

RECORDER'S INDEX
COUNTY: DELAWARE
SECTION: 21-T87N-R4W
QUARTER SECTION: SW1/4-SE1/4, SE1/4-SE1/4
CITY: N/A
SUBDIVISION: N/A
BLOCK: N/A
LOT(S): PARCEL 2022-78 & PARCEL 2022-79
PROPRIETOR: PAUL H. & JOYCE ANN HAVENS
REQUESTED BY: PAUL H. HAVENS

Recorded: 6/24/2022 at 3:40:24.0 PM  
 County Recording Fee: \$12.00  
 Iowa E-Filing Fee: \$3.22  
 Combined Fee: \$15.22  
 Revenue Tax:  
 Delaware County, Iowa  
 Daneen Schindler RECORDER  
 BK: 2022 PG: 1953

PREPARED BY/RETURN TO: FEHR GRAHAM, 221 E. MAIN ST., SUITE 301, MANCHESTER, IA 52057 - PH: 563-927-2060

**PLAT OF SURVEY  
 PARCEL 2022-78 AND PARCEL 2022-79  
 IN THE SW1/4 OF THE SE1/4 AND IN THE SE1/4 OF THE SE1/4  
 OF SECTION 21-T87N-R4W  
 DELAWARE COUNTY, IOWA**

**LEGAL DESCRIPTION**

**PARCEL 2022-78** IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 87 NORTH, RANGE 4 WEST OF THE 5TH P.M., DELAWARE COUNTY, IOWA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION;  
 THENCE SOUTH 00°17'18" EAST, 1323.84 FEET ALONG EAST SECTION LINE OF SAID SECTION TO THE SOUTH LINE OF SAID SECTION;

THENCE NORTH 89°22'29" WEST, 417.04 FEET ALONG SAID SOUTH LINE;

THENCE NORTH 00°17'18" WEST, 1320.41 FEET TO THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION;

THENCE SOUTH 89°50'47" EAST (ASSUMED BEARING), 417.00 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING;

CONTAINING 12.656 ACRES, INCLUDING 0.479 ACRE OF 315TH STREET RIGHT-OF-WAY, SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

AND

**PARCEL 2022-79** IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER AND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 87 NORTH, RANGE 4 WEST OF THE 5TH P.M., DELAWARE COUNTY, IOWA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION;

THENCE SOUTH 89°50'47" EAST (ASSUMED BEARING), 2230.33 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION;

THENCE SOUTH 00°17'18" EAST, 1320.41 FEET TO THE SOUTH LINE OF SAID SECTION;

THENCE NORTH 89°22'29" WEST, 2223.40 FEET ALONG SAID SOUTH LINE TO THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION;

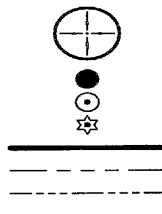
THENCE NORTH 00°36'12" WEST, 1302.17 FEET ALONG SAID WEST LINE TO THE POINT OF BEGINNING;

CONTAINING 67.027 ACRES, INCLUDING 2.559 ACRES OF 315TH STREET RIGHT-OF-WAY, SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

REFERENCE IS HEREBY MADE TO A SURVEY AND PLAT BY WILLIAM H. BURGER, RECORDED JUNE 24, 2021, IN BOOK 2021, PAGE 2284 ON FILE IN THE DELAWARE COUNTY RECORDER'S OFFICE, MANCHESTER, IOWA.

BASIS OF BEARING IS NAD83, IOWA REGIONAL COORDINATE SYSTEM, ZONE 3-(ELKADER), GEOID 18, US SURVEY FOOT.

**LEGEND**



SECTION CORNER AS DESCRIBED

FOUND 1/2"Ø REBAR W/OPC #12642

SET 1/2"Ø REBAR W/RPC #24627

SET MAG NAIL W/SSW #24627

SURVEY BOUNDARY

SECTION LINE

1/4 SECTION LINE

1/4-1/4 SECTION LINE

(50')

(R)

SSW

RPC

YPC

SSW

EXISTING RIGHT-OF-WAY  
 EXISTING PROPERTY LINE

RIGHT-OF-WAY WIDTH

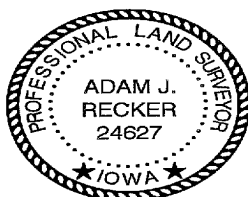
PREVIOUSLY RECORDED AS

STAINLESS STEEL WASHER

RED PLASTIC CAP

YELLOW PLASTIC CAP

STAINLESS STEEL WASHER



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.

*Adam J. Recker* 6-24-2022  
 Adam J. Recker, P.L.S.  
 License Number: 24627  
 My license renewal date is December 31, 2023.  
 Sheets covered by this seal: SHEETS 1 THROUGH 2

**FEHR GRAHAM**  
 ENGINEERING & ENVIRONMENTAL  
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ILLINOIS  
 IOWA  
 WISCONSIN

G:\C3D\22\22-611 Havens\22-611 Legal.dwg

FLD BK: DEL. CO. UNION TWP #1  
 PG: 13-14

SURVEY WAS COMPLETED ON:  
 JUNE 7, 2022

JOB NUMBER:  
 22-611

SHEET NUMBER:  
 1 of 2

**PLAT OF SURVEY  
PARCEL 2022-78 AND PARCEL 2022-79  
IN THE SW1/4 OF THE SE1/4 AND IN THE SE1/4 OF THE SE1/4  
OF SECTION 21-T87N-R4W  
DELAWARE COUNTY, IOWA**

