

INDEX LEGEND

LOCATION: PART OF THE NE1/4 NE1/4 OF
SECTION 11, T89N, R3W

REQUESTOR: ZACHARY NEFZGER

PROPRIETOR: AGNES A. STEFFENSMEIER

SURVEYOR: BILL BURGER

SURVEYOR
COMPANY: WM. BURGER LANDSURVEYOR

RETURN TO: BILL BURGER, 510 3RD STREET WEST COURT,
WORTHINGTON, IA 52078 1 (563) 855-2028

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Delaware Co. Assessor

JUN 02 2022

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Book 2022 Page 1728

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PREPARED BY BILL BURGER WM. BURGER LAND SURVEYOR 510 3RD STREET WEST COURT WORTHINGTON, IOWA 52078 (563) 855 2028

PLAT OF
SURVEY

PARCEL 2022-52 PART OF THE NORTHEAST QUARTER (NE1/4) OF THE
NORTHEAST QUARTER (NE1/4) OF SECTION ELEVEN (11), TOWNSHIP EIGHTY-NINE NORTH
(T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA

PARCEL B
PLAT BOOK 7, PAGE 164

**PARCEL
2022-52**

0.48 +/- ACRES TOTAL

NE CORNER
SEC. 11, T89N, R3W
FD. CUT X W/ PK NAIL

330TH AVENUE

NE1/4 NE1/4
SEC. 11, T89N, R3W

LEGEND



SET 1/2" IRON ROD W/ YELLOW CAP #12642



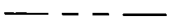
FD. 1/2" IRON ROD W/ YELLOW CAP #12642



FD. CUT X IN CONCRETE



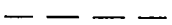
BOUNDARY LINE SURVEYED



SECTION LINE AND OR 1/4



OR 1/4 1/4 SECTION LINE



R.O.W. LINE



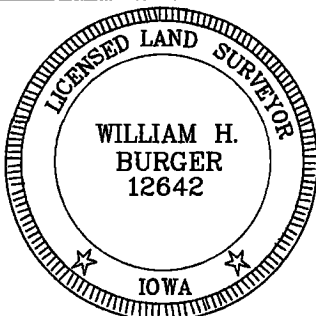
RECORDED AS



P.O.B. POINT OF BEGINNING



SE CORNER NE1/4 NE1/4
SEC. 11, T89N, R3W
FD. CUT X W/ PK NAIL



DATE OF SURVEY: 4/11/2022

SCALE: 1" = 100'

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

4/2/22
DATE

**Wm. Burger
LandSurveyor**

510 3rd Street West Court
Worthington, Iowa 52078

LEGAL DESCRIPTION

PARCEL 2022-52 – Part of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section Eleven (11), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa; containing a total of 0.48 acres more or less, **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:

COMMENCING at the Southeast corner of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section Eleven (11), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

Thence North 00°-27'-29" East 993.18 feet along the East line of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of said Section Eleven (11) to the Southeast corner of Parcel B as recorded in Plat Book 7, Page 164 in the Office of the Delaware County Recorder;

Thence North 88°-45'-24" West 225.46 feet along a South line and to a Southwest corner of said Parcel B, corner also being the **POINT OF BEGINNING**;

Thence North 88°-45'-24" West 158.22 feet along the Westerly extension of said South line of Parcel B to the Southerly extension off the West line of said Parcel B;

Thence North 00°-00'-00" West 129.52 feet to a Southwest corner of said Parcel B;

Thence South 89°-43'-19" East 159.24 feet along a South line and to a Southwest corner of said Parcel B;

Thence South 00°-27'-30" West 132.18 feet along a West line of said Parcel B to the **POINT OF BEGINNING**, containing a total of 0.48 acres more or less, **subject to easements, reservations, restrictions, and rights of way of record and not of record**;

The East line of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section Eleven (11), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 00°-27'-29" East.

	<p>SURVEYORS CERTIFICATE</p> <p>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;</p> <p>My license renewal date is December 31, 2022</p> <p><i>William H. Burger</i> 6/2/22 _____ William H. Burger Date Reg. No. 12642</p> <p>Sheet No. 2 covered by this seal</p>
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