

COUNTY: Delaware  
SECTION 13, T 87 N, R 6 W  
ALIQUOT PART: SW 1/4-NE 1/4  
CITY: Ryan  
SURVEY: Parcel 2022-90 and Parcel 2022-91  
BLOCK: LOTS:  
PROPRIETOR: City of Ryan  
REQUESTED BY: Matt Marbach  
SURVEYOR: Randy Rattenborg  
COMPANY: BURRINGTON, GROUP, INC.  
105 W. MAIN STREET, MANCHESTER, IA 52057  
INFO@BURRINGTONGROUP.COM 563-927-2434

FILED  
Delaware Co. Assessor  
AUG 26 2022

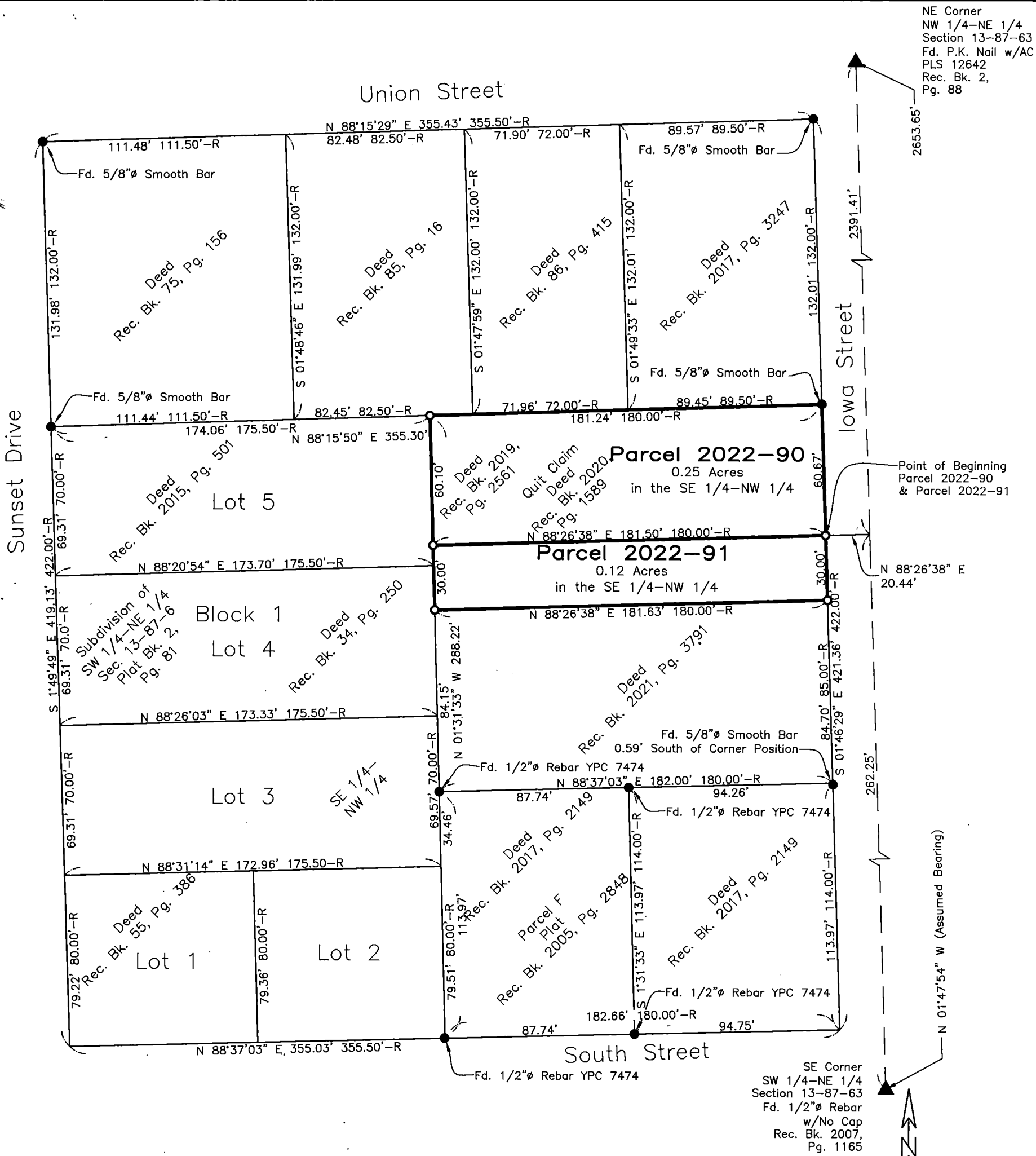
FILED  
Delaware Co. Auditor  
AUG 26 2022

Book 2022 Page 2568  
Document 2022 2568 Type 06 002 Pages 2  
Date 8/26/2022 Time 3:46:16PM  
Rec Amt \$12.00

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

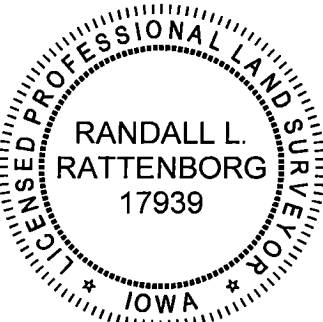
PLAT OF  
SURVEY

Parcel 2022-90 and Parcel 2022-91; in the Southwest Quarter of the Northeast Quarter Section 13, Township 87 North, Range 6 West of the 5th P.M., City of Ryan, Delaware County, Iowa



SURVEYED ON: June 27, 2022  
SURVEY REQUESTED BY: Matt Marbach

Q:\Civil3D\_Survey\GPS Box 55\GPS Box 55 2015.dwg



PROPRIETORS: City of Ryan

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 PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

RANDALL L. RATTENBORG P.L.S. LIC. #17939  
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2023



BURRINGTON GROUP, INC.

Civil Engineering | Land Surveying

105 W. Main Street Manchester, Iowa 52057 burringtongroup.com

PROJECT NO. 22-075

SCALE: 1" = 50'

DATE: June 28, 2022

DRAWN BY: dm

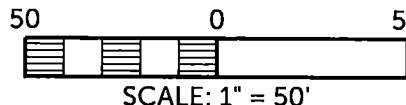
CHECKED BY: ddk/rr

GPS BOX: 55

SHEET 1 OF 2

LEGEND

- ▲ SECTION CORNER RECORDED
- AS LABELED
- SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- QTR.-QTR. LINE
- PARCEL BOUNDARY
- OPC ORANGE PLASTIC CAP
- YPC YPC PLASTIC CAP



SCALE: 1" = 50'

Parcel 2022-90; in the Southwest Quarter of the Northeast Quarter Section 13, Township 87 North, Range 6 West of the 5th P.M., City of Ryan, Delaware County, Iowa more particularly described as follows:

Commencing at the Southeast Corner of said Quarter-Quarter Section;

Thence North 01° 47' 54" West (Assumed Bearing), 262.25 feet along the East Line of said Quarter-Quarter Section;

Thence South 88° 26' 38" West, 20.44 feet to the West Right-of-Way Line of Iowa Street being the East Line of a Deed Recorded in Book 2019, Page 2561 on file in the Delaware County Recorder's office in Manchester, Iowa to the Point of Beginning;

Thence South 88° 26' 38" West, 181.50 feet to the West Line of said Deed;

Thence North 01° 31' 33" West, 60.10 feet along said Line to the North Line of said Deed;

Thence North 88° 15' 50" East, 181.24 feet along said Line to the East Line of said Deed and said Right-of-Way Line;

Thence South 01° 46' 29" East, 60.67 feet along said Lines to the Point of Beginning;

Containing 0.25 Acre,  
Subject to Easements of Record.

AND

Parcel 2022-91; in the Southwest Quarter of the Northeast Quarter Section 13, Township 87 North, Range 6 West of the 5th P.M., City of Ryan, Delaware County, Iowa more particularly described as follows:

Commencing at the Southeast Corner of said Quarter-Quarter Section;

Thence North 01° 47' 54" West (Assumed Bearing), 262.25 feet along the East Line of said Quarter-Quarter Section;

Thence South 88° 26' 38" West, 20.44 feet to the West Right-of-Way Line of Iowa Street to the Point of Beginning

Thence South 01° 46' 29" East, 30.00 feet to the South Line of a Deed Recorded in Book 2019, Page 2561 on file in the Delaware County Recorder's office in Manchester, Iowa;

Thence South 88° 26' 38" West, 181.63 feet along said Line to the West Line of said Deed;

Thence North 01° 31' 33" West, 30.00 feet along said Line;

Thence North 88° 26' 38" East, 181.50 feet to the East Line of said Deed and the said West Right-of-Way Line to the Point of Beginning;

Containing 0.12 Acre,  
Subject to Easements of Record.

