

RECORDER'S INDEX

LOCATION: PARCEL 2021-140 AND PARCEL 2021-141
IN PART OF THE NORTHEAST QUARTER OF THE
NORTHWEST QUARTER OF SECTION 25,
TOWNSHIP 87 NORTH, RANGE 3 WEST OF
THE 5th P.M., DELAWARE COUNTY, IOWA

REQUESTOR: BREANNA ADAMS
PROPRIETOR: MARK L. WELTER AND
DIANE M. WELTER

SURVEYOR: DAVID P. SCHNEIDER
COMPANY: SCHNEIDER LAND SURVEYING
AND PLANNING, INC.

RETURN TO: DAVID P. SCHNEIDER
P.O. BOX 128 FARLEY, IOWA
Ph#563-744-3631 daves@ybusq.net

FILED
Delaware Co. Assessor
DEC 13 2021

FILED
Delaware Co. Auditor

Book 2021 Page 4286

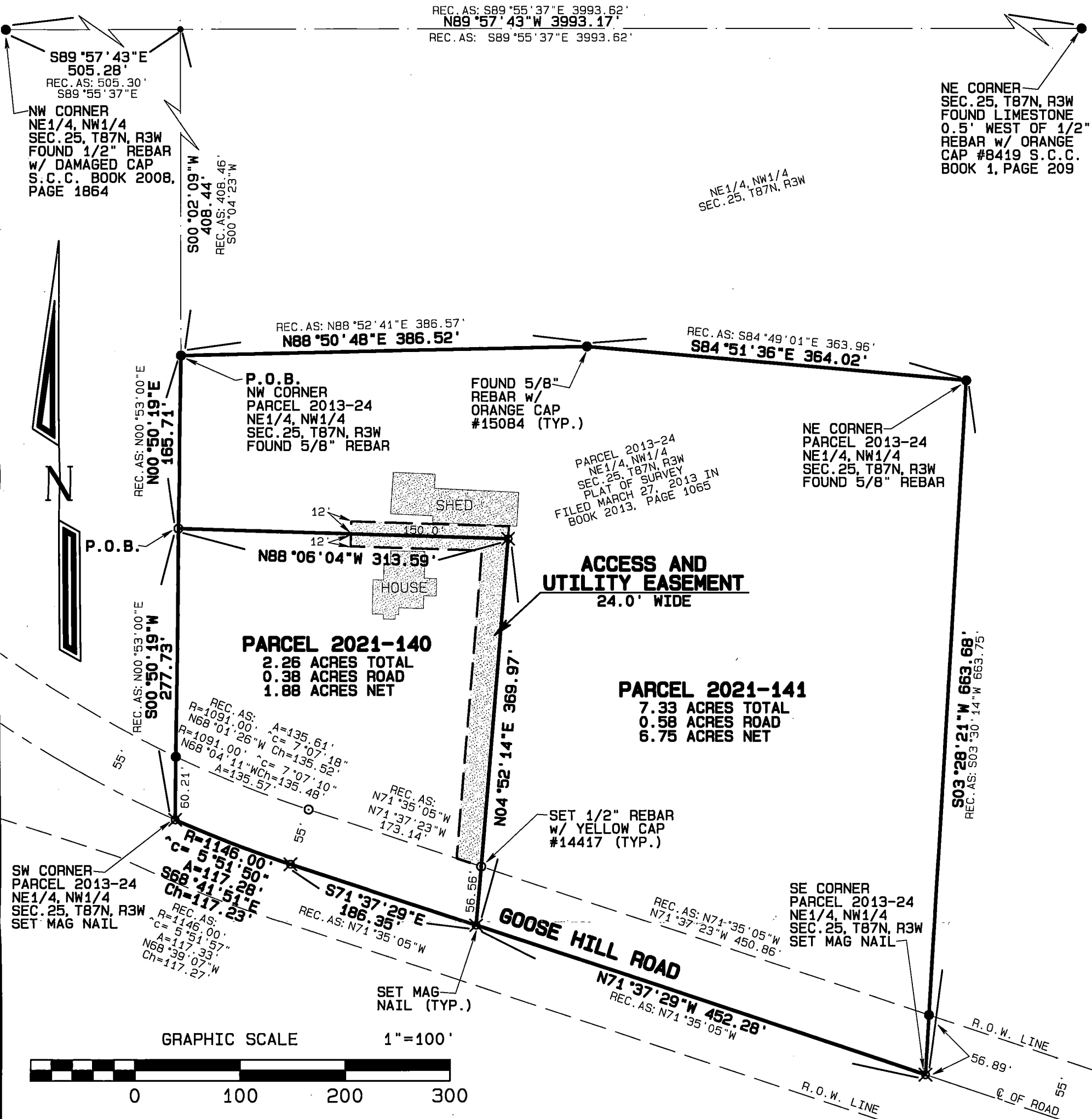
Document 2021 4286 Type 06 002 Pages 2
Date 12/13/2021 Time 8:28:00AM
Rec Amt \$12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PLAT OF SURVEY

PARCEL 2021-140 IN PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 87 NORTH, RANGE 3 WEST OF THE 5th P.M., DELAWARE COUNTY, IOWA

PARCEL 2021-141 IN PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 87 NORTH, RANGE 3 WEST OF THE 5th P.M., DELAWARE COUNTY, IOWA



TOTAL AREA 9.59 ACRES TOTAL 0.96 ACRES ROAD 8.63 ACRES NET SURVEY DESCRIPTION: SEE SHEET 2	LICENSED LAND SURVEYOR DAVID P. SCHNEIDER P14417 IOWA	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. David P. Schneider P.L.S. P14417 Date: 12/9/2021 My license renewal date is December 31, 2021. Pages or sheets covered by this seal: THIS SHEET ONLY	SCHNEIDER Land Surveying & Planning, Inc. P.O. Box 128 Farley, Iowa 52046 Ph# 563-744-3631 daves@yousq.net Project: 2657 Survey Date: 11/23/2021 Sheet: 1 of 2
--	--	---	---

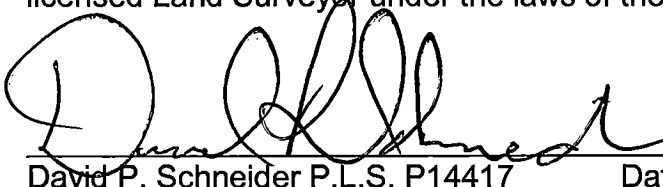
Survey Description – Parcel 2021-140:

Part of the Northeast Quarter of the Northwest Quarter of Section 25, Township 87 North, Range 3 West of the 5th P.M., Delaware County, Iowa, more particularly described as follows: Commencing at the northwest corner of the Northeast Quarter of the Northwest Quarter of said Section 25; thence S89°57'43"E, 505.28 feet along the north line of the Northeast Quarter of the Northwest Quarter of said Section 25; thence S00°02'09"W, 408.44 feet to the northwest corner of Parcel 2013-24 as illustrated on a Plat of Survey filed March 27, 2013 in Book 2013, Page 1065 in the office of the Recorder of Delaware County, Iowa; thence S00°50'19"E, 165.71 feet along the west line of said Parcel 2013-24 to the point of beginning; thence continuing S00°50'19"W, 277.73 feet to the southwest corner of said Parcel 2013-24 and the centerline curve of Goose Hill Road; thence southeasterly and easterly, 117.28 feet along said centerline curve having a radius of 1146.00 feet, concave to the north, a central angle of 5°51'50" and a chord which bears S68°41'51"E, 117.23 feet; thence S71°37'29"E, 186.35 feet along said centerline of Goose Hill Road; thence N04°52'14"E, 369.97 feet; thence N88°06'04"W, 313.59 feet to the point of beginning, containing 2.26 acres, which includes 0.38 acres of existing public road right of way.

Survey Description – Parcel 2021-141:

Part of the Northeast Quarter of the Northwest Quarter of Section 25, Township 87 North, Range 3 West of the 5th P.M., Delaware County, Iowa, more particularly described as follows: Commencing at the northwest corner of the Northeast Quarter of the Northwest Quarter of said Section 25; thence S89°57'43"E, 505.28 feet along the north line of the Northeast Quarter of the Northwest Quarter of said Section 25; thence S00°02'09"W, 408.44 feet to the northwest corner of Parcel 2013-24 as illustrated on a Plat of Survey filed March 27, 2013 in Book 2013, Page 1065 in the office of the Recorder of Delaware County, Iowa, and the point of beginning; thence along the northerly line of said Parcel 2013-24, N88°50'48"E, 386.52 feet; thence S84°51'36"E, 364.02 feet to the northeast corner of said Parcel 2013-24; thence S03°28'21"W, 663.68 feet to the southeast corner of said Parcel 2013-24 and the centerline of Goose Hill Road; thence N71°37'29"W, 452.28 feet along said centerline; thence N04°52'14"E, 369.97 feet; thence N88°06'04"W, 313.59 feet to the west line of said Parcel 2013-24; thence N00°50'19"E, 165.71 feet along said west line to the point of beginning, containing 7.33 acres, which includes 0.58 acres of existing public road right of way.

I hereby certify that this land survey 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.

 12/7/2021
David P. Schneider P.L.S. P14417 Date:

My license renewal date is December 31, 2021.

Pages or sheets covered by this seal: Surveyor's Certificate Only

Schneider Land Surveying & Planning, Inc.

P.O. Box 128 Farley, Iowa 52046

Phone: 563-744-3631

Email: daves@yousq.net

Job No. 2657

Date: 11/23/2021

