



Book 2022 Page 1582

Document 2022 1582 Type 03 006 Pages 2

Date 5/17/2022 Time 11:00:34AM

Rec Amt \$12.00

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**Recorder's Cover Sheet**

WIND FARM EASEMENT (Supplemental Exhibit)

**Preparer Information:**

Felix Friedman, 1863 Earlham Rd, Winterset, IA 50273

**Taxpayer Information:**

N/A

**Return Address**

Independence Wind Energy LLC, c/o BHE Renewables, LLC, Attn: Jason Romey, 666 Grand Avenue, Suite 500, Des Moines, IA 50309 Phone (515) 242-3988

**Grantors:**

Donald J. Lyness and Rose Ann Lyness, husband and wife

**Grantees:**

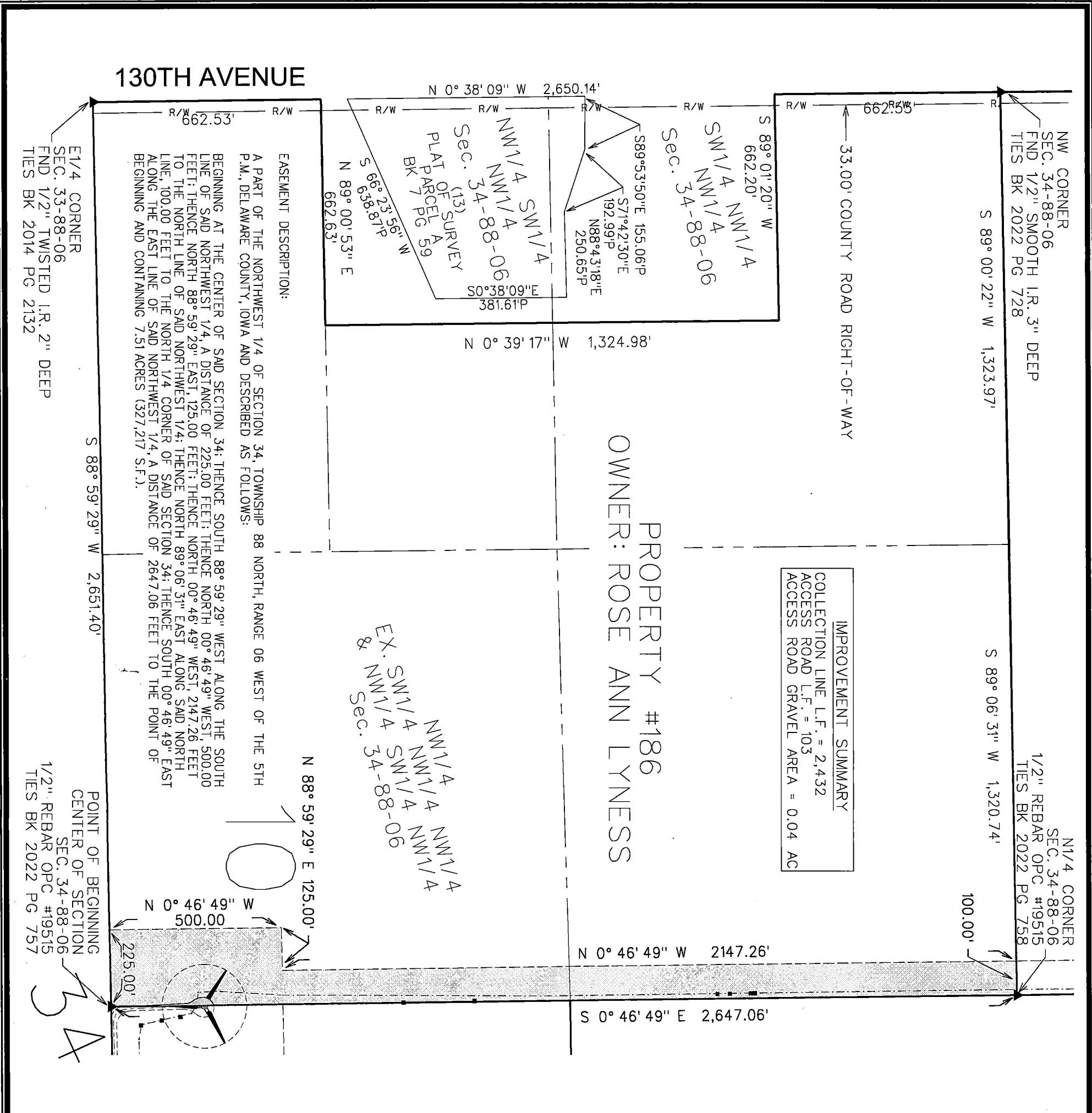
Independence Wind Energy LLC

**Legal Description:** See Easement descriptions on attached As-Built drawings (Exhibit C)

**Document or instrument number if applicable:**

The attached As-Built drawing is the **Exhibit C** referred to in the Memorandum of Wind Farm Easement Agreement recorded in **Book 2020 at Page 3822** of the Delaware County Records, and replaces **Exhibit B** attached to that document.

*Property #186*



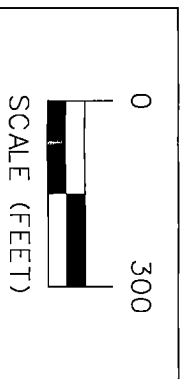
THIS DRAWING SHALL NOT BE CONSTRUED AS A PROPERTY SURVEY. NEITHER THIS DRAWING NOR THE METES AND BOUNDS EASEMENT DESCRIPTION CAN BE USED FOR THE PURPOSE OF TRANSFERRING TITLE TO THE LAND HEREIN DESCRIBED.

## LEGEND

- 1 AS-BUILT TURBINE WITH NUMBER
- AS-BUILT EASEMENT AREA
- AS-BUILT COLLECTION LINE
- PROPERTY BOUNDARY
- AS-BUILT ACCESS ROAD/ GRAVEL LIMITS
- JUNCTION BOX
- TILE REPAIR LOCATION

## NOTES

- 1) DRAIN TILE REPAIRS WERE PROVIDED TO THE SURVEYOR. THE UNDERGROUND COLLECTION LINE WAS FIELD SURVEYED FROM CONSULTING ENGINEERS GROUP LOCATES IN OCTOBER 2021. THE ABOVE-GROUND JUNCTION BOXES AND TRANSFORMERS WERE FIELD SURVEYED.
- 2) THE DIMENSIONS SHOWN ON THE EXHIBIT C DRAWINGS ARE MEASURED HORIZONTALLY, WITH NO CONSIDERATION TO SLOPE OR ELEVATION.
- 3) THE LINEAL FEET (L.F.) SHOWN ON THE COLLECTION LINE CONTAINS THE CUMULATIVE AMOUNT OF CABLE PATH LENGTH ON THE PROPERTY SHOWN IN THE EXHIBIT UNLESS OTHERWISE NOTED.
- 4) THE ACCESS ROAD IS DIMENSIONED FROM THE TURBINE TO THE PROPERTY LINE OR PUBLIC RIGHT-OF-WAY LINE, AS APPLICABLE.
- 5) THE FIELD SURVEY WAS PERFORMED IN AUGUST 2021.
- 6) EASEMENT SURVEYS AND DIMENSIONS SHOWN PERFORMED USING SPC 1A NORTH (1401) US SURVEY FT, USING THE 1A RTN NETWORK; REFERENCEING NAD83(2011)EPOCH 2010.00).



ISSUE DATE: MARCH 24, 2022



**SNYDER & ASSOCIATES**

Project No: 120.1064.01A

Sheet 1 of 1

**INDEPENDENCE WIND ENERGY PROJECT**

**DELAWARE CO., IOWA**

**EXHIBIT C - PARCEL #186 ROSE ANN LYNESS**

**SNYDER & ASSOCIATES, INC.**

2727 S.W. SNYDER BLVD.  
ANKENY, IOWA 50023  
515-964-2020 | www.snyder-associates.com

MARK	REVISION	DATE	BY
Engineer:	Checked By: <b>EJM</b>	Scale: 1"= 300'	
Technician: <b>SLG</b>	Date: <b>01-21-2022</b>	Field Bk: Pg:	
Project No: <b>120.1064.01A</b>		Sheet 1 of 1	