

Recorded: 8/21/2023 at 1:11:53.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 1978



Prepared by & Return To: Stacia L. Turner, Right of Way Bureau, 800 Lincoln Way, Ames, IA 50010, 515-239-1269
Address Tax Statements: Tax Exempt-IA Code Sec. 427.2 (Iowa DOT, ROW-Property Management, 800 Lincoln Way, Ames, IA 50010)

EASEMENT FOR PUBLIC HIGHWAY

For the consideration of TWO THOUSAND SIX HUNDRED AND NO/100—(\$ 2,600.00)—DOLLARS and other valuable consideration in hand paid by Iowa Department of Transportation, **THOMAS E. AMTHAUER**, A SINGLE PERSON, does hereby grant to the **STATE OF IOWA**, a permanent easement for road purposes and for use as a Public Highway in, to, on, over and across the following described real estate in Delaware County, Iowa:

THE EASEMENT GRANTED FOR HIGHWAY PURPOSES IS TO LAND DESCRIBED AS FOLLOWS:

A parcel of land located all in the Southeast Quarter (SE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Seven (7), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa, as shown on the Acquisition Plat Exhibit "A", attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the East Quarter (E $\frac{1}{4}$) corner of Section Seven (7), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa; thence South 00° 06' 56" West 1647.53 feet along the East line of the Southeast Quarter (SE $\frac{1}{4}$) said Section Seven (7) to the Northeast corner of a parcel of land described by warranty deed recorded in Book 135, Page 61 in the office of the Delaware County Recorder; thence North 89° 53' 04" West 30.38 feet along the North line of said parcel of land described by warranty deed recorded in Book 135, Page 61 to the existing Westerly right of way line of Iowa Highway 13 and the Point of Beginning; thence South 00° 27' 03" West 174.35 feet along said existing Westerly right of way line; thence North 31° 17' 50" West 57.48 feet; thence North 14° 32' 04" West 129.50 feet to said North line; thence South 89° 53' 04" East 63.73 feet along said North line to the Point of Beginning, containing 0.15 acres more or less.

Note: The East line of the Southeast Quarter (SE $\frac{1}{4}$) of Section Seven (7), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa is assumed to bear South 00° 06' 56" West.

This easement is given in fulfillment of a certain Purchase Agreement dated July 24, 2023, and recorded in the Delaware County Recorder's Office on July 27, 2023, at Book 3023, Page 1755, as Document No. _____, except for those terms that survive the execution of this document.

The additional amount of \$ 800.00, as agreed to by the aforesaid Agreement, is paid as severance damages to the remaining property and is not subject to real estate transfer tax.

This easement and transfer is exempt from transfer tax. Iowa Code Sec. 428A.2(17).

This easement is being acquired for public purposes through eminent domain and a Declaration of Value is not required. Iowa Code Sec. 428A.1.

Grantors do hereby covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to grant an easement on the real estate; and grantors covenant to warrant and defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the easement.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

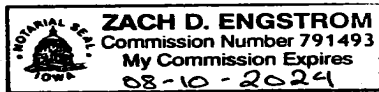
Dated 6-27-23, 2023.




THOMAS E. AMTHAUER (Sign in Ink)

STATE OF Iowa, COUNTY OF Delaware, ss:

This instrument was acknowledged before me on June 27, 2023, by Thomas E. Amthauer.





Notary Public. (Sign in Ink)

(AFFIX NOTARIAL SEAL ABOVE ▲)

Iowa Department of Transportation

ACQUISITION PLAT EXHIBIT "A"



COUNTY DELAWARE STATE CONTROL NO. _____
 ROW PROJECT NO. NHSN-013-2(43)--2R-28 PARCEL NO. 57
 SECTION 7 TOWNSHIP 90 NORTH RANGE 5 WEST
 ROW-FEE _____ AC ±, EASE 0.15 AC ±, EXCESS-FEE _____ AC ±
 ACQUIRED FROM THOMAS E. AMTHAUER, A SINGLE PERSON

LOCATION	NEW R.O.W.
THE SE 1/4 SE 1/4	0.15 AC. ±
TOTAL	0.15 AC. ±

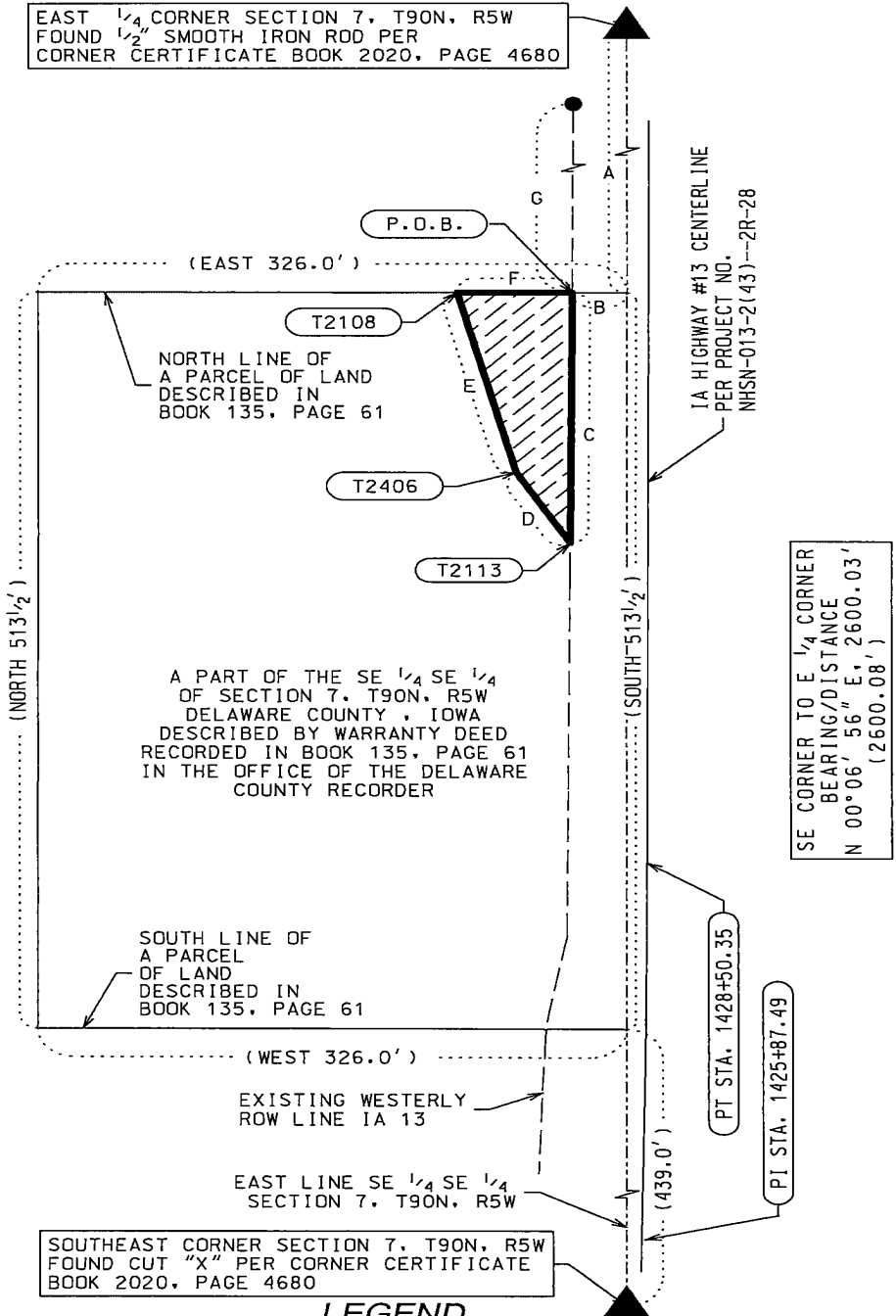
EAST 1/4 CORNER SECTION 7, T90N, R5W
 FOUND 1/2" SMOOTH IRON ROD PER
 CORNER CERTIFICATE BOOK 2020, PAGE 4680

Point	Station	Offset
T2406	1431+22.00	73.00'
T2113	1430+73.00	42.94'
T2108	1432+47.22	106.00'

R.O.W. STATIONS/OFFSETS
ARE PERPENDICULAR
TO PROJECT CENTERLINE

P.I. STATION	1425+87.49
DELTA	02° 00' 30" (LT)
RADIUS	15,000.00'
DEGREE	00° 22' 55"
TANGENT	262.92'
LENGTH	525.78'
P.C. STATION	1423+24.57
BEARING BACK	S 02° 14' 14" W
P.T. STATION	1428+50.35
BEARING AHEAD	N 00° 13' 44" E

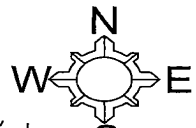
COURSE	BEARING	DISTANCE
A	S 00° 06' 56" W	1647.53'
B	N 89° 53' 04" W	30.38'
C	S 00° 27' 03" W	174.35'
D	N 31° 17' 50" W	57.48'
E	N 14° 32' 04" W	129.50'
F	S 89° 53' 04" E	63.73'
G	S 00° 27' 03" W	602.84'



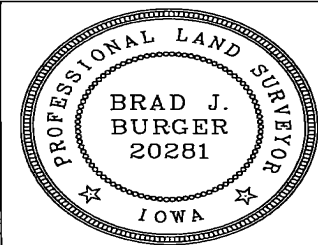
SE CORNER TO E 1/4 CORNER
 BEARING/DISTANCE
 N 00° 06' 56" E, 2600.03'
 (2600.08')

LEGEND

- FOUND 1/2" IRON ROD W/NO CAP
- R.O.W. LINE
- SECTION LINE AND OR 1/4 SECTION LINE
- () RECORDED AS
- P.O.B. POINT OF BEGINNING
- ▨ PERMANENT EASEMENT
- REVISION
- DATE DRAWN: 06/22/2023 DCF



1" = 100'



I hereby certify that this land surveying document was prepared and 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.

Brad J. Burger 6/23/2023
 Brad J. Burger Date
 License number 20281
 My license renewal date is December 31, 2024
 Pages or Sheets covered by this seal: Sheet 1 of 1