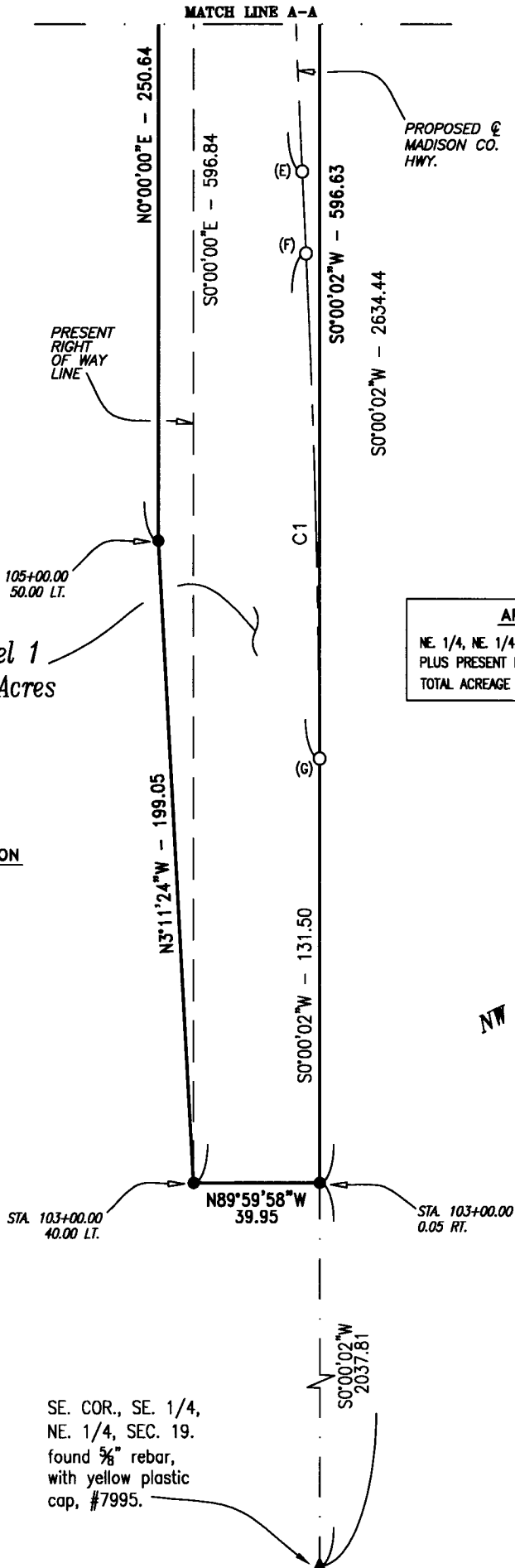


NE 1/4, NE 1/4
SEC. 19

Parcel 1
0.86 Acres

MISCELLANEOUS DIMENSION

- (A) - (B) = S89°41'39"E - 30.00
- (B) - (C) = S89°41'39"E - 9.95
- (F) - (E) = N2°51'45"W - 25.36
- (C) - (G) = S0°00'02"W - 465.13
- (B) - STA. 108+96.86
0.00 RT.
- (D) - STA. 107+87.62
0.00 RT.
- (E) - STA. 106+12.77
0.00 RT.
- (F) - STA. 105+87.41
0.00 RT.
- (G) - STA. 104+31.50
0.00 RT.



PROPOSED &
MADISON CO.
HWY.

AREA OF PARCEL 1	
NE 1/4, NE 1/4, SEC. 19	= 0.31 Acres
PLUS PRESENT RIGHT OF WAY	= 0.55 Acres
TOTAL ACREAGE OF RIGHT OF WAY	= 0.86 Acres

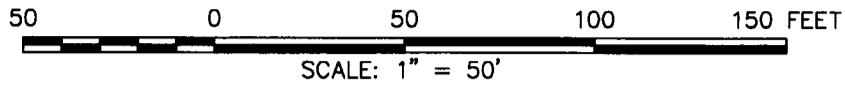
NW 1/4, NW 1/4
SEC. 20

SE. COR., SE. 1/4,
NE. 1/4, SEC. 19.
found 5/8" rebar,
with yellow plastic
cap, #7995.

RIGHT OF WAY ACQUISITION PLAT
NE 1/4 of the NE 1/4, SEC 19, T-77N, R-28W,
MADISON COUNTY, IOWA
PARCEL 1

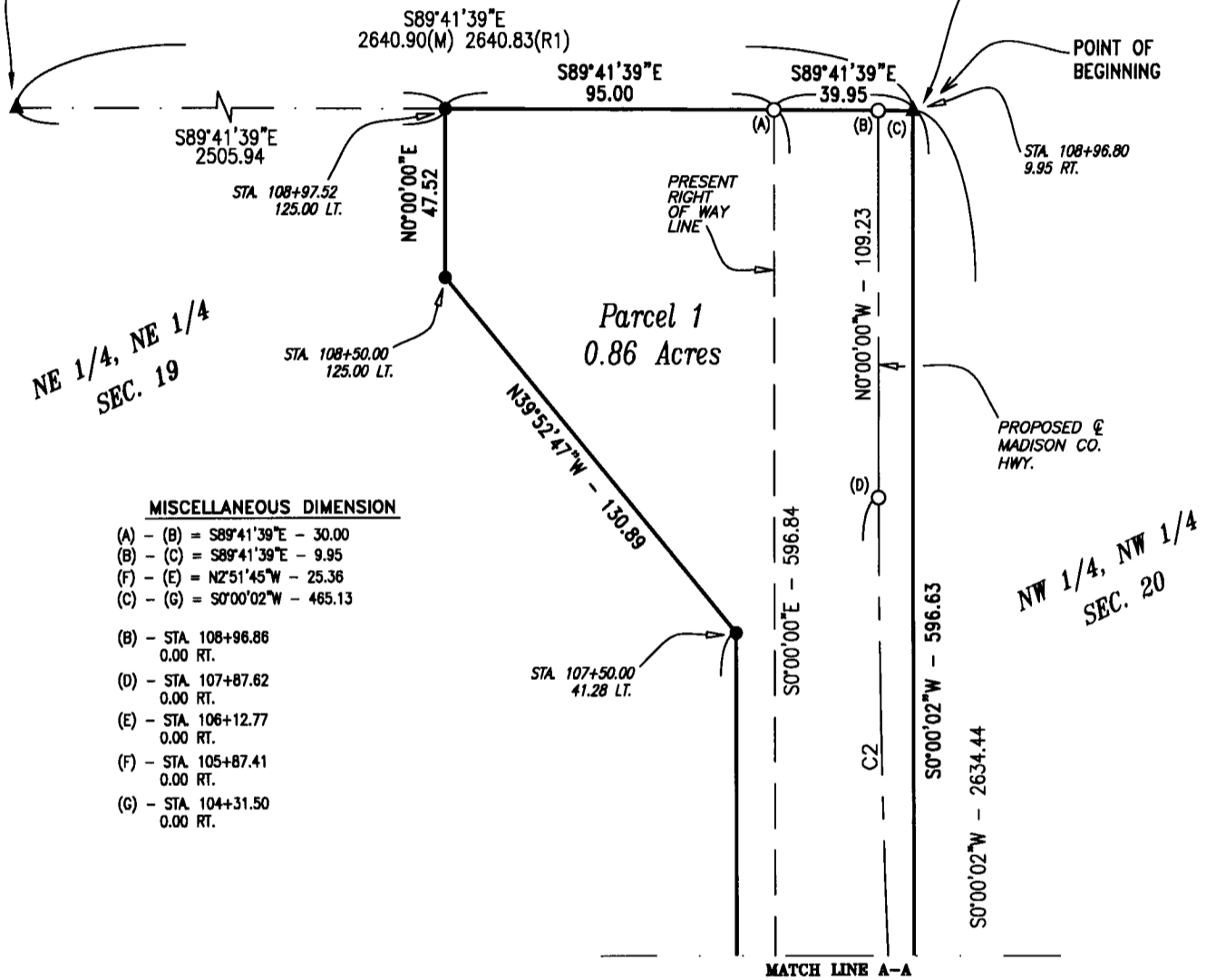


NORTH



NW. COR., NW. 1/4,
 NE. 1/4, SEC. 19.
 found iron pin, with
 orange plastic cap,
 #13427.

NE. COR., NE. 1/4,
 NE. 1/4, SEC. 19.
 found iron pin, with
 orange plastic cap,
 #13427.



NE 1/4, NE 1/4
 SEC. 19

NW 1/4, NW 1/4
 SEC. 20

MISCELLANEOUS DIMENSION

- (A) - (B) = S89°41'39"E - 30.00
- (B) - (C) = S89°41'39"E - 9.95
- (F) - (E) = N2°51'45"W - 25.36
- (C) - (G) = S0°00'02"W - 465.13
- (B) - STA. 108+96.86
0.00 RT.
- (D) - STA. 107+87.82
0.00 RT.
- (E) - STA. 106+12.77
0.00 RT.
- (F) - STA. 105+87.41
0.00 RT.
- (G) - STA. 104+31.50
0.00 RT.

CURVE TABLE									
Curve #	Length	Radius	Delta	Chord Direction	Chord Length	Degree of Curve	Tangent	External Distance	Middle Ordinate
C1	155.91	3500.00	2.55	N1°35'11"W	155.89	1°38'13"	77.97	0.87	0.87
C2	174.85	3500.00	2.86	N1°25'52"W	174.84	1°38'13"	87.45	1.09	1.09

RIGHT OF WAY ACQUISITION PLAT
NE 1/4 of the NE 1/4, SEC 19, T-77N, R-28W,
MADISON COUNTY, IOWA
PARCEL 1

DESCRIPTION PARCEL 1

That part of the Northeast Quarter of the Northeast Quarter of Section 19, Township 77 North, Range 28 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Beginning at the northeast corner of the Northeast Quarter of the Northeast Quarter of said Section 19;
thence on an assumed bearing of South 00 degrees 00 minutes 02 seconds West along the easterly line of the Northeast Quarter of the Northeast Quarter of said Section 19 a distance of 596.63;
thence North 89 degrees 59 minutes 58 seconds West 39.95 feet to the present right of way line of a Madison County Highway;
thence North 03 degrees 11 minutes 24 seconds West 199.05 feet;
thence North 00 degrees 00 minutes 00 seconds East 250.64 feet;
thence North 39 degrees 52 minutes 47 seconds West 130.89 feet;
thence North 00 degrees 00 minutes 00 seconds East 47.52 feet to the northerly line of the Northeast Quarter of the Northeast Quarter of said Section 19;
thence South 89 degrees 41 minutes 39 seconds East along said northerly line 95.00 feet to the present right of way line of a Madison County Highway;
thence South 89 degrees 41 minutes 39 seconds East along said northerly line 39.95 feet to the northeast corner of the Northeast Quarter of the Northeast Quarter of said Section 19 and the point of beginning.

Said tract contains 0.86 acres including the present highway and is subject to encumbrances of record.