

Recorded: 2/27/2024 at 12:22:08.0 PM
County Recording Fee: \$52.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$55.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 443



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)

TRUSTEE EASEMENT FOR PUBLIC HIGHWAY (Inter Vivos Trust)

For the consideration of ONE HUNDRED TWELVE THOUSAND THIRTY AND NO/100—(\$ 112,030.00)—DOLLARS and other valuable consideration in hand paid by Iowa Department of Transportation, **JAMES B. ARTHUR, Trustee of the JAMES B. ARTHUR 2008 REVOCABLE TRUST**, 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:

Parcel A

A parcel of land located in the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) and the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4), all in Section Five (5), Township Ninety North (T90N), Range Five West (R5W), of the Fifth (5th) P. M., Delaware County, Iowa, as shown on the Acquisition Plat Exhibit "A-1 of 5", attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the West Quarter (W 1/4) corner of Section Five (5), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa; thence North 82° 52' 09" East 60.20 feet along the North line of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of said Section Five (5) to the existing Easterly right of way line of Iowa Highway 13 and the Point of Beginning; thence continuing along the North line of said Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) North 82° 52' 09" East 31.81 feet; thence South 04° 34' 22" West 394.31 feet; thence South 00° 37' 34" West 286.21 feet; thence South 03° 25' 08" West 1068.06 feet; thence South 01° 34' 33" East 507.08 feet; thence South 05° 53' 26" West 303.08 feet; thence South 07° 28' 48" East 82.00 feet to the existing Northerly right of way line of 110th Street; thence South 83° 09' 23" West 40.27 feet along said existing Northerly right of way line of 110th Street to said existing Easterly right of way line of Iowa Highway 13; thence North 00° 13' 41" East 388.27 feet along said existing Easterly right of way; thence continuing along said existing Easterly right of way line North 02° 50' 35" East 2250.44 feet to the Point of Beginning, containing 1.84 acres more or less.

Note: The West line of the Southwest Quarter (SW¼) of Section Five (5), Township Ninety North (T90N), Range Five West (R5W), of the Fifth (5th) P. M., Delaware County, Iowa is assumed to bear North 02° 36' 12" East.

And

Parcel B

A parcel of land located in the Southeast Quarter (SE¼) of the Southeast Quarter (SE¼) of Section Six (6), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa, as shown on the Acquisition Plat Exhibit "A-2 of 5", attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the Southeast corner of Section Six (6), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa; thence North 02° 36' 12" East 1342.86 feet along the East line and to the Northeast corner of the Southeast Quarter (SE¼) of the Southeast Quarter (SE¼) of said Section 6; thence North 89° 37' 18" West 46.31 feet along the North line of said Southeast Quarter (SE¼) of the Southeast Quarter (SE¼) to the existing Westerly right of way line of Iowa Highway 13 and the Point of Beginning; thence South 02° 50' 35" West 910.56 feet along said existing Westerly right of way line; thence continuing along said existing Westerly right of way line South 00° 13' 41" West 398.93 feet to the existing Northerly right of way line of 110th Street; thence North 89° 15' 51" West 27.03 feet along said existing Northerly right of way line; thence North 02° 53' 02" West 364.83 feet; thence North 08° 01' 06" East 214.87 feet; thence North 04° 05' 27" East 439.68 feet; thence North 01° 39' 14" East 292.59 feet to the North line of said Southeast Quarter (SE¼) of the Southeast Quarter (SE¼); thence South 89° 37' 18" East 22.36 feet along the North line of said Southeast Quarter (SE¼) of the Southeast Quarter (SE¼) to the Point of Beginning, containing 0.83 acres more or less.

Note: The East line of the Southeast Quarter (SE¼) of the Southeast Quarter (SE¼) of Section Six (6), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa is assumed to bear North 02° 36' 12" East.

And

Parcel C

A parcel of land located in the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section Seven (7), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa, as shown on the Acquisition Plat Exhibit "A-3 of 5", attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the Northeast corner of Section Seven (7), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa; thence South 00° 08' 57" West 1281.00 feet along the East

line and to the Southeast corner of the Northeast Quarter (NE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of said Section Seven (7); thence South 89° 46' 21" West 48.97 feet along the South line of said Northeast Quarter (NE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) to the existing Westerly right of way line of Iowa Highway 13 and the Point of Beginning; thence continuing along the South line of said Northeast Quarter (NE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) South 89° 46' 21" West 9.05 feet; thence North 01° 37' 39" West 339.53 feet; thence North 02° 16' 50" East 335.21 feet; thence North 04° 14' 45" West 115.35 feet; thence North 00° 11' 10" West 276.01 feet; thence North 05° 12' 38" East 184.25 feet to the existing Southerly right of way line of 110th Street; thence South 89° 15' 51" East 17.28 feet along said existing Southerly right of way line of 110th Street to said existing Westerly right of way line of Iowa Highway 13; thence South 00° 08' 57" West 130.67 feet along said existing Westerly right of way line; thence continuing along said existing Westerly right of way line North 89° 50' 38" West 14.43 feet; thence continuing along said existing Westerly right of way line South 00° 13' 41" West 1117.99 feet to the Point of Beginning, containing 0.46 acres more or less.

Note: The East line of the Northeast Quarter (NE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section Seven (7), Township Ninety North (T90N), Range Five West (R5W), of the Fifth (5th) P. M., Delaware County, Iowa is assumed to bear South 00° 08' 57" West.

And

Parcel D

A parcel of land located in the Northwest Quarter (NW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) and in the Southwest Quarter (SW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$), all in Section Eight (8), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa, as shown on the Acquisition Plat Exhibit "A-4 of 5", attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the West Quarter (W $\frac{1}{4}$) corner of Section Eight (8), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa; thence North 83° 36' 57" East 64.66 feet along the South line of the Southwest Quarter (SW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of said Section Eight (8) to the existing Easterly right of way line of Iowa Highway 13 and the Point of Beginning; thence North 00° 13' 41" East 2564.89 feet along said existing Easterly right of way line to the existing Southerly right of way line of 110th Street; thence North 83° 09' 23" East 24.15 feet along said existing Southerly right of way line; thence South 05° 10' 33" East 191.10 feet; thence South 01° 00' 58" West 1383.13 feet; thence South 03° 45' 43" East 258.63 feet; thence South 07° 38' 37" West 147.23 feet; thence South 05° 13' 35" East 357.62 feet; thence South 02° 11' 13" West 117.07 feet; thence South 11° 26' 23" West 113.16 feet; thence South 13° 41' 01" East 3.15 feet to the South line of said Southwest Quarter (SW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$); thence South 83° 36' 57" West 30.89 feet along the South line of said Southwest Quarter (SW $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) to the Point of Beginning, containing 2.04 acres more or less.

Note: The West line of the Northwest Quarter (NW¼) of Section Eight (8), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa is assumed to bear North 00° 08' 57" East.

And

Parcel E

A parcel of land located in the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) of Section Eight (8), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa, as shown on the Acquisition Plat Exhibit "A-5 of 5", attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the West Quarter (W ¼) corner of Section Eight (8), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa; thence North 83° 36' 57" East 64.66 feet along the North line of the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) of said Section Eight (8) to the existing Easterly right of way line of Iowa Highway 13 and the Point of Beginning; thence continuing along the North line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) North 83° 36' 57" East 30.89 feet; thence South 13° 41' 01" East 221.44 feet; thence South 08° 09' 42" West 369.54 feet; thence South 05° 54' 30" East 187.07 feet; thence South 08° 26' 10" West 210.15 feet; thence South 10° 50' 28" East 93.74 feet; thence South 00° 41' 44" West 245.69 feet to the South line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼); thence South 85° 58' 19" West 39.01 feet along the South line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) to said existing Easterly right of way line of Iowa Highway 13; thence North 00° 13' 41" East 1311.97 feet along said existing Easterly right of way line to the Point of Beginning, containing 1.43 acres more or less.

Note: The West line of the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) of Section Eight (8), Township Ninety North (T90N), Range Five West (R5W) of the Fifth (5th) P. M., Delaware County, Iowa is assumed to bear North 00° 06' 56" East.

This easement and a certain Easement to Delaware County, Iowa, executed by the above named grantor are given in fulfillment of a certain Purchase Agreement dated November 20, 2023, and recorded in the Delaware County Recorder's Office on November 28, 2023, at Book 2023, Page 2979, as Document No. _____, except for those terms that survive the execution of this document.

The additional amount of \$ 13,972.00, 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.

Grantor does hereby covenant with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has good and lawful authority to grant an easement on the real estate; and it covenants to warrant and defend the real estate against the lawful claims of all persons except as may be above stated.

The grantor further warrants to the grantee all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantee is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

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

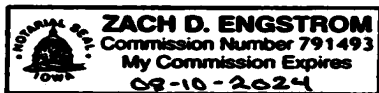
Dated October 18, 2023

JAMES B. ARTHUR 2008 REVOCABLE TRUST

By *James B. Arthur* (Sign in Ink)
James B. Arthur, Trustee

STATE OF Iowa, COUNTY OF Dallas, ss:

This instrument was acknowledged before me on October 18, 2023, by James B. Arthur as Trustee of the above-entitled trust.



Zach D. Engstrom (Sign in Ink)
Notary Public.

(AFFIX NOTARIAL SEAL ABOVE ▲)

CAVEAT: The trustee/grantor should consult with their lawyer concerning the trustee's personal liability arising out of the warranties contained herein.

Iowa Department of Transportation

ACQUISITION PLAT
EXHIBIT "A-1 OF 5"

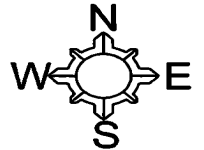


COUNTY DELAWARE STATE CONTROL NO. _____
 ROW PROJECT NO. NHSN-013-2(43)--2R-28 PARCEL NO. 58
 SECTION 5 TOWNSHIP 90 NORTH RANGE 5 WEST
 ROW-FEE _____ AC ±, EASE 1.84 AC ±, EXCESS-FEE _____ AC ±
 ACQUIRED FROM JAMES B. ARTHUR 2008 REVOCABLE TRUST

PARCEL 58 ACREAGE SUMMARY TABLE
SECTION 5, T90N, R5W

LOCATION	NEW R.O.W.
NW 1/4 SW 1/4	0.80 AC. ±
SW 1/4 SW 1/4	1.04 AC. ±
TOTAL	1.84 AC. ±

WEST 1/4 CORNER
SECTION 5, T90N, R5W
FOUND CUT "X"
PER CORNER CERTIFICATE
BOOK 2020, PAGE 4678



COURSE	BEARING	DISTANCE
A	N 82° 52' 09" E	60.20'
B	N 82° 52' 09" E	31.81'
C	S 04° 34' 22" W	394.31'
D	S 00° 37' 34" W	286.21'
E	S 03° 25' 08" W	1068.06'
F	S 01° 34' 33" E	507.08'
G	S 05° 53' 26" W	303.08'
H	S 07° 28' 48" E	82.00'
I	S 83° 09' 23" W	40.27'
J	N 00° 13' 41" E	388.27'
K	N 02° 50' 35" E	2250.44'

SW CORNER TO
W 1/4 CORNER
BEARING/DISTANCE
N 02° 36' 12" E
2672.61'

WEST LINE NW 1/4 SW 1/4
SECTION 5, T90N, R5W

IA 13 C DATA FOR PROJECT NO.
NHSN-013-2(43)--2R-28

P.I. STATION	1479+25.05
DELTA	02° 35' 59" (RT)
RADIUS	11460.00'
DEGREE	00° 30' 00"
TANGENT	260.05'
LENGTH	520.00'
P.C. STATION	1476+65.00
BEARING BACK	S 00° 13' 44" W
P.T. STATION	1481+85.01
BEARING AHEAD	N 02° 49' 44" E

NW 1/4 SW 1/4
SECTION 5, T90N, R5W

STATION/OFFSET
NEW R.O.W. ACQUISITION

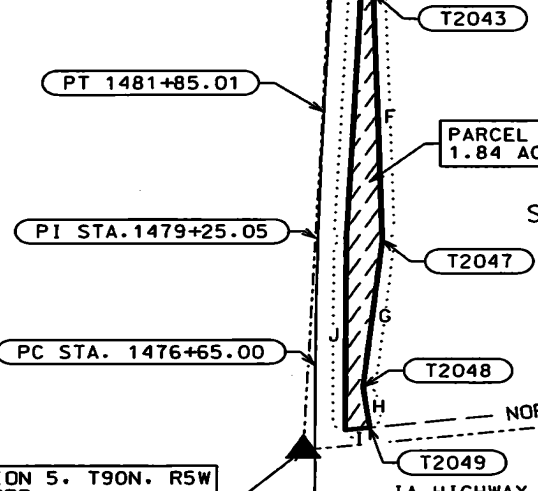
POINT	STATION	OFFSET
T2018	1501+80.12	81.00'
T2041	1497+86.00	69.00'
T2042	1495+00.00	80.00'
T2043	1484+32.00	69.00'
T2047	1479+24.00	105.00'
T2048	1476+20.00	78.00'
T2049	1475+38.74	89.00'

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

LEGEND

- R.O.W. LINE
- FENCE LINE
- - - SECTION LINE AND OR 1/4 SECTION LINE
- () RECORDED AS
- P.O.B. POINT OF BEGINNING
- ▨ PERMANENT EASEMENT

WEST LINE SW 1/4 SW 1/4
SECTION 5, T90N, R5W



PT 1481+85.01

PARCEL "A"
1.84 ACRES ±

SW 1/4 SW 1/4
SECTION 5, T90N, R5W

PI STA. 1479+25.05

PC STA. 1476+65.00

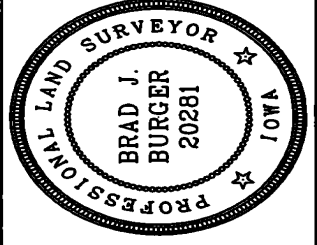
SW CORNER SECTION 5, T90N, R5W
FOUND PK NAIL PER
CORNER CERTIFICATE
BOOK 2020, PAGE 4678

IA HIGHWAY #13 CENTERLINE
PER PROJECT NO.
NHSN-013-2(43)--2R-28

1" = 300'
DATE DRAWN: 5/23/2022_DCE

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 8/19/2022
Date
Brad J. Burger
License number 20281
My license renewal date is December 31, 2022
Pages or Sheets covered by this seal: Sheet 1 of 1



Iowa Department of Transportation

ACQUISITION PLAT
EXHIBIT "A-2 OF 5"



COUNTY DELAWARE STATE CONTROL NO. _____
 ROW PROJECT NO. NHSN-013-2(43)--2R-28 PARCEL NO. 58
 SECTION 6 TOWNSHIP 90 NORTH RANGE 5 WEST
 ROW-FEE _____ AC ±, EASE 0.83 AC ±, EXCESS-FEE _____ AC ±
 ACQUIRED FROM JAMES B. ARTHUR 2008 REVOCABLE TRUST

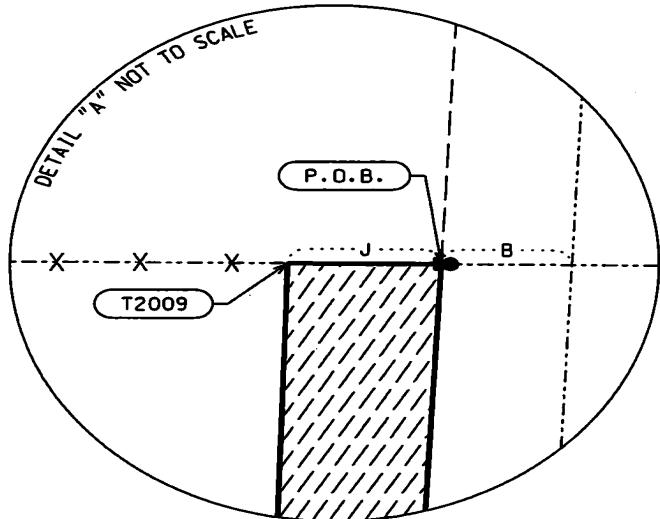
LOCATION	NEW R.O.W.
SE 1/4 SE 1/4 SEC 6, T90N, R5W	0.83 AC. ±
TOTAL	0.83 AC. ±

P.I. STATION	1479+25.05
DELTA	02°35' 59" (RT)
RADIUS	11460.00'
DEGREE	00°30' 00"
TANGENT	260.05'
LENGTH	520.00'
P.C. STATION	1476+65.00
BEARING BACK	S 00°13' 44" W
P.T. STATION	1481+85.01
BEARING AHEAD	N 02°49' 44" E

EAST 1/4 CORNER
SECTION 6, T90N, R5W
FOUND CUT "X"
PER CORNER CERTIFICATE
BOOK 2020, PAGE 4677

IA HIGHWAY #13 C
PER PROJECT NO.
NHSN-013-2(43)--2R-28

X-----X-NORTH LINE SE 1/4 SE 1/4 SECTION 6, T90N, R5W-X

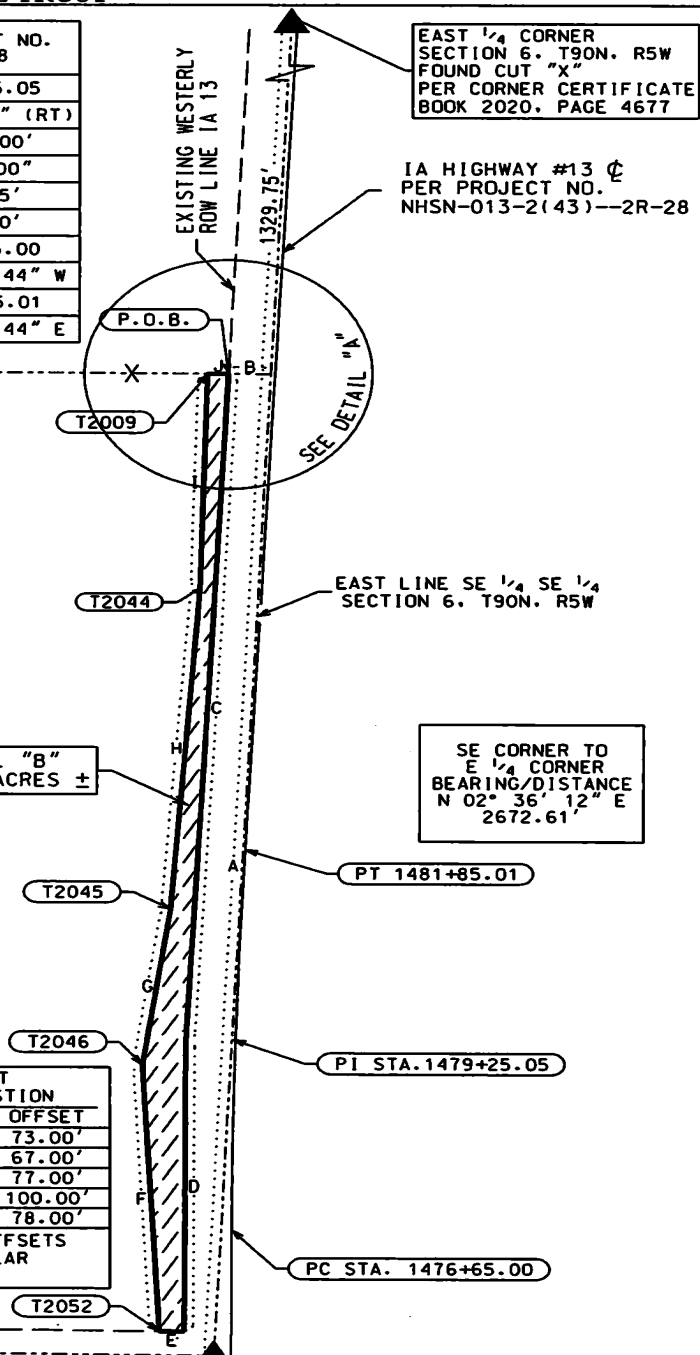


SE 1/4 SE 1/4
SECTION 6, T90N, R5W

COURSE	BEARING	DISTANCE
A	N 02° 36' 12" E	1342.86'
B	N 89° 37' 18" W	46.31'
C	S 02° 50' 35" W	910.56'
D	S 00° 13' 41" W	398.93'
E	N 89° 15' 51" W	27.03'
F	N 02° 53' 02" W	364.83'
G	N 08° 01' 06" E	214.87'
H	N 04° 05' 27" E	439.68'
I	N 01° 39' 14" E	292.59'
J	S 89° 37' 18" E	22.36'

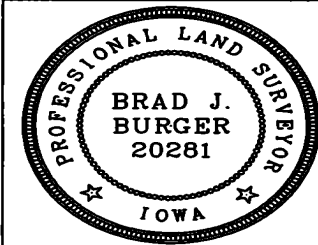
POINT	STATION	OFFSET
T2009	1488+31.53	73.00'
T2044	1485+39.00	67.00'
T2045	1481+00.00	77.00'
T2046	1478+88.00	100.00'
T2052	1475+25.64	78.00'

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



SE CORNER TO
E 1/4 CORNER
BEARING/DISTANCE
N 02° 36' 12" E
2672.61'

-----NORTHERLY ROW LINE 110TH ST-----



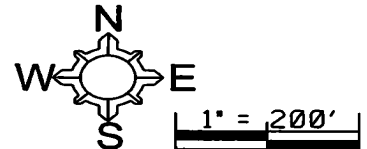
I hereby certify that this land surveying document was prepared and related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Professional Land Surveyor under the laws of the State of Iowa.

Brad J. Burger 8/22/2022
 Brad J. Burger Date
 License number 20281
 My license renewal date is December 31, 2022
 Pages or Sheets covered by this seal: Sheet 1 of 1

LEGEND

- FOUND R.O.W. RAIL
- R.O.W. LINE
- X-X-X- FENCE LINE
- SECTION LINE AND OR 1/4 1/4 SECTION LINE
- () RECORDED AS
- P.O.B. POINT OF BEGINNING
- PERMANENT EASEMENT

SE CORNER SECTION 6, T90N, R5W
FOUND PK NAIL PER
CORNER CERTIFICATE
BOOK 2020, PAGE 4677



Iowa Department of Transportation

ACQUISITION PLAT
EXHIBIT "A-3 OF 5"



COUNTY DELAWARE STATE CONTROL NO. _____
 ROW PROJECT NO. NHSN-013-2(43)--2R-28 PARCEL NO. 58
 SECTION 7 TOWNSHIP 90 NORTH RANGE 5 WEST
 ROW-FEE _____ AC ±, EASE 0.46 AC ±, EXCESS-FEE _____ AC ±
 ACQUIRED FROM JAMES B. ARTHUR 2008 REVOCABLE TRUST

LOCATION	NEW R.O.W.
NE 1/4 NE 1/4 SEC 7, T90N, R5W	0.46 AC. ±
TOTAL	0.46 AC. ±

PC STA. 1476+65.00

NE CORNER SECTION 7, T90N, R5W
 FOUND PK NAIL PER
 CORNER CERTIFICATE
 BOOK 2020, PAGE 4680

SOUTHERLY ROW LINE 110TH ST

COURSE	BEARING	DISTANCE
PT 1428+50.35		
TO	N 00° 13' 44" E	4814.65'
PC 1476+65.00		

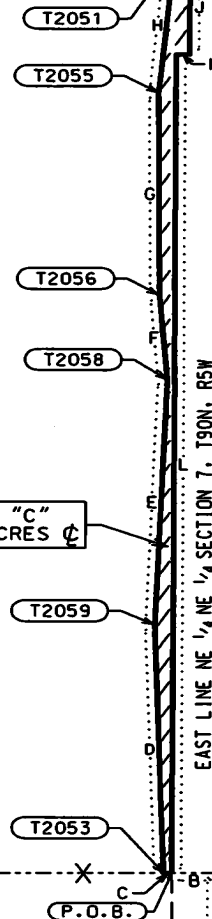
COURSE	BEARING	DISTANCE	(RECORD)
A	S 00° 08' 57" W	1281.00'	(1281.00')
B	S 89° 46' 21" W	48.97'	
C	S 89° 46' 21" W	9.05'	
D	N 01° 37' 39" W	339.53'	
E	N 02° 16' 50" E	335.21'	
F	N 04° 14' 45" W	115.35'	
G	N 00° 11' 10" W	276.01'	
H	N 05° 12' 38" E	184.25'	
I	S 89° 15' 51" E	17.28'	
J	S 00° 08' 57" W	130.67'	
K	N 89° 50' 38" W	14.43'	
L	S 00° 13' 41" W	1117.99'	

NE 1/4 NE 1/4
SECTION 7, T90N, R5W

POINT	STATION	OFFSET
T2051	1474+59.56	69.00'
T2053	1462+10.65	75.00'
T2055	1472+76.00	85.00'
T2056	1470+00.00	83.00'
T2058	1468+85.00	74.00'
T2059	1465+50.00	86.00'

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

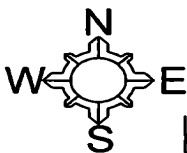
PARCEL "C"
0.46 ACRES C



--- SOUTH LINE NE 1/4 NE 1/4 SECTION 7, T90N, R5W ---

LEGEND

- R.O.W. LINE
- x-x- FENCE LINE
- SECTION LINE AND OR 1/4 1/4 SECTION LINE
- () RECORDED AS
- P.O.B. POINT OF BEGINNING



1" = 200'

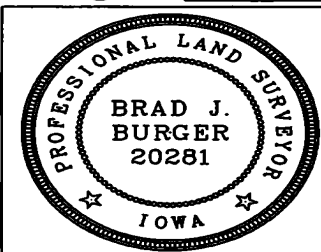
PERMANENT EASEMENT

DATE DRAWN: 5/19/2022 DCF

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 8/19/2022
 Brad J. Burger Date

License number 20281
 My license renewal date is December 31, 2022
 Pages or Sheets covered by this seal: Sheet 1 of 1



EXISTING WESTERLY
ROW LINE IA 13

NE CORNER TO
E 1/4 CORNER
BEARING/DISTANCE
S 00° 08' 57" W
2597.18'

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

IA HIGHWAY #13 CENTERLINE
PER PROJECT NO.
NHSN-013-2(43)--2R-28

PT STA. 1428+50.35

Iowa Department of Transportation

ACQUISITION PLAT
EXHIBIT "A-4 OF 5"



COUNTY DELAWARE STATE CONTROL NO. _____
 ROW PROJECT NO. NHSN-013-2(43)--2R-28 PARCEL NO. 58
 SECTION 8 TOWNSHIP 90 NORTH RANGE 5 WEST
 ROW-FEE _____ AC ±, EASE 2.04 AC ±, EXCESS-FEE _____ AC ±
 ACQUIRED FROM JAMES B. ARTHUR 2008 REVOCABLE TRUST

PARCEL 58 ACREAGE SUMMARY TABLE
SECTION 8, T90N, R5W

LOCATION	NEW R.O.W.
NW 1/4 NW 1/4	0.99 AC. ±
SW 1/4 NW 1/4	1.05 AC. ±
TOTAL	2.04 AC. ±

NW CORNER SECTION 8, T90N, R5W
FOUND PK NAIL PER
CORNER CERTIFICATE
BOOK 2020, PAGE 4679

WEST LINE NW 1/4 NW 1/4
SECTION 8, T90N, R5W

STATION/OFFSET
NEW R.O.W. ACQUISITION

POINT	STATION	OFFSET
T2050	1474+70.25	73.00'
T2057	1472+80.00	91.00'
T2060	1458+97.00	72.00'
T2061	1456+39.00	90.00'
T2062	1454+93.00	71.00'
T2063	1451+37.00	105.00'
T2064	1450+20.00	101.00'
T2065	1449+09.00	79.00'
T2085	1449+05.95	79.76'

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

W 1/4 CORNER
TO NW CORNER
BEARING/DISTANCE
N 00° 08' 57" E
2597.18'

WEST LINE SW 1/4 NW 1/4
SECTION 8, T90N, R5W

WEST 1/4 CORNER
SECTION 8, T90N, R5W
FOUND 1/2" SMOOTH IRON ROD
PER CORNER CERTIFICATE
BOOK 2020, PAGE 4679

IA 13 CENTERLINE DATA FOR PROJECT NO.
NHSN-013-2(43)--2R-28

COURSE	BEARING	DISTANCE
PT 1428+50.35		
TO	N 00° 13' 44" E	4645.53'
POT 1474+95.88		

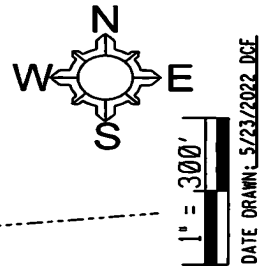
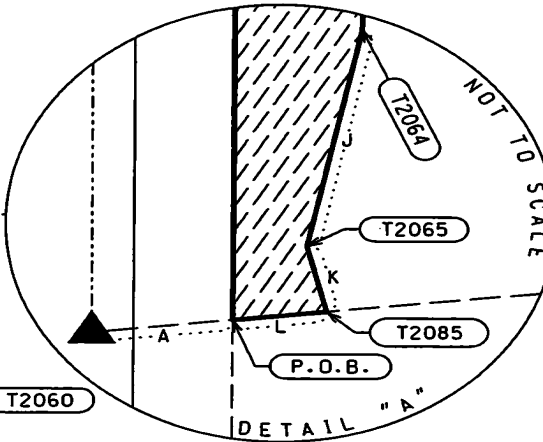
IA HIGHWAY #13 C PER PROJECT NO.
NHSN-013-2(43)--2R-28

POT STA. 1474+95.88

NORTH LINE NW 1/4 NW 1/4 SECTION 8, T90N, R5W
EXISTING SOUTHERLY ROW LINE 110 ST.

COURSE	BEARING	DISTANCE
A	N 83° 36' 57" E	64.66'
B	N 00° 13' 41" E	2564.89'
C	N 83° 09' 23" E	24.15'
D	S 05° 10' 33" E	191.10'
E	S 01° 00' 58" W	1383.13'
F	S 03° 45' 43" E	258.63'
G	S 07° 38' 37" W	147.23'
H	S 05° 13' 35" E	357.62'
I	S 02° 11' 13" W	117.07'
J	S 11° 26' 23" W	113.16'
K	S 13° 41' 01" E	3.15'
L	S 83° 36' 57" W	30.89'

NW 1/4 NW 1/4
SECTION 8, T90N, R5W



LEGEND

- R.O.W. LINE
- FENCE LINE
- - - SECTION LINE AND OR 1/4 SECTION LINE
- () RECORDED AS
- P.O.B. POINT OF BEGINNING
- PERMANENT EASEMENT

WEST LINE SW 1/4 NW 1/4
SECTION 8, T90N, R5W

SW 1/4 NW 1/4
SECTION 8, T90N, R5W

SOUTH LINE SW 1/4 NW 1/4
SECTION 8, T90N, R5W

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 8/22/2022
 Brad J. Burger Date
 License number 20281
 My license renewal date is December 31, 2022.
 Pages or Sheets covered by this soil Sheet 1 of 1

Iowa Department of Transportation

ACQUISITION PLAT
EXHIBIT "A-5 OF 5"



COUNTY DELAWARE STATE CONTROL NO. _____
 ROW PROJECT NO. NHSN-013-2(43)--2R-28 PARCEL NO. 58
 SECTION 8 TOWNSHIP 90 NORTH RANGE 5 WEST
 ROW-FEE _____ AC ±, EASE 1.43 AC ±, EXCESS-FEE _____ AC ±
 ACQUIRED FROM JAMES B. ARTHUR 2008 REVOCABLE TRUST

LOCATION	NEW R.O.W.
NW 1/4 SW 1/4 SEC 8, T90N, R5W	1.43 AC. ±
TOTAL	1.43 AC. ±

WEST 1/4 CORNER SECTION 8, T90N, R5W FOUND 1/2" SMOOTH IRON ROD PER CORNER CERTIFICATE BOOK 2020, PAGE 4679

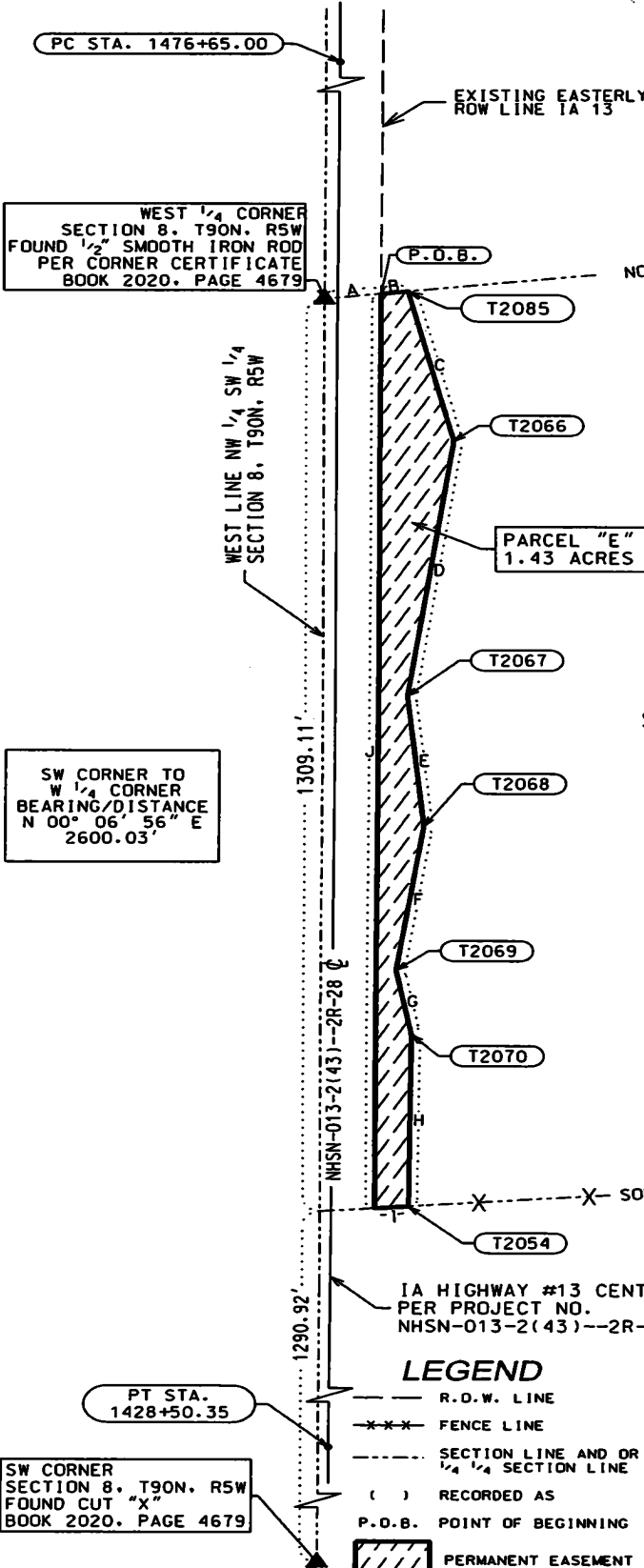
NORTH LINE NW 1/4 SW 1/4 SECTION 8, T90N, R5W

COURSE	BEARING	DISTANCE
A	N 83° 36' 57" E	64.66'
B	N 83° 36' 57" E	30.89'
C	S 13° 41' 01" E	221.44'
D	S 08° 09' 42" W	369.54'
E	S 05° 54' 30" E	187.07'
F	S 08° 26' 10" W	210.15'
G	S 10° 50' 28" E	93.74'
H	S 00° 41' 44" W	245.69'
I	S 85° 58' 19" W	39.01'
J	N 00° 13' 41" E	1311.97'

STATION/OFFSET NEW R.O.W. ACQUISITION		
POINT	STATION	OFFSET
T2054	1435+93.32	88.00'
T2085	1449+05.95	79.76'
T2066	1446+91.00	133.00'
T2067	1443+25.00	82.00'
T2068	1441+39.00	102.00'
T2069	1439+31.00	72.00'
T2070	1438+39.00	90.00'

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

IA 13 CENTERLINE DATA FOR PROJECT NO. NHSN-013-2(43)--2R-28		
COURSE	BEARING	DISTANCE
PT 1428+50.35		
TO	N 00° 13' 44" E	4814.65'
PC 1476+65.00		



NW 1/4 SW 1/4 SECTION 8, T90N, R5W

PARCEL "E" 1.43 ACRES ±

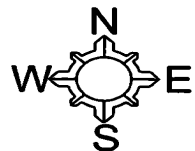
SW CORNER TO W 1/4 CORNER BEARING/DISTANCE N 00° 06' 56" E 2600.03'

SW CORNER SECTION 8, T90N, R5W FOUND CUT "X" BOOK 2020, PAGE 4679

LEGEND

- R.O.W. LINE
- FENCE LINE
- - - SECTION LINE AND OR 1/4 1/4 SECTION LINE
- () RECORDED AS
- P.O.B. POINT OF BEGINNING
- ▨ PERMANENT EASEMENT

1" = 200'



DATE DRAWN: 5/19/2022 DCF

IA HIGHWAY #13 CENTERLINE PER PROJECT NO. NHSN-013-2(43)--2R-28



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 8/22/2022
 Brad J. Burger Date
 License number 20281
 My license renewal date is December 31, 2022
 Pages or Sheets covered by this seal: Sheet 1 of 1