

| RECORDER'S INDEX | |
|---|-----------------|
| COUNTY: DELAWARE | CITY: HOPKINTON |
| SECTION: 18-87-3 | |
| QUARTER SECTION: SW1/4 | |
| SUBDIVISION: CARTER'S ADDITION, & PUBLIC SQUARE ADDITION | |
| BLOCK: N/A | |
| LOT(S): PARCEL 2023-67 IN CARTER'S ADDITION, ALSO PART OF LOTS 27, 28, 29, AND 30 OF PUBLIC SQUARE ADDITION | |
| PROPRIETOR: CITY OF HOPKINTON | |
| REQUESTED BY: REGIONAL MEDICAL CENTER - DANETTE KRAMER | |

Filed Delaware County
Assessor 9/26/2023
Filed Delaware County
Auditor 9/26/2023

Recorded: 9/26/2023 at 9:24:09.0 AM
County Recording Fee: \$27.00
Iowa E-Filing Fee: \$3.50
Combined Fee: \$30.50
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 2414

FOR RECORDER'S USE ONLY

PREPARED BY/RETURN TO: FEHR GRAHAM, 221 EAST MAIN STREET, MANCHESTER, IA 52057 - PH: (563)927-2060

**PLAT OF SURVEY
PARCEL 2023-67 IN CARTER'S ADDITION,
THE EAST 40 FEET OF LOTS 27, 28, 29, AND 30 OF PUBLIC SQUARE ADDITION,
AND 5.0' WIDE PERMANENT STORM SEWER EASEMENT IN PARCEL 2023-67,
ALL IN THE CITY OF HOPKINTON, DELAWARE COUNTY, IOWA**

LEGAL DESCRIPTION

NOTE: THIS SURVEY IS FOR PART OF LOTS 27, 28, 29 & 30 OF PUBLIC SQUARE ADDITION OWNED BY THE CITY OF HOPKINTON AS DESCRIBED BY A WARRANTY DEED RECORDED DECEMBER 2, 2021, IN BOOK 2021, PAGE 4173 ON FILE IN THE DELAWARE COUNTY RECORDER'S OFFICE, MANCHESTER, IOWA. ALSO THIS SURVEY IS FOR A PART OF CHESTNUT STREET RIGHT-OF-WAY. THE CITY COUNCIL WOULD LIKE TO VACATE THIS PART OF THE RIGHT-OF-WAY. FOR THIS SURVEY DESCRIPTION, THE DELAWARE COUNTY AUDITOR HAS DESIGNATED THE SURVEYED PARCEL AS "PARCEL 2023-67".

PART OF LOTS 27, 28, 29 & 30 OF PUBLIC SQUARE ADDITION

DEED DESCRIPTION:

ALL THAT PART OF LOTS 27, 28, 29, AND 30 PUBLIC SQUARE ADDITION TO HOPKINTON, IOWA, DESCRIBED AS BEGINNING AT THE SOUTHEASTERN CORNER OF SAID PUBLIC SQUARE ADDITION, THENCE NORTHWESTERLY ALONG THE SOUTH LINE OF SAID LOT 30, 40 FEET; THENCE NORTHEASTERLY 80 FEET TO A POINT ON THE NORTHERLY LINE OF LOT 27, 40 FEET DISTANT FROM NORTHEASTERN CORNER OF SAID LOT 27; THENCE SOUTHEASTERLY 40 FEET TO NORTHEASTERLY CORNER OF SAID LOT 27; THENCE SOUTHWESTERLY TO POINT OF BEGINNING.

SURVEY DESCRIPTION:

PART OF LOTS 27, 28, 29, AND 30 OF PUBLIC SQUARE ADDITION TO THE CITY OF HOPKINTON, IOWA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF LOT 30 OF SAID PUBLIC SQUARE ADDITION;

THENCE NORTH 63°12'57" WEST (ASSUMED BEARING), 40.00 FEET ALONG THE SOUTH LINE OF SAID LOT 30;

THENCE NORTH 27°06'14" EAST, 80.28 FEET TO THE NORTH LINE OF LOT 27;

THENCE SOUTH 63°14'04" EAST, 40.00 FEET ALONG SAID NORTH LINE TO THE NORTHEASTERLY CORNER THEREOF;

THENCE SOUTH 27°06'14" WEST, 80.29 FEET ALONG EASTERLY LINE OF SAID PUBLIC SQUARE ADDITION TO THE SOUTHEASTERLY CORNER OF LOT 30 AND THE POINT OF BEGINNING;

CONTAINING 3211 SQUARE FEET, SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

PARCEL 2023-67

SURVEY DESCRIPTION:

PARCEL 2023-67 IN CHESTNUT STREET RIGHT-OF-WAY IN CARTER'S ADDITION TO THE CITY OF HOPKINTON, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF LOT 30 OF PUBLIC SQUARE ADDITION:

THENCE NORTH 27°06'14" EAST, 80.29 FEET ALONG THE EASTERLY LINE OF SAID PUBLIC SQUARE ADDITION TO THE NORTHEASTERLY CORNER OF LOT 27;

THENCE SOUTH 63°14'04" EAST, 17.00 FEET ALONG THE EXTENSION OF THE NORTH LINE OF LOT 27 AND SOUTH RIGHT-OF-WAY LINE OF PLATED ALLEY;

THENCE SOUTH 27°06'14" WEST, 80.30 FEET TO THE EXTENSION OF THE SOUTH LINE OF SAID LOT 30;

THENCE NORTH 63°12'57" WEST (ASSUMED BEARING), 17.00 FEET ALONG SAID EXTENSION LINE TO THE SOUTHEASTERLY CORNER OF LOT 30 AND POINT OF BEGINNING;

CONTAINING 1365 SQUARE FEET, SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

5 FOOT WIDE PERMANENT PUBLIC STORM SEWER EASEMENT IN PARCEL 2023-67

SURVEY DESCRIPTION:

5 FOOT WIDE PERMANENT PUBLIC STORM SEWER EASEMENT IN PARCEL 2023-67 IN PART OF CHESTNUT STREET RIGHT-OF-WAY IN CARTER'S ADDITION TO THE CITY OF HOPKINTON, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF PARCEL 2023-67;

THENCE NORTH 63°12'57" WEST, 5.00 FEET ALONG THE SOUTH LINE OF PARCEL 2023-67;

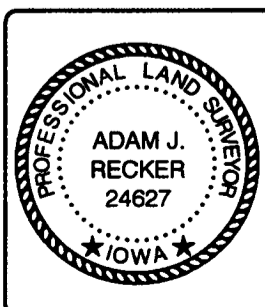
THENCE NORTH 27°06'14" EAST, 80.29 FEET TO THE NORTH LINE OF SAID PARCEL;

THENCE SOUTH 63°14'04" EAST, 5.00 FEET ALONG SAID NORTH LINE TO THE NORTHEAST CORNER THEREOF;

THENCE SOUTH 27°06'14" WEST, 80.30 FEET ALONG EASTERLY LINE OF SAID PARCEL TO THE POINT OF BEGINNING;

CONTAINING 402 SQUARE FEET, SUBJECT TO OTHER EASEMENTS AND RESTRICTIONS OF RECORD.

REFERENCE IS HEREBY MADE TO A SURVEY AND PLAT OF CARTER'S ADDITION BY JOEL BAILY, RECORDED JUNE 18, 1853, IN BOOK E, PAGE 529; TO A SURVEY AND PLAT OF PUBLIC SQUARE ADDITION TO HOPKINTON BY JOEL BAILY, RECORDED JUNE 19, 1872, IN BOOK 19, PAGE 103; TO A SURVEY AND PLAT MADE BY J. DAVID GIBBS, RECORDED JUNE 25, 2003, IN BOOK 2003, PAGE 3013; TO A SURVEY AND PLAT MADE BY J. DAVID GIBBS, RECORDED MARCH 17, 2004, IN BOOK 2004, PAGE 844; TO A SURVEY AND PLAT MADE BY J. DAVID GIBBS, RECORDED JULY 29, 2005, IN BOOK 2005, PAGE 2613; TO A SURVEY AND PLAT BY WILLIAM H. BURGER, RECORDED OCTOBER 4, 2013, IN BOOK 2013 PAGE 3176; TO A PLAT AND SURVEY MADE BY ADAM J. RECKER, RECORDED JULY 24, 2019, IN BOOK 2019, PAGE 1955; ALL ON FILE IN THE DELAWARE COUNTY RECORDER'S OFFICE, MANCHESTER, IOWA.



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 9-22-2023
Adam J. Recker, P.L.S. Date
License Number: 24627
My license renewal date is December 31, 2023.
Sheets covered by this seal: SHEETS 1 THROUGH 3

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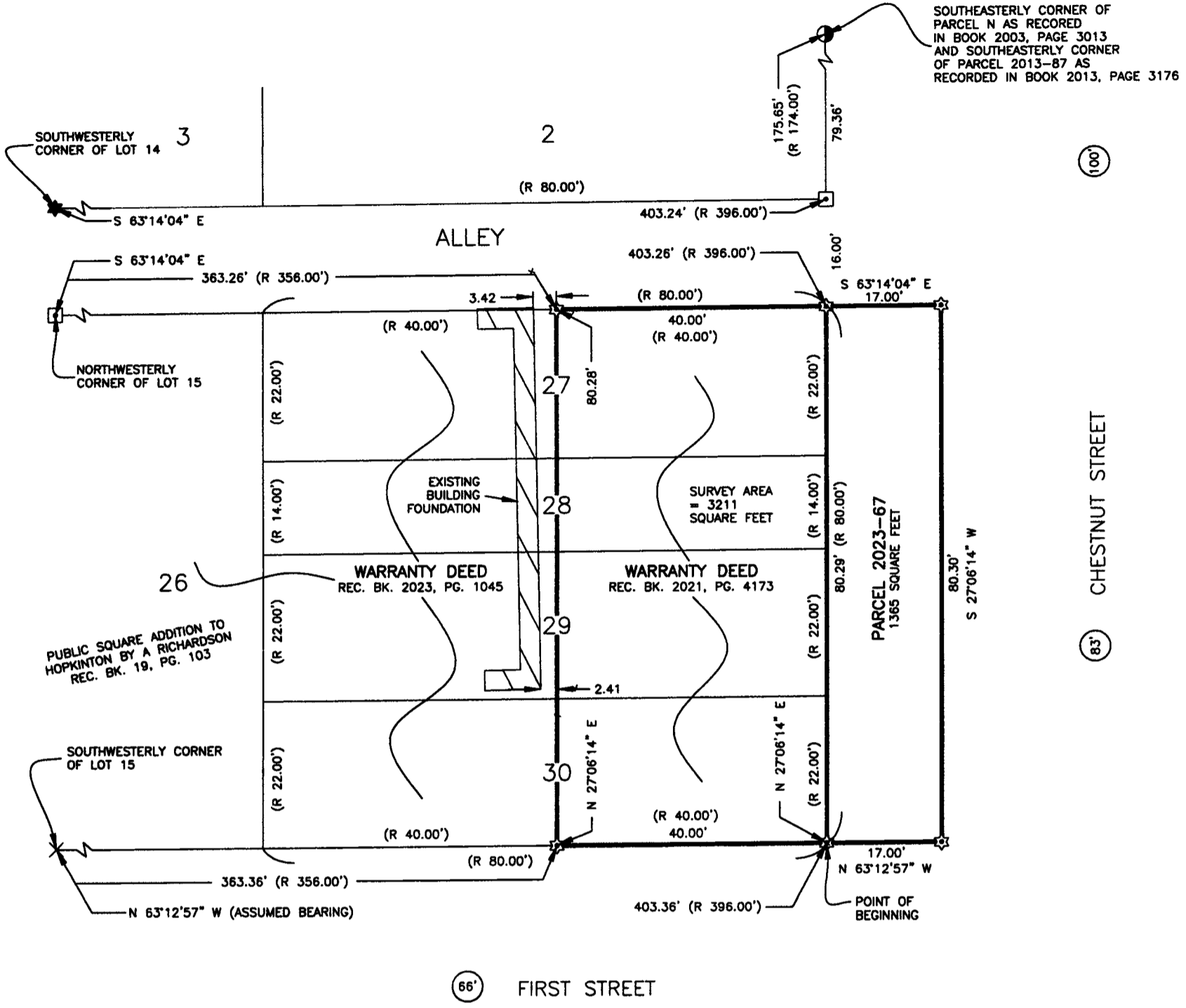
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FLD BK: DEL. CO. SOUTH FORK TWP
NO.1
PG: 13-14
SURVEY WAS COMPLETED ON:
AUGUST 25, 2023

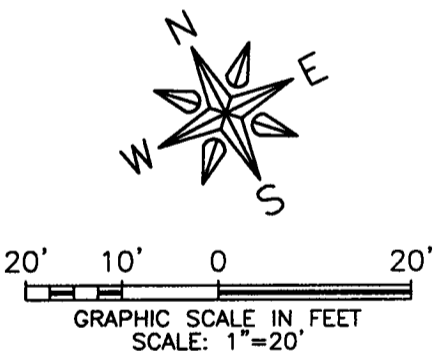
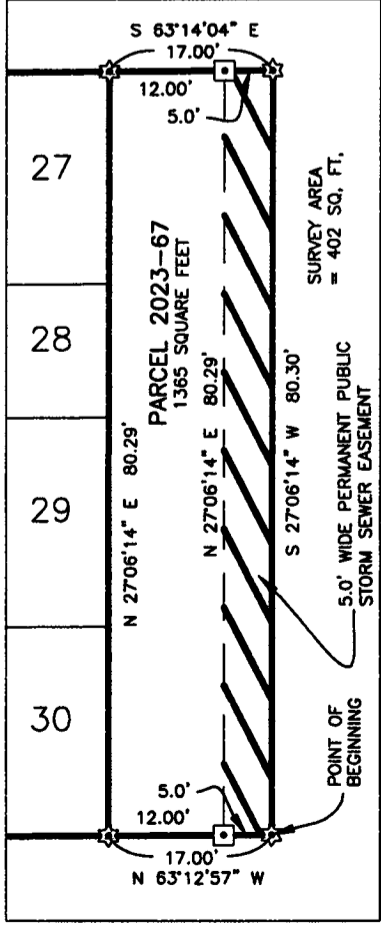
JOB NUMBER:
23-913

SHEET NUMBER:
1 of 3

PLAT OF SURVEY
PARCEL 2023-67 IN CARTER'S ADDITION,
THE EAST 40 FEET OF LOTS 27, 28, 29, AND 30 OF PUBLIC SQUARE ADDITION,
AND 5.0' WIDE PERMANENT STORM SEWER EASEMENT IN PARCEL 2023-67,
ALL IN THE CITY OF HOPKINTON, DELAWARE COUNTY, IOWA



DETAIL
5 FOOT WIDE PERMANENT PUBLIC STORM
SEWER EASEMENT IN PARCEL 2023-67
 SCALE: 1" = 20'



LEGEND

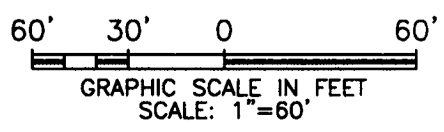
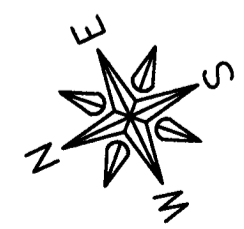
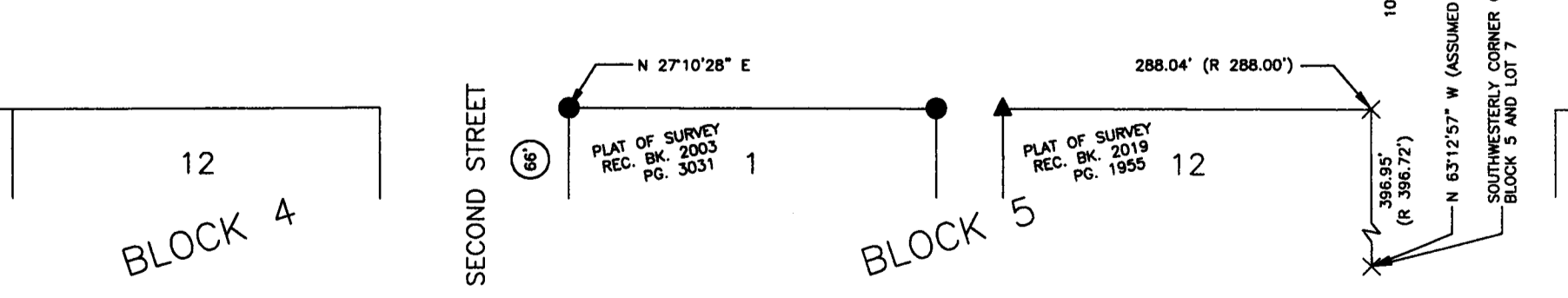
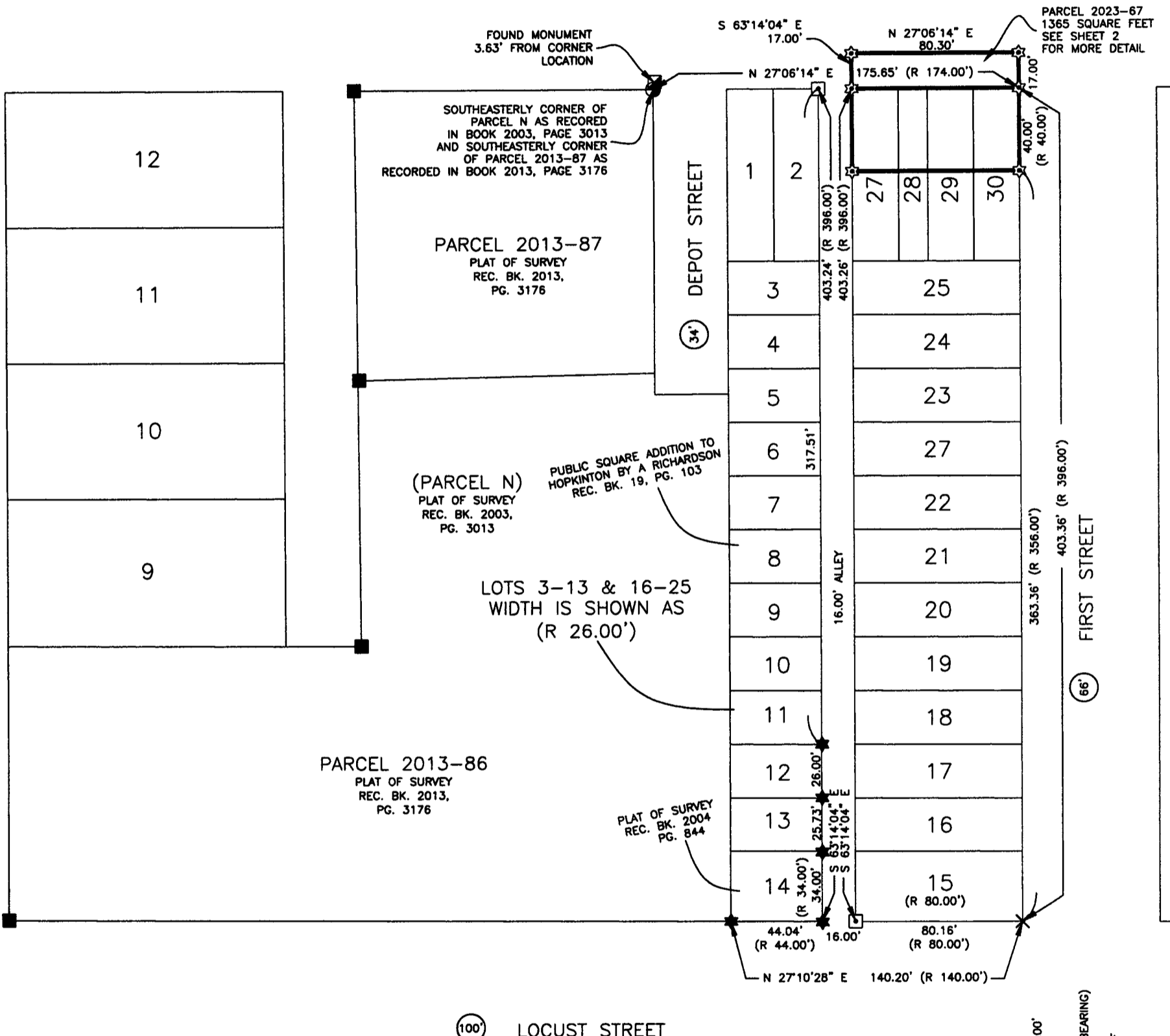
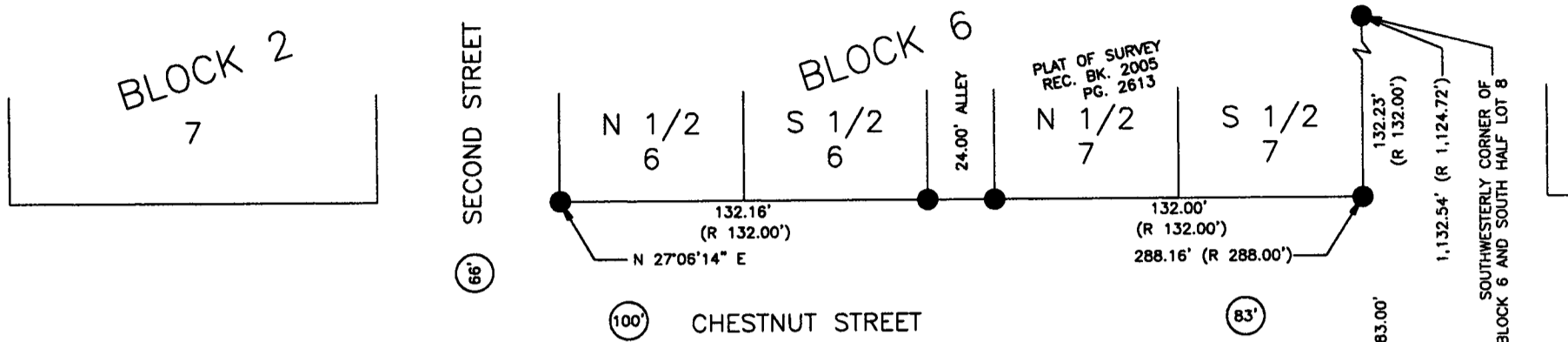
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 ENGINEERING & ENVIRONMENTAL IOWA
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|---|--|
| FLD BK: DEL. CO. SOUTH FORK TWP NO.1 PG: 13-14 SURVEY WAS COMPLETED ON: AUGUST 25, 2023 | JOB NUMBER: 23-913 SHEET NUMBER: 2 of 3 |
|---|--|

PLAT OF SURVEY
PARCEL 2023-67 IN CARTER'S ADDITION,
THE EAST 40 FEET OF LOTS 27, 28, 29, AND 30 OF PUBLIC SQUARE ADDITION,
AND 5.0' WIDE PERMANENT STORM SEWER EASEMENT IN PARCEL 2023-67,
ALL IN THE CITY OF HOPKINTON, DELAWARE COUNTY, IOWA



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|---|--|
| FLD BK: DEL. CO. SOUTH FORK TWP NO.1 PG: 13-14 SURVEY WAS COMPLETED ON: AUGUST 25, 2023 | JOB NUMBER: 23-913 SHEET NUMBER: 3 of 3 |
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RESOLUTION 09-2024

Resolution Approving Preliminary and Final Plat of Parcel 2023-67 in Carter's Addition, the East 40 feet of Lots 27, 28, 29, and 30 of Public Square Addition, and 5.0' wide Permanent Storm Sewer Easement in Parcel 2023-67 the City of Hopkinton, Iowa

WHEREAS, a Final Plat of Parcel 2023-67 in Carter's Addition, the East 40 feet of Lots 27, 28, 29, and 30 of Public Square Addition, and 5.0' wide Permanent Storm Sewer Easement in Parcel 2023-67, all in the the City of Hopkinton, Iowa, Delaware County, Iowa, has been submitted to the City of Hopkinton, described as:

Parcel 2023-67 in Carter's Addition and The East 40 feet of Lots 27, 28, 29 and 30 of Public Square Addition.

WHEREAS, The City Council has reviewed the Final Plat and recommends its approval, and

WHEREAS the Final Plat of Parcel 2023-67 in Carter's Addition, the East 40 feet of Lots 27, 28, 29, and 30 of Public Square Addition, and 5.0' wide Permanent Storm Sewer Easement in Parcel 2023-67, all in the City of Hopkinton, Delaware County, Iowa identifies street right-of-way, public right of way, public easements and utility easements which are dedicated to the City of Hopkinton, Delaware County, Iowa

WHEREAS, The City Council has also reviewed the Plat of Survey and finds that same should be approved and specifically accepts the dedication of all streets, public right of way, public easements and public utilities shown on the Plat.

NOW, THEREFORE, BE IT RESOLVED that the City Council of Hopkinton, Iowa does hereby approve the Parcel 2023-67 in Carter's Addition, the East 40 feet of Lots 27, 28, 29, and 30 of Public Square Addition, and 5.0' wide Permanent Storm Sewer Easement in Parcel 2023-67, all in the City of Hopkinton, Iowa, Delaware County, Iowa, accepting the dedication, for public street, public right of way, public easements and public utilities shown on the Plat.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and cause the Seal of the City of Hopkinton, Iowa to be affixed hereto. Done this 25 day of September, 2023.

Cathy Harris, Mayor

Attest:
Shirley Hill, City Clerk



STATE OF IOWA

) SS.

COUNTY OF DELAWARE)

On this 25th day of September, 2023, before me, Kristin L. Hucker, a Notary Public in and for the State of Iowa, personally appeared Cathy Harris and Sarah Helle, to me personally known, and, who, being by me duly sworn, did say that they are the Mayor and City Clerk, respectively, of the City of Hopkinton, Iowa; that the seal affixed to the foregoing instrument is the corporate seal of the corporation, and that the instrument was signed and sealed on behalf of the corporation, by the authority of its City Council, as contained in Resolution Number 09-2024 adopted by the City Council on the 25th day of September, 2023, and that Cathy Harris and Sarah Helle acknowledge the execution of the instrument to be their voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed.

Kristin L. Hucker

Notary Public

