

County: Delaware

Section: Sec. 15, T90N, R3W, 5th P.M.

Subdivision: Big Oak Subdivision

Lot & Aliquot Part: Lot 1 - Lot 7

Proprietor(s): James M. Diers Jr., Robert A. Diers, and Kay A. Diers-Jones.

Requested by: Jim Diers

Surveyor and Return To: Roger R. Mohn, Iowa P.E. & P.L.S. No. 10165

Mohn Surveying, Inc.

1890 Great River Road, Lansing, Iowa 52151

Telephone No.: (563) 538-4067 Email: mohnsurveying@gmail.com

FILED
Delaware Co. Assessor

AUG 31 2018

FILED
Delaware Co. Auditor

AUG 30 2018



Book 2018 Page 2468

Document 2018 2468 Type 06 002 Pages 9

Date 8/31/2018 Time 10:16:26AM

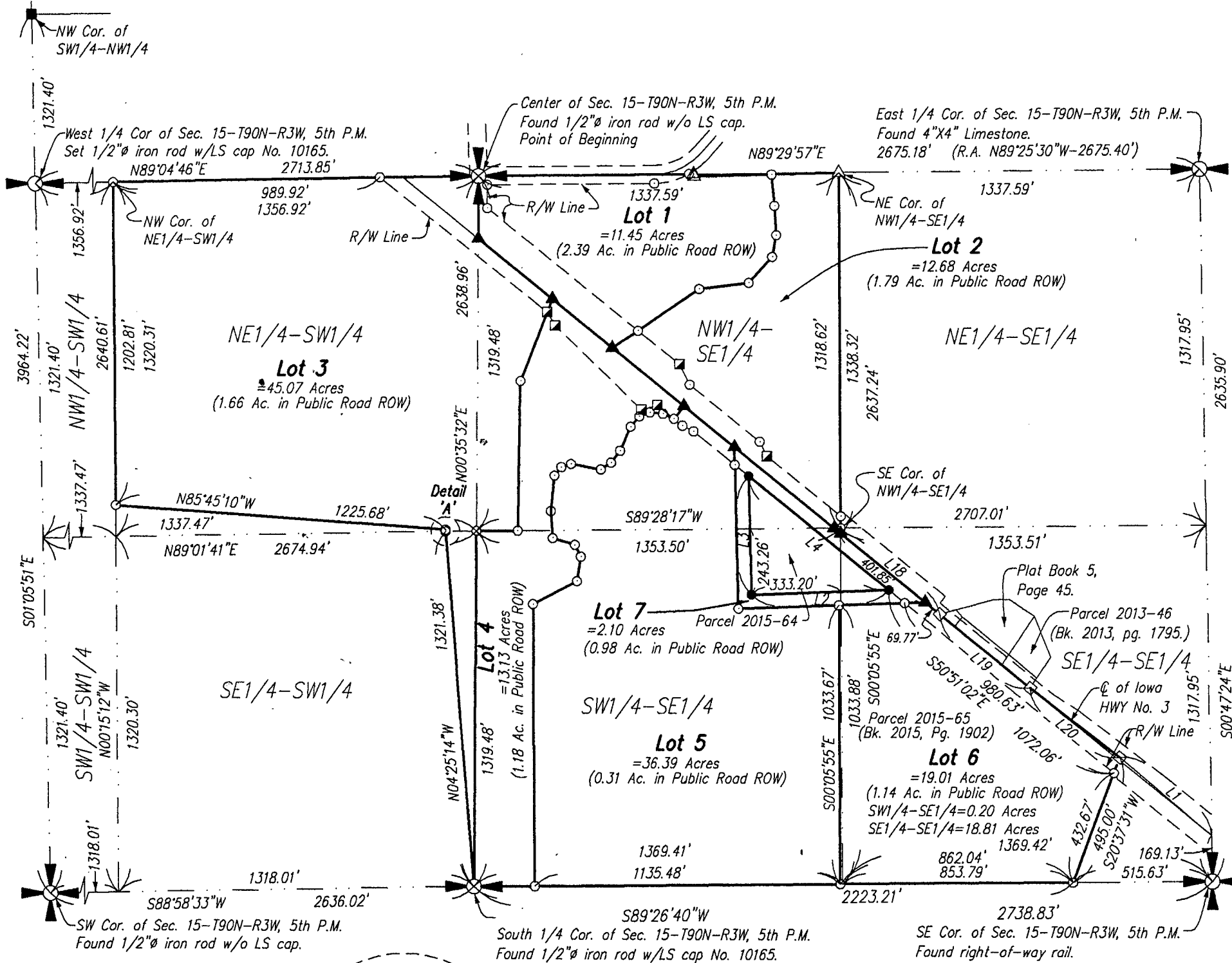
Rec Amt \$47.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

MOHN SURVEYING, INC. • ROGER R. MOHN • 1890 GREAT RIVER ROAD • LANSING, IOWA 52151 • 563-538-4067 •

SUBDIVISION PLAT
of
BIG OAK SUBDIVISION

BIG OAK SUBDIVISION BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER (NE1/4-SW1/4), PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (SE1/4-SW1/4), PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4), ALL OF PARCEL 2015-65 IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4) AND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE1/4-SE1/4), AND THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER (NW1/4-SE1/4) EXCEPT PARCEL 2015-64; ALL IN SECTION 15, TOWNSHIP 90 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA.

Detail 'A'
N.T.S.

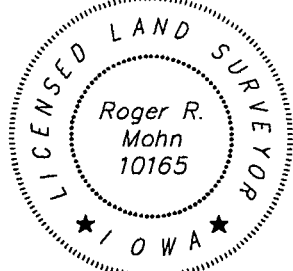
0 450 900

Scale 1" = 450'

Notes

- All easements of record may not be shown on this plat of survey.
- Bearings are based on the Iowa State Plane Coordinate System North Zone (1401) Horizontal NAD 83 (2011).

SEAL



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.

Roger R. Mohn August 17, 2018
Roger R. Mohn Date

License Number 10165

My license renewal date is December 31, 2018

Pages or sheets covered by this seal:

Sheet 1 of 6 through 6 of 6.

Proprietor(s):

James M. Diers Jr. (1/3 interest)

Robert A. Diers (1/3 interest)

Kay A. Diers-Jones (1/3 interest)

Survey requested by:

Jim Diers

Sheet No. 1 of 6

Surveyed: July-Aug., 2018 (346, 113-116)

Aug. 17, 2018 Drawn By: LFG, JMM, RRM

S: \Drawings\Surveys\2018\

Delaware\JDiers\Diers2.dwg

Legend

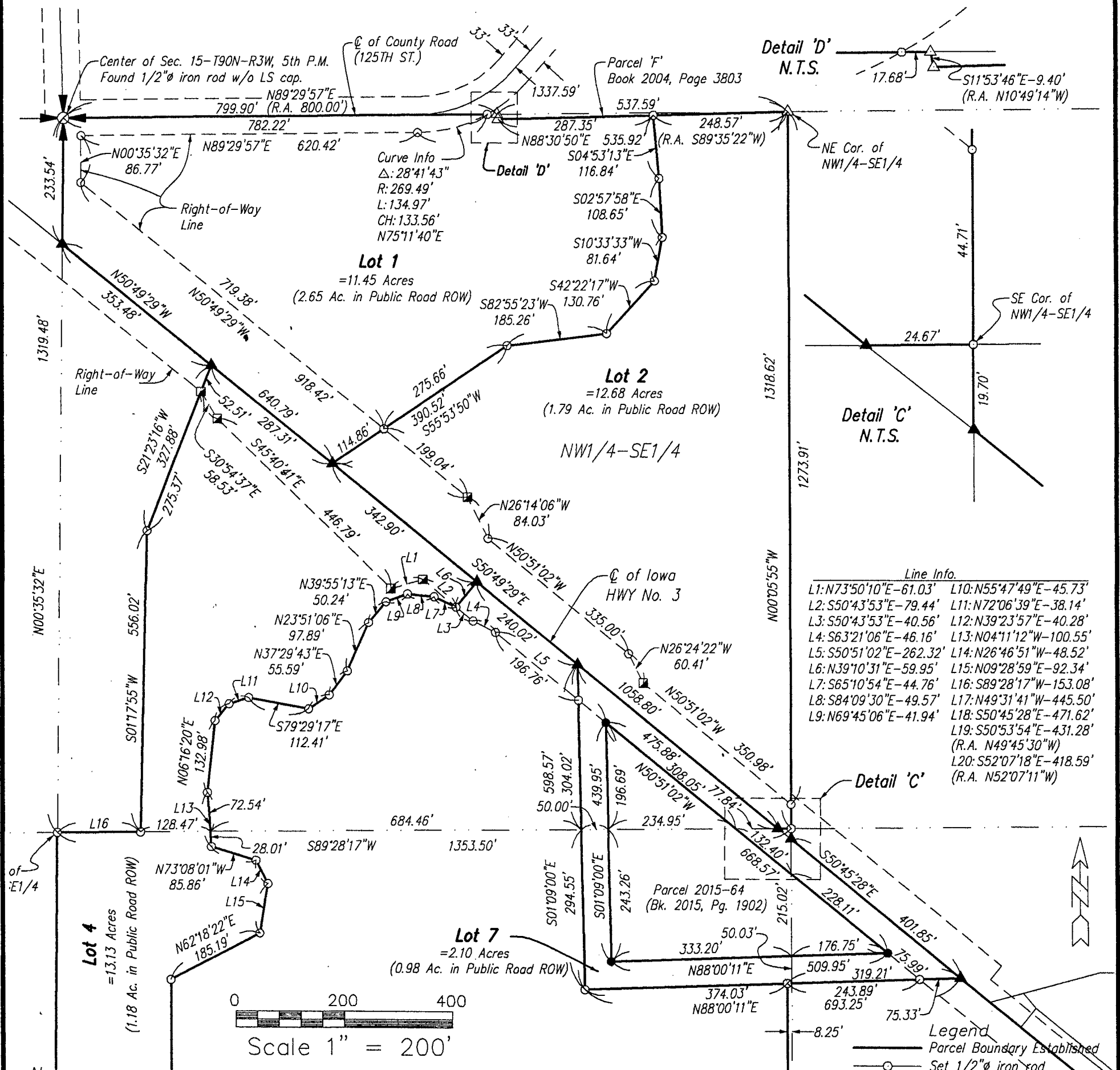
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- Found 1/2" iron rod w/LS cap No. 10165.
- Set Mag Nail w/washer No. 10165.
- Found Right-of-Way Pin w/Aluminum cap.
- Found stone.
- Found Mag Nail w/LS washer No. 10165.
- Found 1/2" iron rod w/LS cap No. 7060.
- Section Line, 1/4 Section Line, or 1/4-1/4 Section Line.
- (R.A.) Recorded As

Recorder's Index
County: Delaware
Section: Sec. 15, T90N, R3W, 5th P.M.
Subdivision: Big Oak Subdivision
Lot & Aliquot Part: Lot 1 - Lot 7
Proprietor(s): James M. Diers Jr., Robert A. Diers, and Kay A. Diers-Jones.
Requested by: Jim Diers
Surveyor and Return To: Roger R. Mohn, Iowa P.E. & P.L.S. No. 10165
Mohn Surveying, Inc.
1890 Great River Road, Lansing, Iowa 52151
Telephone No.: (563) 538-4067 Email: mohnsurveying@gmail.com

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SUBDIVISION PLAT
of
BIG OAK SUBDIVISION

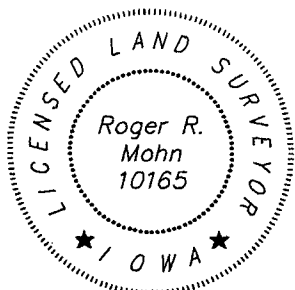
BIG OAK SUBDIVISION BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER (NE1/4-SW1/4), PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (SE1/4-SW1/4), PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4), ALL OF PARCEL 2015-65 IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4) AND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE1/4-SE1/4), AND THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER (NW1/4-SE1/4) EXCEPT PARCEL 2015-64; ALL IN SECTION 15, TOWNSHIP 90 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA.



Notes

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- Bearings are based on the Iowa State Plane Coordinate System North Zone (1401) Horizontal NAD 83 (2011).

SEAL



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.

Roger R. Mohn August 17, 2018
Roger R. Mohn
License Number 10165
My license renewal date is December 31, 2018
Pages or sheets covered by this seal: _____
Sheet 1 of 6 through 6 of 5.

Proprietor(s):
James M. Diers Jr. (1/3 interest)
Robert A. Diers (1/3 interest)
Kay A. Diers-Jones (1/3 interest)
Survey requested by:
Jim Diers

Sheet No. 2 of 6
Surveyed: July, 2018 (346, 113-116)
August 17, 2018 Drawn By: LFG, JJM, RRM
S:\Drawings\Surveys\2018\
Delaware\JDiers\JDiers2.dwg

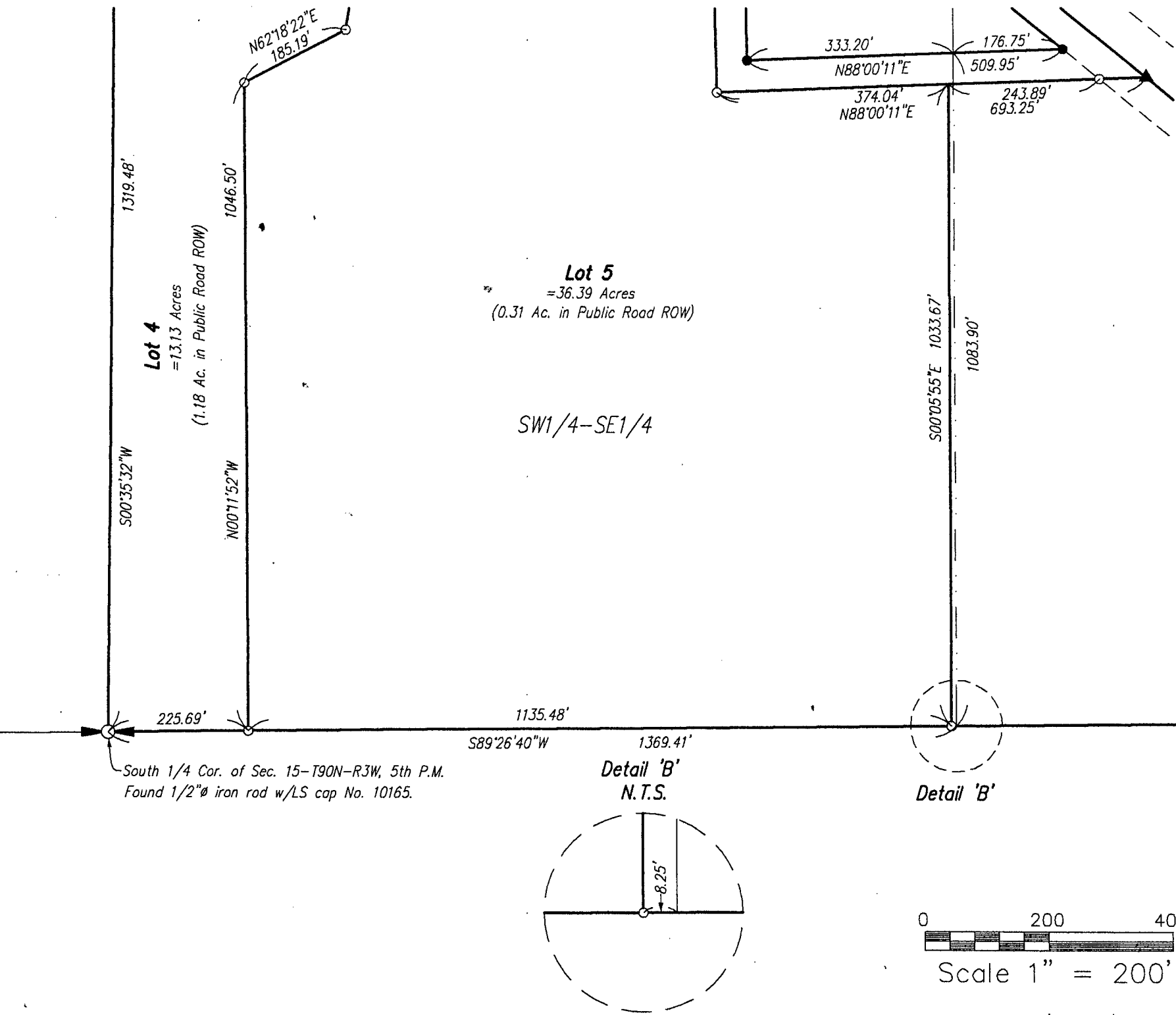
- Legend
- Parcel Boundary Established
 - Set 1/2" iron rod w/LS cap No. 10165.
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 - (R.A.) Recorded As

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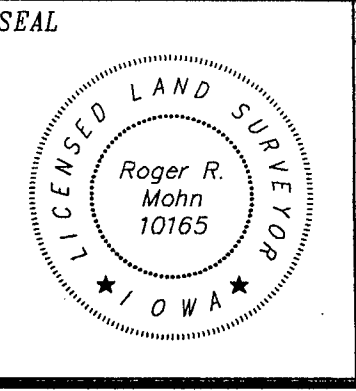
• • MOHN SURVEYING, INC. • ROGER R. MOHN • 1890 GREAT RIVER ROAD • LANSING, IOWA 52151 • 563-538-4067 • •

SUBDIVISION PLAT
of
BIG OAK SUBDIVISION

BIG OAK SUBDIVISION BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER (NE1/4-SW1/4), PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (SE1/4-SW1/4), PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4), ALL OF PARCEL 2015-65 IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4) AND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE1/4-SE1/4), AND THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER (NW1/4-SE1/4) EXCEPT PARCEL 2015-64; ALL IN SECTION 15, TOWNSHIP 90 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA.



- Notes
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 - Bearings are based on the Iowa State Plane Coordinate System North Zone (1401) Horizontal NAD 83 (2011).



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.

Roger R. Mohn August 17, 2018
Roger R. Mohn Date
License Number 10165
My license renewal date is December 31, 2018
Pages or sheets covered by this seal: _____
Sheet 1 of 6 through 6 of 6.

Proprietor(s):
James M. Diers Jr. (1/3 interest)
Robert A. Diers (1/3 interest)
Kay A. Diers-Jones (1/3 interest)
Survey requested by:
Jim Diers

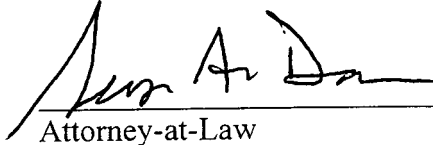
Sheet No. 3 of 6
Surveyed: July, 2018 (346, 113-116)
August 17, 2018 Drawn By: LFG, JJM, RRM
S: \Drawings\Surveys\2018\
Delaware\JDiers\Diers2.dwg

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 - Found Mag Nail w/LS washer No. 10165.
 - Found 1/2" iron rod w/LS cap No. 7060.
 - Section Line, 1/4 Section Line, or 1/4-1/4 Section Line.
 - (R.A.) Recorded As

Attorney's Certificate

TO WHOM IT MAY CONCERN:

This will certify that I have examined the abstract of title of the Big Oak Subdivision of Delaware County, Iowa, covering the period from Government entry to August 21, 2018 at 8:00 AM certified on that date by Delaware County Abstract Company and find that said abstract show good and merchantable title to said real estate in James M. Diers, Janet M. Diers, Robert A. Diers, Debra Diers, Kay A. Diers-Jones, and James M. Jones and clear of all liens and encumbrances and shows taxes all paid, including taxes from the fiscal year 2016-2017 and prior.



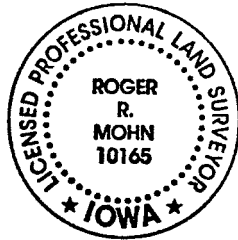
Attorney-at-Law
George A. Davis
Locher & Davis, PLC
225 1st Avenue East
Dyersville, IA 52040

Sheet No. 4 of 6

LEGAL DESCRIPTION OF BIG OAK SUBDIVISION:

Big Oak Subdivision being a subdivision of part of the Northeast Quarter of the Southwest Quarter (NE1/4-SW1/4), part of the Southeast Quarter of the Southwest Quarter (SE1/4-SW1/4), part of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), all of Parcel 2015-65 in the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4) and in the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4), and the Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4) except Parcel 2015-64; all in Section Fifteen (15), Township Ninety (90) North, Range Three (3) West of the Fifth Principal Meridian, Delaware County, Iowa consisting of Lot One (1) through Lot Seven (7) containing 11.45 acres, 12.68 acres, 45.07 acres, 13.13 acres, 36.39 acres, 19.01 acres, and 2.10 acres, respectively, more or less. The exterior boundary of Big Oak Subdivision is more particularly described by metes and bounds as follows:

Commencing at the Center of Section 15, Township 90 North, Range 3 West of the 5th P.M. which is the Point of Beginning; thence N 89°-29'-57" E, 800.00 feet along the north line of the SE1/4 of said Section 15; thence S 11°-53'-46" E, 9.40 feet, thence N 88°-30'-50" E, 535.92 feet, thence S 00°-05'-55" E, 1338.32 feet along the east line of the NW1/4-SE1/4 and the east line of the SW1/4-SE1/4 of said Section 15; thence S 50°-45'-28" E, 471.62 feet along the approximate centerline of Iowa Highway No. 3; thence S 50°-53'-54" E, 431.28 feet along the approximate centerline of Iowa Highway No. 3; thence S 52°-07'-18" E, 418.59 feet along the approximate centerline of Iowa Highway No. 3; thence S 20°-37'-31" W, 495.00 feet; thence S 89°-26'-40" W, 2223.21 feet along the south line of the SE1/4 of said Section 15; thence N 04°-25'-14" W, 1321.38 feet; thence N 00°-00'-00" W, 6.00 feet; thence N 85°-45'-10" W, 1225.68 feet; thence N 00°-15'-12" W, 1202.81 feet along the west line of the NE1/4-SW1/4 of said Section 15; thence N 89°-04'-06" E, 1356.92 feet along the north line of the NE1/4-SW1/4 of said Section 15 to the Point of Beginning. Said described parcel contains a total of 139.83 acres, more or less. Bearings are based on the Iowa State Plane Coordinate System North Zone (1401) Horizontal NAD 83 (2011).



I hereby certify that this land surveying document was prepared and 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.

Roger R. Mohn August 17, 2018
 Roger R. Mohn Date
 License Number 10165
 My license renewal date is December 31, 2018.
 Pages or sheets covered by this seal:
 Sheet No. 1 of 6 through 6 of 6.

The attached subdivision plat represents a survey of **Big Oak Subdivision** being a subdivision of part of the Northeast Quarter of the Southwest Quarter (NE1/4-SW1/4), part of the Southeast Quarter of the Southwest Quarter (SE1/4-SW1/4), part of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), all of Parcel 2015-65 in the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4) and in the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4), and the Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4) except Parcel 2015-64; all in Section Fifteen (15), Township Ninety (90) North, Range Three (3) West of the Fifth Principal Meridian, Delaware County, Iowa.

I (We), James M. Diers, Jr. and Janet M. Diers, of Delaware County, State of Iowa, do hereby certify that the above survey, as shown by the attached Plat of Survey, is made with my (our) free consent and in accordance with my (our) desire.

James M. Diers
 James M. Diers

Janet M. Diers
 Janet M. Diers

STATE OF IOWA, Delaware County SS.

On this 18 day of August A.D., 2018 before me, a Notary Public in and for said County, personally appeared James M. Diers and Janet M. Diers of said County, to me personally known to be the identical person(s) whose name(s) is (are) affixed to the foregoing statement, and acknowledge the same to be their voluntary act and deed.

Witness my hand and seal.



KRISTINA JOHNSON
 Commission Number 726169
 My Commission Exp. 12-29-18

Kristina Johnson
 Notary Public in and for said County

I (We), Robert A. Diers and Debra Diers, of Delaware County, State of Iowa, do hereby certify that the above survey, as shown by the attached Plat of Survey, is made with my (our) free consent and in accordance with my (our) desire.

Robert A. Diers
 Robert A. Diers

Debra Diers
 Debra Diers

STATE OF Iowa, Delaware County SS.

On this 18 day of August A.D., 2018 before me, a Notary Public in and for said County, personally appeared Robert A. Diers and Debra Diers of said County, to me personally known to be the identical person(s) whose name(s) is (are) affixed to the foregoing statement, and acknowledge the same to be their voluntary act and deed.

Witness my hand and seal.



KRISTINA JOHNSON
 Commission Number 726169
 My Commission Exp. 12-29-18

Kristina Johnson
 Notary Public in and for said County

I (We), Kay A. Diers-Jones and James M. Jones, of Delaware County,
State of Iowa, do hereby certify that the above survey, as shown
by the attached Plat of Survey, is made with my (our) free consent and in accordance
with my (our) desire.

Kay A. Diers-Jones James M. Jones
Kay A. Diers-Jones James M. Jones

STATE OF Iowa, Delaware County SS.
On this 18 day of August A.D., 2018 before me, a Notary Public in and for
said County, personally appeared Kay A. Diers-Jones and James M. Jones of said
County, to me personally known to be the identical person(s) whose name(s) is (are)
affixed to the foregoing statement, and acknowledge the same to be their voluntary act
and deed.

Witness my hand and seal.



Kristina Johnson
Notary Public in and for said County

**APPROVAL OF SUBDIVISION PLAT NAME BY DELAWARE COUNTY
AUDITOR**

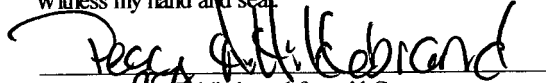
I, Carla K. Becker, Auditor of Delaware County, Iowa, pursuant to Iowa Code Sections 354.6(2) and 354.11(6), have reviewed and do hereby approve the subdivision name of Big Oak Subdivision, a subdivision of part of the Northeast Quarter of the Southwest Quarter (NE1/4-SW1/4), part of the Southeast Quarter of the Southwest Quarter (SE1/4-SW1/4), part of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), all of Parcel 2015-65 in the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4) and in the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4), and the Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4) except Parcel 2015-64; all in Section Fifteen (15), Township Ninety (90) North, Range Three (3) West of the Fifth Principal Meridian, Delaware County, Iowa


Carla K. Becker,
Delaware County, Iowa Auditor

STATE OF IOWA, Delaware County SS.

On this 30th day of August A.D., 2018 before me, a Notary Public in and for said County, personally appeared Carla K. Becker of said County, to me personally known to be the identical person(s) whose name(s) is (are) affixed to the foregoing statement, and acknowledge the same to be her voluntary act and deed.

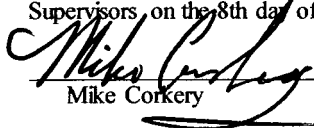
Witness my hand and seal.


Peggy A. Hildebrand
Notary Public in and for said County



DELAWARE COUNTY E-911 BOARD

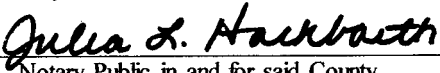
The foregoing plat of **Big Oak Subdivision**, being a subdivision of part of the Northeast Quarter of the Southwest Quarter (NE1/4-SW1/4), part of the Southeast Quarter of the Southwest Quarter (SE1/4-SW1/4), part of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), all of Parcel 2015-65 in the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4) and in the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4), and the Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4) except Parcel 2015-64; all in Section Fifteen (15), Township Ninety (90) North, Range Three (3) West of the Fifth Principal Meridian, Delaware County, Iowa, has been examined and approved as to being in full compliance with Delaware County Ordinance #12, the Uniform Rural Address System, as passed and adopted by the Delaware County Board of Supervisors, on the 8th day of July, 1996.

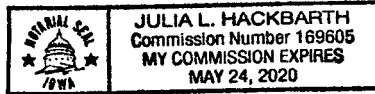

Mike Corkery

STATE OF IOWA, Delaware County SS.

On this 24 day of August A.D., 2018 before me, a Notary Public in and for said County, personally appeared Mike Corkery of said County, to me personally known to be the identical person whose name is affixed to the foregoing statement, and acknowledge the same to be his voluntary act and deed.

Witness my hand and seal.


Notary Public in and for said County



CERTIFICATE OF TREASURER

I, the undersigned, Pam Klein, state that I am the Delaware County Treasurer and have examined the records in our office for the lands legally described as follows:

Parcel 2015-65 being part of the Southeast Quarter of the Southeast Quarter (SE1/4-SE1/4) and part of the Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4) of Section 15, Township 90 North, Range 3 West of the Fifth Principal Meridian, Delaware County, Iowa.

The Southwest Quarter of the Southeast Quarter (SW1/4-SE1/4), except Parcel 2015-64 and except Parcel 2015-65, of Section 15, Township 90 North, Range 3 West of the Fifth Principal Meridian, Delaware County, Iowa.

The Northwest Quarter of the Southeast Quarter (NW1/4-SE1/4), except Parcel 2015-64, of Section 15, Township 90 North, Range 3 West of the Fifth Principal Meridian, Delaware County, Iowa.

The Northeast Quarter of the Southwest Quarter (NE1/4-SW1/4) of Section 15, Township 90 North, Range 3 West of the Fifth Principal Meridian, Delaware County, Iowa (except a tract of land described as follows: Commencing at a point 7 rods West of the Southeast corner of said Northeast 1/4 of the Southwest 1/4, running thence North 6 feet, thence West to a point 7 rods and 2 feet North of the Southwest corner of said forty, thence South to the Southwest corner of said forty, thence East to place of beginning).

A tract of land described as follows: Commencing at the Southeast corner of the Southwest 1/4, and running thence North to the Northeast corner of Southeast 1/4 of said Southwest 1/4, thence West 7 rods, thence Southeasterly to place of beginning, of Section 15, Township 90 North, Range 3 West of the Fifth Principal Meridian, Delaware County, Iowa.

and pursuant to Iowa Code section 354.11, the property is free from delinquent taxes and certified special assessments.

Dated : 8-24-18

Jenny Eschen - Deputy
Pam Klein
Delaware County Treasurer

