



Document 2019 2094

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INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

PLAT OF SURVEY

INDEX LEGEND

LOCATION: SE 1/4 OF SW 1/4 & SW 1/4 OF SE 1/4
SECTION 4, T 76N, R 28W, MADISON COUNTY, IOWA

OWNER: CARL & SARA TESSMER
1840 137TH LANE, EARLHAM IA 50072

SURVEY FOR: (OWNER)

PREPARED BY CHAD A. DANIELS
DANIELS LAND SURVEYING, 22598 18TH AVE, NEW VIRGINIA IA 50210
RETURN TO: 515-577-2583

SURVEY LEGEND

- () - Recorded Distance/Bearing
- — — — 33' Road Easement
- · — · — Section line
- * * — Fence line

Monuments

- ▲ - Found section corner
- - Set 1/2" red plastic capped rebar, #17532

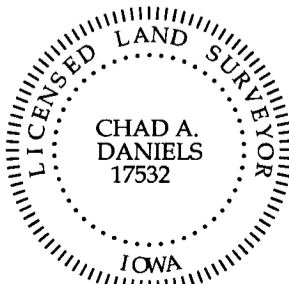
BASIS OF BEARINGS IS IA RCS ZONE 8

DESCRIPTION - PARCEL J:

That part of the Southeast Quarter of the Southwest Quarter and the Southwest Quarter of the Southeast Quarter of Section 4, Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa, described as follows;
Commencing at the Southeast corner of said Southwest Quarter of the Southeast Quarter; thence North 89 degrees 50 minutes 07 seconds West, 587.35 feet along the South line of said Southwest Quarter of the Southeast Quarter to the Point of Beginning; thence North 89 degrees 50 minutes 07 seconds West, 1,002.65 feet along the South line of said Section 4; thence North 00 degrees 56 minutes 26 seconds West, 477.14 feet; thence North 89 degrees 44 minutes 56 seconds East, 557.59 feet; thence South 83 degrees 01 minutes 45 seconds East, 255.03 feet; thence South 57 degrees 32 minutes 34 seconds East, 189.09 feet; thence South 17 degrees 49 minutes 07 seconds East, 131.36 feet; thence South 00 degrees 00 minutes 00 seconds East, 224.91 feet to the Point of Beginning, having an area of 10.53 Acres including 0.76 acres of Madison County Road Easement.

AREA BY TRACT:

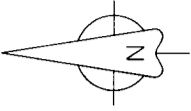
TRACT:	NET (AC):	R.O.W. (AC):	TOTAL (AC):
SW SE	7.00	0.56	7.56
SE SW	2.77	0.20	2.97
TOTAL	9.77	0.76	10.53



I hereby certify that this surveying document was prepared by me 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  7/9/19
Chad A. Daniels Date

Iowa License No. 17532
My license renewal date is 12-31-2020
Page No.'s covered by this seal: 1 and 2



SW 1/4 SE 1/4

SE 1/4 SW 1/4

N 89°44'56" E 557.59'

275.32'

S 83°01'45" E 255.03'

189.09'
S 57°32'34" E

131.36'
S 17°49'07" E

224.91'
S 00°00'00" E

N 89°50'07" W 736.44'

N 89°50'07" W 266.75'

33.01'

N 89°50'07" W
1057.62'

33.00'

N 89°50'07" W
587.35'

APPROX 1/4 LINE

PARCEL J
10.53 ACRES

N 00°56'26" W 477.14'

N 89°50'07" W 1002.65'

S 1/4 COR. LOCATION
FROM POSITION SHOWN
ON IRONWOOD FARMS RURAL SUB.

SW COR. SE 1/4
SW 1/4 SEC. 4
1/2" yellow plastic
capped rebar, #5041

SE COR. SW 1/4
SE 1/4 SEC. 4
5/8" Rebar