

INDEX LEGEND
LOCATION: SW1/4 SW1/4, SECTION 15, T87N, R4W
REQUESTOR: MIKE McDONOUGH
PROPRIETOR: RICHARD L. JURGENS JR. & MICHELLE A. JURGENS
SURVEYOR: BILL BURGER
SURVEYOR COMPANY: WM. BURGER LANDSURVEYOR
BILL BURGER, 510 3RD STREET WEST COURT,
RETURN TO: WORTHINGTON, IA 52078 | (563) 855-2028

FILED
Delaware Co. Assessor

SEP 29 2021

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Delaware Co. Auditor

SEP 29 2021



Book 2021 Page 3419

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PREPARED BY BILL BURGER

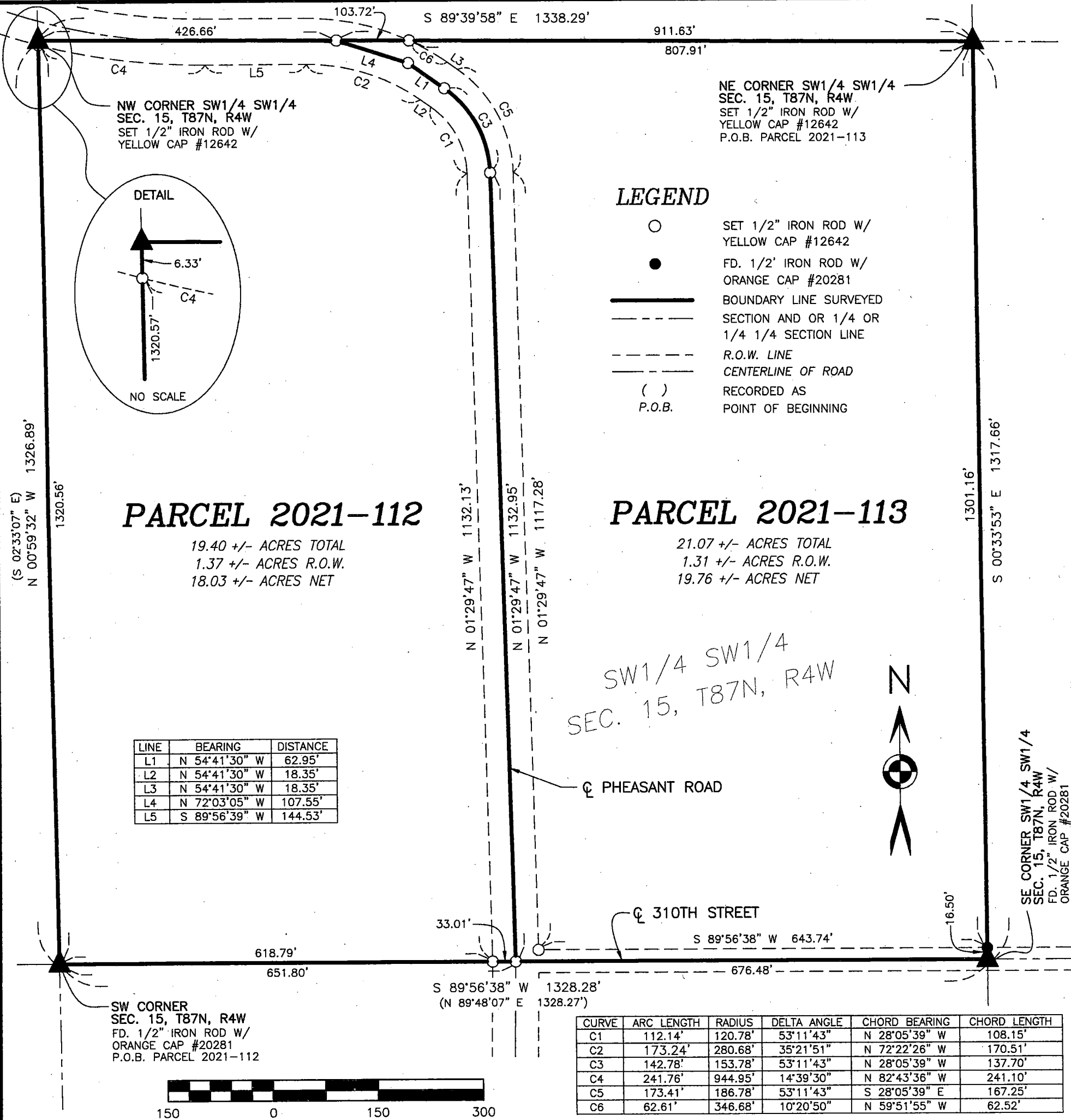
510 3RD STREET WEST COURT, WORTHINGTON, IOWA 52078

(563) 855 2028

PLAT OF SURVEY

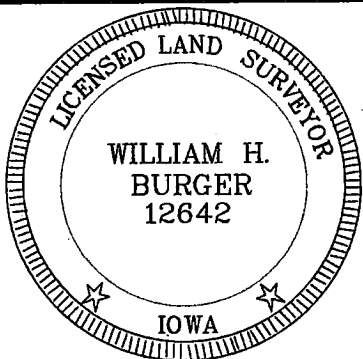
PARCEL 2021-112 PART OF THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHWEST QUARTER
(SW1/4) OF SECTION FIFTEEN (15), TOWNSHIP EIGHTY-SEVENT NORTH (T87N), RANGE FOUR WEST (R4W) OF THE FIFTH
PRINCIPAL MERIDIAN DELAWARE COUNTY, IOWA

PARCEL 2021-113 PART OF THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHWEST QUARTER
(SW1/4) OF SECTION FIFTEEN (15), TOWNSHIP EIGHTY-SEVENT NORTH (T87N), RANGE FOUR WEST (R4W) OF THE FIFTH
PRINCIPAL MERIDIAN DELAWARE COUNTY, IOWA



LINE	BEARING	DISTANCE
L1	N 54°41'30" W	62.95'
L2	N 54°41'30" W	18.35'
L3	N 54°41'30" W	18.35'
L4	N 72°03'05" W	107.55'
L5	S 89°56'39" W	144.53'

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	112.14'	120.78'	53°11'43"	N 28°05'39" W	108.15'
C2	173.24'	280.68'	35°21'51"	N 72°22'26" W	170.51'
C3	142.78'	153.78'	53°11'43"	N 28°05'39" W	137.70'
C4	241.76'	944.95'	14°39'30"	N 82°43'36" W	241.10'
C5	173.41'	186.78'	53°11'43"	S 28°05'39" E	167.25'
C6	62.61'	346.68'	10°20'50"	N 59°51'55" W	62.52'



NO. OF SHEETS COVERED BY THIS SEAL: 1

DATE OF SURVEY: 9/15/2021

SCALE: 1" = 150'

SHEET 1 OF 3

PROPRIETORS: SEE INDEX LEGEND

I HEREBY CERTIFY THAT THIS LANDSURVEYING 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.
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2022

William H. Burger
WILLIAM H. BURGER #12642

9/29/21
DATE

Wm. Burger
LandSurveyor
510 3rd Street West Court
Worthington, Iowa 52078

LEGAL DESCRIPTION

PARCEL 2021-112 – Part of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section Fifteen (15), Township Eighty-seven North (T87N), Range Four West (R4W), of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 19.40 acres more or less, including 1.37 acres more or less of public road right of way, **subject to easements, reservations, restrictions, and rights of way of record and not of record** and more particularly described by metes and bounds as follows:

BEGINNING at the Southwest corner of Section Fifteen (15), Township Eighty-seven North (T87N), Range Four West (R4W), of the Fifth Principal Meridian, Delaware County, Iowa;

Thence North 00°-59'-32" West 1326.89 feet along the West line and to the Northwest corner of said Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4);

Thence South 89°-39'-58" East 426.66 feet along the North line of said Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4);

Thence South 72°-03'-05" East 107.55 feet;

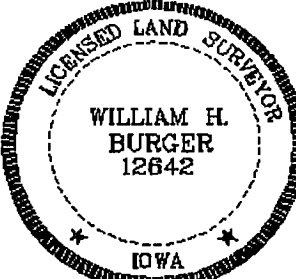
Thence South 54°-41'-30" East 62.95 feet;

Thence along the centerline of Pheasant Road and along a circular curve concave Southwesterly for an arc length of 142.78 feet, said circular curve having a central angle of 53°-11'-43", a radius of 153.78 feet, a chord bearing of South 28°-05'-39" East and a chord length of 137.70 feet;

Thence continuing along said centerline South 01°-29'-47" East 1132.95 feet to the South line of said Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4);

Thence South 89°-56'-38" West 651.80 feet along the South line of said Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) to the **POINT OF BEGINNING**, containing a total of 19.40 acres more or less, including 1.37 acres more or less of public road right of way, **subject to easements, reservations, restrictions, and rights of way of record and not of record**;

The West line of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section Fifteen (15), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian of Delaware County, Iowa is assumed to bear North 00°-59'-32" West.

	<u>SURVEYORS CERTIFICATE</u> I hereby certify that this land survey 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; My license renewal date is December 31, 2022 <i>William H. Burger</i> Date <i>9/29/21</i> Reg. No. 12642 William H. Burger Sheet No. <i>2</i> covered by this seal
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LEGAL DESCRIPTION

PARCEL 2021-113 – Part of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section Fifteen (15), Township Eighty-seven North (T87N), Range Four West (R4W), of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 21.07 acres more or less, including 1.31 acres more or less of public road right of way, **subject to easements, reservations, restrictions, and rights of way of record and not of record** and more particularly described by metes and bounds as follows:

BEGINNING at the Northeast corner of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section Fifteen (15), Township Eighty-seven North (T87N), Range Four West (R4W), of the Fifth Principal Meridian, Delaware County, Iowa;

Thence South 00°-33'-53" East 1317.66 feet along the East line and to the Southeast corner of said Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4);

Thence South 89°-56'-38" West 676.48 feet along the South line of said Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) to the centerline of Pheasant Road;

Thence North 01°-29'-47" West 1132.95 feet along said centerline;

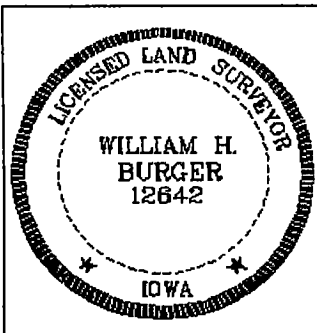
Thence continuing along said centerline and along a circular curve concave Southwesterly for an arc length of 142.78 feet, said circular curve having a central angle of 53°-11'-43", a radius of 153.78 feet, a chord bearing of North 28°-05'-39" West and a chord length of 137.70 feet;

Thence North 54°-41'-30" West 62.95 feet;

Thence North 72°-03'-05" West 107.55 feet to the North line of said Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4);

Thence South 89°-39'-58" East 911.63 feet along the North line of said Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) to the **POINT OF BEGINNING**, containing a total of 21.07 acres more or less, including 1.31 acres more or less of public road right of way, **subject to easements, reservations, restrictions, and rights of way of record and not of record**;

The East line of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section Fifteen (15), Township Eighty-seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian of Delaware County, Iowa is assumed to bear South 00°-33'-53" East.

	SURVEYORS CERTIFICATE I hereby certify that this land survey 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; My license renewal date is December 31, 2022 <i>William H. Burger</i> 9/29/21 William H. Burger Date Reg. No. 12642 Sheet No. 3 covered by this seal
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