

COUNTY: DELAWARE
SECTION 26, T 89 N, R 6 W
ALIQUOT PART: SW 1/4 - NE 1/4
CITY:
SURVEY: PARCEL 2018-78, 2018-79, 2018-80, 2018-81
BLOCK: LOTS:
PROPRIETOR: DAVID LEE ENTSMINGER & CONNIE LEE ENTSMINGER
GAREY L. ENTSMINGER
REQUESTED BY: DAVE ENTSMINGER
SURVEYOR: RANDALL RATTENBORG
COMPANY: BURRINGTON, GROUP, INC.
105 W. MAIN STREET, MANCHESTER, IA 52057
INFO@BURRINGTONGROUP.COM 563-927-2434

FILED
Delaware Co. Assessor
AUG 08 2018

FILED
Delaware Co. Auditor
AUG 08 2018

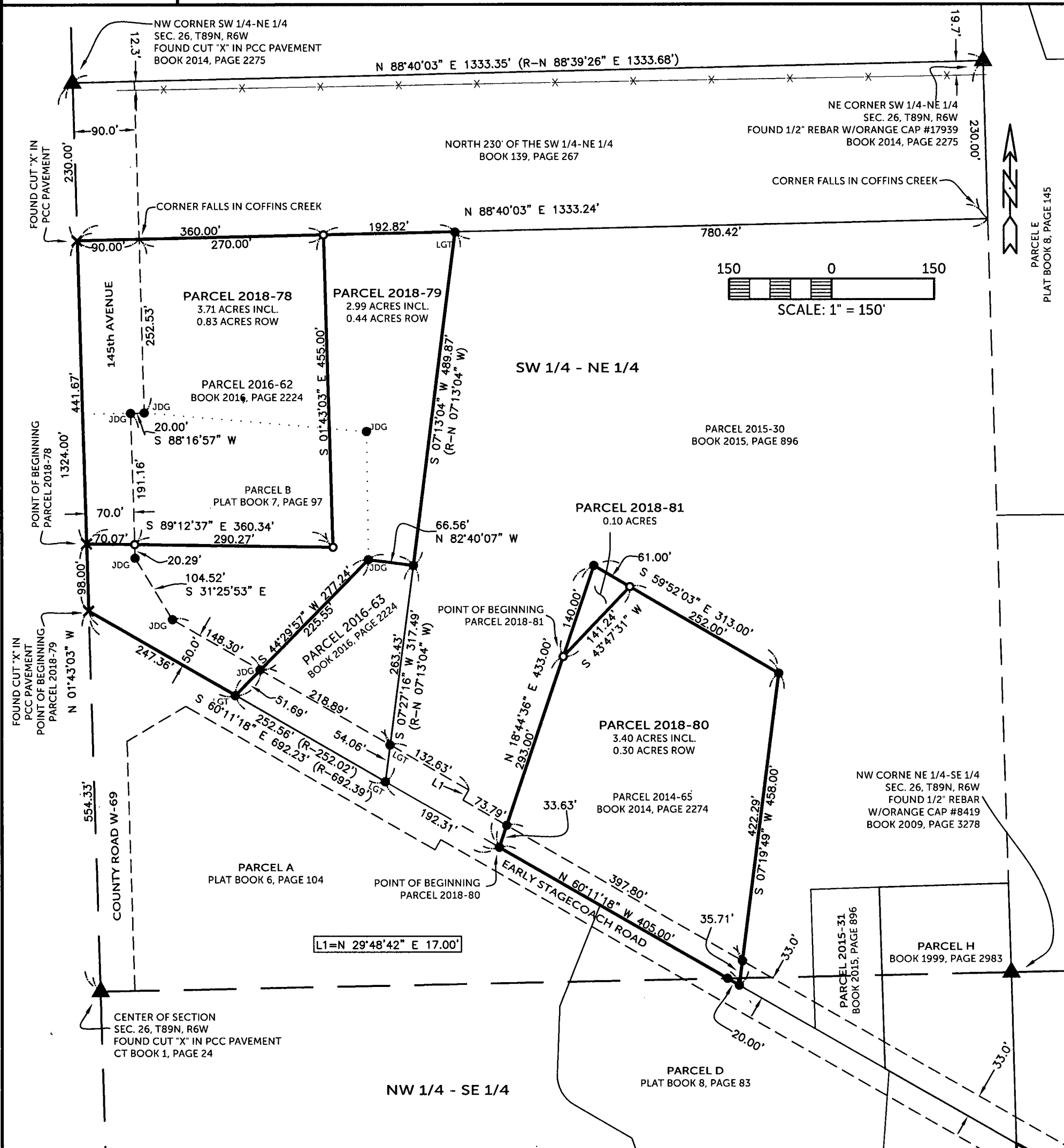
Book 2018 Page 2224

Document 2018 2224 Type 06 002 Pages 4
Date 8/08/2018 Time 9:14:17AM
Rec Amt \$22.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

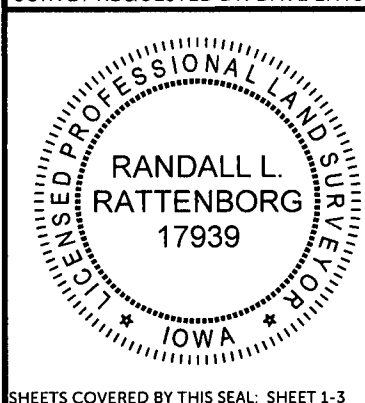
PLAT OF SURVEY

PARCEL 2018-78, PART OF PARCEL B AND PART OF PARCEL 2016-62 IN THE SW 1/4-NE 1/4;
PARCEL 2018-79, PART OF PARCEL B AND PART OF PARCEL 2016-62 IN THE SW 1/4-NE 1/4;
PARCEL 2018-80, PART OF PARCEL 2014-65 IN THE SW 1/4-NE 1/4; PARCEL 2018-81, PART OF PARCEL 2014-65 IN THE SW 1/4-NE 1/4;
ALL IN SECTION 26, T89N, R6W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



SURVEYED ON: 07/25/2018
SURVEY REQUESTED BY: DAVE ENTSMINGER

Q:\Civil3D_Survey\GPS Box 26\GPS Box 26 2015.dwg



PROPRIETORS: DAVID LEE ENTSMINGER & CONNIE LEE ENTSMINGER
GAREY L. ENTSMINGER

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 PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

RANDALL L. RATTENBORG P.L.S. LIC. #17939
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2019

BURRINGTON GROUP, INC.
Civil Engineering | Land Surveying
105 W. Main Street Manchester, Iowa 52057 burringtongroup.com

PROJECT NO. 18-088
SCALE: 1"=150'
DATE: 08/02/2018
DRAWN BY: RLR
CHECKED BY: DDK/DM
GPS BOX: 26
SHEET 1 OF 4

LEGEND

- ▲ SECTION CORNER
- R RECORDED
- FOUND 1/2"Ø REBAR w/ ORANGE CAP PLS 17939
- JDG ● FOUND 1/2"Ø REBAR w/ ORANGE CAP PLS 8419
- LGT ● FOUND 1/2"Ø REBAR w/ RED CAP PLS 7060
- × SET CUT "X"
- SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- QUARTER LINE
- QTR.-QTR. LINE
- CENTER LINE
- FORMER BOUNDARY
- EASEMENT OR ROW LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED

LEGAL DESCRIPTION:

PARCEL 2018-78, Part of Parcel B and part of Parcel 2016-62 in the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 3.71 acres, including 0.83 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the Center of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-Six (26), North 01° 43' 03" West, 554.33 feet to the Southwesterly most corner of Parcel B, as recorded in Plat Book 7, Page 97, being on the centerline of Early Stagecoach Road;

THENCE continuing along the Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-Six (26) and Westerly Line of said Parcel B, North 01° 43' 03" West, 98.00 feet to the POINT OF BEGINNING;

THENCE continuing along the Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-Six (26), the Westerly Line of said Parcel B, and the Westerly Line of said Parcel 2016-62, as recorded in Book 2016, Page 2224, North 01° 43' 03" West, 441.67 feet, to the Northwest Corner of said Parcel 2016-62;

THENCE along the Northerly Line of said Parcel 2016-62, North 88° 40' 03" East, 360.00 feet;

THENCE South 01° 43' 03" East, 455.00 feet;

THENCE North 89° 12' 37" West, 360.34 feet to the POINT OF BEGINNING;

The Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 01° 43' 03" West.

LEGAL DESCRIPTION:

PARCEL 2018-79, Part of Parcel B and part of Parcel 2016-62 in the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 2.99 acres, including 0.44 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the Center of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-Six (26), North 01° 43' 03" West, 554.33 feet to the Southwesterly most corner of Parcel B, as recorded in Plat Book 7, Page 97, Page 97, being on the centerline of Early Stagecoach Road, the POINT OF BEGINNING;

THENCE continuing along the Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-Six (26) and Westerly Line of said Parcel B, North 01° 43' 03" West, 98.00 feet;

THENCE South 89° 12' 37" East, 360.34 feet;

THENCE North 01° 43' 03" West, 455.00 feet to the Northerly Line of Parcel 2016-62, as recorded in Book 2016, Page 2224;

THENCE along the Northerly Line of said Parcel 2016-62, North 88° 40' 03" East, 192.82 feet to the Northeast Corner of said Parcel 2016-62;

THENCE along the Easterly Line of said Parcel 2016-62, South 07° 13' 04" West, 489.87 feet to the Southerly Line of said Parcel 2016-62;

THENCE along the Southerly Line of said Parcel 2016-62, North 82° 40' 07" West, 66.56 feet;

THENCE continuing along the Southerly Line of said Parcel 2016-62, South 44° 29' 57" West, 277.24 feet, to the centerline of Early Stagecoach Road;

THENCE continuing along the Southerly Line of said Parcel 2016-62, North 60° 11' 18" West, 247.52 feet to the POINT OF BEGINNING;

The Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 01° 43' 03" West.

LEGAL DESCRIPTION:

PARCEL 2018-80, Part of Parcel 2014-65 in the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 3.40 acres, including 0.30 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the Center of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-Six (26), North 01° 43' 03" West, 554.33 feet to the Southwesterly most corner of Parcel B, as recorded in Plat Book 7, Page 97, being on the centerline of Early Stagecoach Road;

THENCE along the centerline of Early Stagecoach Road, South 60° 11' 18" East, 692.23 feet to the Southwest Corner of Parcel 2014-65, as recorded in Book 2014, Page 2274, the POINT OF BEGINNING;

THENCE along the Westerly Line of said Parcel 2014-65, North 18° 44' 36" East, 293.00 feet;

THENCE North 43° 47' 31" East, 141.24 feet to the Northerly Line of said Parcel 2014-65;

THENCE along the Northerly Line of said Parcel 2014-65, South 59° 52' 03" East, 252.00 feet to the Northeast Corner of said Parcel 2014-65;

THENCE along the Easterly Line of said Parcel 2014-65, South 07° 19' 49" West, 458.00 feet to the Southeast Corner of said Parcel 2014-65, being on the centerline of Early Stagecoach Road;

THENCE along the Southerly Line of said Parcel 2014-65 and the centerline of Early Stagecoach Road, North 60° 11' 18" West, 405.00 feet to the POINT OF BEGINNING;

The Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 01° 43' 03" West.

LEGAL DESCRIPTION:

PARCEL 2018-81, Part of Parcel 2014-65 in the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa, containing 0.10 acres, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the Center of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty-Six (26), North 01° 43' 03" West, 554.33 feet to the Southwesterly most corner of Parcel B, as recorded in Plat Book 7, Page 97, being on the centerline of Early Stagecoach Road;

THENCE along the centerline of Early Stagecoach Road, South 60° 11' 18" East, 692.23 feet to the Southwest Corner of Parcel 2014-65, as recorded in Book 2014, Page 2274;

THENCE along the Westerly Line of said Parcel 2014-65, North 18° 44' 36" East, 293.00 feet the POINT OF BEGINNING;

THENCE continuing along the Westerly Line of said Parcel 2014-65, North 18° 44' 36" East, 140.00 feet to the Northwest Corner of said Parcel 2014-65;

THENCE along the Northerly Line of said Parcel 2014-65, South 59° 52' 03" East, 61.00 feet;

THENCE South 43° 47' 31" West, 141.24 feet to the POINT OF BEGINNING;

The Westerly Line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-Six (26), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 01° 43' 03" West.



R-086-2018

PARCEL 2018-78, Part of Parcel B and part of Parcel 2016-62 in the SW 1/4-NE 1/4;
PARCEL 2018-79, Part of Parcel B and part of Parcel 2016-62 in the SW 1/4-NE 1/4;
PARCEL 2018-80, Part of Parcel 2014-65 in the SW 1/4-NE 1/4;
PARCEL 2018-81, Part of Parcel 2014-65 in the SW 1/4-NE 1/4;
All in Section 26, T89N, R6W of the Fifth P.M., Delaware County, Iowa

WHEREAS, Parcel 2018-80 and Parcel 2018-81 of this Plat of Survey falls under Manchester Code Chapter 180.23 (6) "Adjustment of boundary lines and/or easements between two abutting parcels...", and is exempt from subdivision regulations, and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Manchester, Iowa that the City Council of the City of Manchester, Iowa hereby waives it's right to review the plat of

and that the Mayor and City Clerk are hereby authorized and directed to certify this resolution and affix the same to said plat as provided by law.

CITY OF MANCHESTER, IOWA

ATTEST:

STATE OF IOWA)
COUNTY OF DELAWARE) SS.

Amy L. Horns
Notary Public

AMY L. HORNS
MY
COMMISSION
NO. 778658
EXPIRES
5/28/19
NOTARIAL SEAL