RECORDER'S INDEX PARCEL 2023-92 AND PARCEL 2023-93 IN PART OF THE WEST HALF OF THE NORTHEAST QUARTER LYING SOUTH OF THE CASCADE AND SANDSPRINGS ROAD; AND PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER EXCEPT FOR PARCELS A AND B: ALL IN SECTION 25, TOWNSHIP 87 NORTH, RANGE 3 WEST OF THE 5th P.M., DELAWARE COUNTY, IOWA LOCATION: Book 2023 Page 2911 Document 2023 2911 Type 06 002 Pages 2 Date 11/20/2023 Time 9:05:07AM Rec Amt \$12.00 Delaware Co. Auditor SANDRA FORD REQUESTOR: DOROTHY A. DIGMANN PROPRIETOR: NOV 20 2020 SURVEYOR: DAVID P. SCHNEIDER Daneen Schindler, RECORDER/REGISTRAR FILED SURVEYOR SCHNEIDER LAND SURVEYING COMPANY: AND PLANNING, INC.

RETURN TO: DAVID P. SCHNEIDER
P.O.BOX 128 FARLEY, IOWA
Ph#563-744-3631 daves@yousq.net DELAWARE COUNTY IOWA Dalaware Co. Assessor NOV 2 0 2023 PLAT OF SURVEY PARCEL 2023-92 IN PART OF THE WEST HALF OF THE NORTHEAST QUARTER LYING SOUTH OF THE CASCADE AND SANDSPRINGS ROAD: AND PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER EXCEPT FOR PARCELS A AND B, ALL IN SECTION 25, TOWNSHIP 87 NORTH, RANGE 3 WEST OF THE 5th P.M., DELAWARE COUNTY, IOWA, AND PARCEL 2023-93 IN PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER EXCEPT FOR PARCELS A AND B, IN SECTION 25, TOWNSHIP 87 NORTH, RANGE 3 WEST OF THE 5th P.M., DELAWARE COUNTY, IOWA. N89 *57 '43 "W 3993.17 ' '4 R3W =300 ŏ NE CORNER-NW CORNER SEC.25, T87N, R3W FOUND LIMESTONE 25, T87N, F NE1/4, NW1/4 SEC.25, T87N, R3W FOUND 1/2" REBAR W/ DAMAGED CAP S.C.C. BOOK 2008, 0.5' WEST OF 1/2" REBAR W/ ORANGE CAP #8419 S.C.C. BOOK 1, PAGE 209 SEC. 3 0 PAGE 1864 <u>6</u>0 PARCEL ATHE
PART OF 1/4
PART OF 1/4
PART OF 1/4
PART OF THE R3W
NORTH OF TB7N, R3W
SEC 25, TB7N, R3W
PLAT OF SURVEY
BOOK 7, PAGE 24 NRCEL 2021—141 LAT OF SURVEY DECEMBER 13, 202 K 2021, PAGE4286 FOUND 5/8" W1/2, NE1/4 HOATH OF THE ROAD NORTH OF TB7N, R3W SEC. 25, TB7N, R3W REBAR W/ ш **1543.89'** "E 1544.02 NO CAP SC 0 30 FOUND 5/8" GRAPHIC PARCEL F OF PART OF PARCEL B IN THE E1/2, NE1/4 NORTH OF THE ROAD SEC.25, T87N, R3W PLAT OF SURVEY FILED APRIL 20, 2012 BOOK 2012, PAGE 1313 REBAR w/ <u>₹</u>8 ORANGE CAP FILED OF #15084 **27**" . 500 : FOUND 1/2" REBAR w/ NOO • 0 YELLOW CAP ŀ #12642 (TYP.) PARCEL G OF-PART OF PARCEL B IN THE E1/2, NE1/4 NORTH OF THE ROAD SEC.25, T87N, R3W PLAT OF SURVEY FILED APRIL 20, 2012 BOOK 2012, PAGE 1313 R.O.W. LINE FORMER CENTERLINE OF THE CASCADE AND SANDSPRINGS ROAD REC. AS: NO1 °47 '29"W NO0 °13' 07"W 58.01'< 45: N73 •29 •08 • W 1398.53 • REC.AS: 58.12 39.66 S89 *22 ' 34 " E 161.43 REC. AS: S89 *03 ' 50 " W R=1146.00 18 03 45 N00 °17 '20 "E ROAD A=361.28' Ch=359.78' S80°39'37"E REC.AS: 101.23 50.00 S00 *37 '26 "W REC. AS: S89 *03 '50 "W S89 *22 '34 E 1167.81 118.86 ,101.20 SET MAG-GOOSE HILL HOAD

S89 *41 '05 "E 798 .68'
REC. AS: 798 .59'
N88 *44 '45 "W 152 .51 NAIL (TYP.) R=1201.00 E 798.68' '98.59' \$78 '15 '53"E '45"W 152.51' REC. AS: 152.65' N79 '49' 56"W S89 '27' 28"E 44.38' REC. AS: 148.62' \$89 '00' 39"W 8 ^c= 9°44'34 _A=204.22' S87 °10 '29"E 173.97' REC.AS: N88 °44'11"W 1509 60.97' REC.AS: S72°23'34" Ch=203.97' S76 °30'01"E 1451 PARCEL 2023-92 REC.AS: ^c=09 *44'40" A=204.25' Ch=204.01' N78 *03'40"W SE1/4, NE1/4, E 1110.04 35"E 1110.13 31 3 31 ACRES 5 SURVEY 2012-5008 55.71 ACRES TOTAL . 44 " W SEL74, NET74, SEC.25, TB7N, R3W 16.22 ACRES TOTAL 2.52 ACRES ROAD 13.70 ACRES NET 589°27' 104.4 SE1/4, NW1/ SEC. 25, T87N, 4.38 ACRES ROAD 51.33 ACRES NET W1/2, NE1/4, HOAD SOUTH OF THE ROAD SEC. 25, TB7N, R3W SEC. 25, TB7N, R3W LINE OF THE HE NORTHEAST .40 528 *00 ' 00 " W 157.25 ' \$52 *33 '44 "W< SOO *09'24"E 1 REC. A\$: SOO '06'35"E LOT 3 DIGMANN A PLAT OF SI FILE NO. 20' 108.26 <u>8</u> 84 PARCEL 2023-93 08. SW1/4, NE1/4 SEC. 25, TB7N, R3W 38.26 ACRES TOTAL 17.78 ACRES TOTAL 10 S09 *50 · 15 " 584.00 0.43 ACRES ROAD 17.35 ACRES NET __1.20_ ACRES_ROAD_ 37.06 ACRES NET EAST OF P.O.B. PARCEL 2023-92 CENTER SEC.25, T87N, R3W FOUND 1/2" REBAR W/ YELLOW CAP SE1/4, NE1/4, & B EXCEPT PARCEL EXCEPT 25, TB7N, R3W P.O.B-PARCEL 2023-93 E1/4 CORNER SEC.25, T87N, R3W FOUND CONCRETE SET 1/2" REBARw/ YELLOW CAP #14417 (TYP.) #12642 MONUMENT S.C.C. BOOK 1, PAGE 209 N89 *48 '08 "W 1638.73" N89 48'08"W 1018.09' NW1/4. SE1/4 SEC. 25, TB7N, A3W DUBUQUE NE 1/4, SE 1/4, A3W SEC. 25, TB7N, A3W DAVID P. SCHNEIDER 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 am a duly licensed Land Surveyor under the laws of the State of Jowa MATTER STATE OF THE STATE OF TH SCHNEIDER Land Surveying TOTAL AREA 8 73.49 ACRES TOTAL 4.81 ACRES ROAD the State of Towa./ DAVID P. SCHNEIDER Planning, Inc. P.O. Box 128 68.68 ACRES NET Farley, Iowa 52046 Ph# 563-744-3631 daves@yousq.net P14417 David P. Schneider .L.S. P14417 Daté: SURVEY DESCRIPTION: Project: 2832 My license renewal date is December 31, 2023. SEE SHEET 2 AWOI Survey Date: 10/18/2023 Pages or sheets covered by this seal: THIS SHEET ONLY Sheet: 1 of 2

Survey Description- Parcel 2023-92:

Part of the West Half of the Northeast Quarter lying south of the Cascade and Sandsprings Road; and part of the Southeast Quarter of the Northeast Quarter except for Parcels A and B, all in Section 25, Township 87 North, Range 3 West of the 5th P.M., Delaware County, Iowa, more particularly described as follows: Beginning at the Center of said Section 25; thence N00°10'44"W, 1509.45 feet along the west line of the Northeast Quarter of said Section 25 to the former centerline of the Cascade and Sandsprings Road: thence S71°55'48"E, 1398.43 feet along said former centerline to the east line of the West Half of the Northeast Quarter of said Section 25; thence N00°13'07"W, 39.66 feet along said east line to the southwest corner of Parcel A in the East Half of the Northeast Quarterof said Section 25 as illustrated on a Plat of Survey filed April 20, 1993 in Book 7, Page 24 in the office of the Recorder of Delaware County, lowa; thence S89°22'34"E, 1167.81 feet along the south line of said Parcel A extended easterly; thence S00°37'26"W, 118.86 feet to the south right of way line of Goose Hill Road; thence S28°00'00"W, 157.25 feet; thence S70°32'50"W, 628.65 feet; thence S52°33'44"W, 108.26 feet; thence S09°50'15"W, 584.00 feet to the south line of the Northeast Quarter of said Section 25; thence N89°48'08"W, 1638.73 feet to the point of beginning, containing 55.71 acres, which includes 4.38 acres of existing public road right of way.

Survey Description- Parcel 2023-93:

Part of the Southeast Quarter of the Northeast Quarter except for Parcels A and B, in Section 25, Township 87 North, Range 3 West of the 5th P.M., Delaware County, Iowa, more particularly described as follows: Beginning at the East Quarter corner of said Section 25: thence N89°48'08"W, 1018,09 feet along the south line of the Northeast Quarter of said Section 25; thence N09°50'15"E, 584.00 feet; thence N52°33'44"E, 108.26 feet; thence N70°32'50"E, 628.65 feet; thence N28°00'00"E, 157.25 feet to the south right of way line of Goose Hill Road; thence N00°37'26"E, 118.86 feet to the south line of Parcel G in the East Half of the Northeast Quarter of said Section 25 as illustrated on a Plat of Survey filed April 20, 2012 in Book 2012, Page 1313 in the office of the Recorder of Delaware County, Iowa; thence S89°22'34"E, 161.43 feet along the south line of said Parcel G to the southeast corner of said Parcel G and the east line of the Northeast Quarter of said Section 25; thence S00°09'24"E, 1110.04 feet along said east line to the point of beginning, containing 17.78 acres, which includes 0.43 acres of existing public road right of way.

I hereby certify that this land survey 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.

David P. Schneider P.L.S. P14417

My license renewal date is December 31, 2023.

Pages or sheets covered by this seal: Surveyor's Certificate Only

Schneider Land Surveying & Planning, Inc.

P.O. Box 128 Farley, Iowa 52046

Job No. 2832

Phone: 563-744-3631 Email: daves@yousq.net

Date: 10/18/2023

AWOI