

COUNTY: DELAWARE  
SECTION 7, T 87 N, R 6 W  
ALIQOT PART: NE 1/4 - SE 1/4  
CITY:  
SURVEY: PARCEL 2024-73, PARCEL 2024-74  
BLOCK: LOTS:  
PROPRIETOR: RANDALL J. HELMRICH & LOUISE B. HELMRICH  
REQUESTED BY: RANDALL J. HELMRICH  
SURVEYOR: RANDALL L. RATTENBORG  
COMPANY: BURLINGTON, GROUP, INC.  
105 W. MAIN STREET, MANCHESTER, IA 52057  
INFO@BURLINGTONGROUP.COM 563-927-2434

FILED  
Delaware Co. Assessor  
AUG 29 2024

FILED  
Delaware Co. Auditor  
AUG 29 2024



Book 2024 Page 2108  
Document 2024 2108 Type 06 002 Pages 1  
Date 8/29/2024 Time 8:48:18AM  
Rec Amt \$7.00

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**PLAT OF SURVEY**

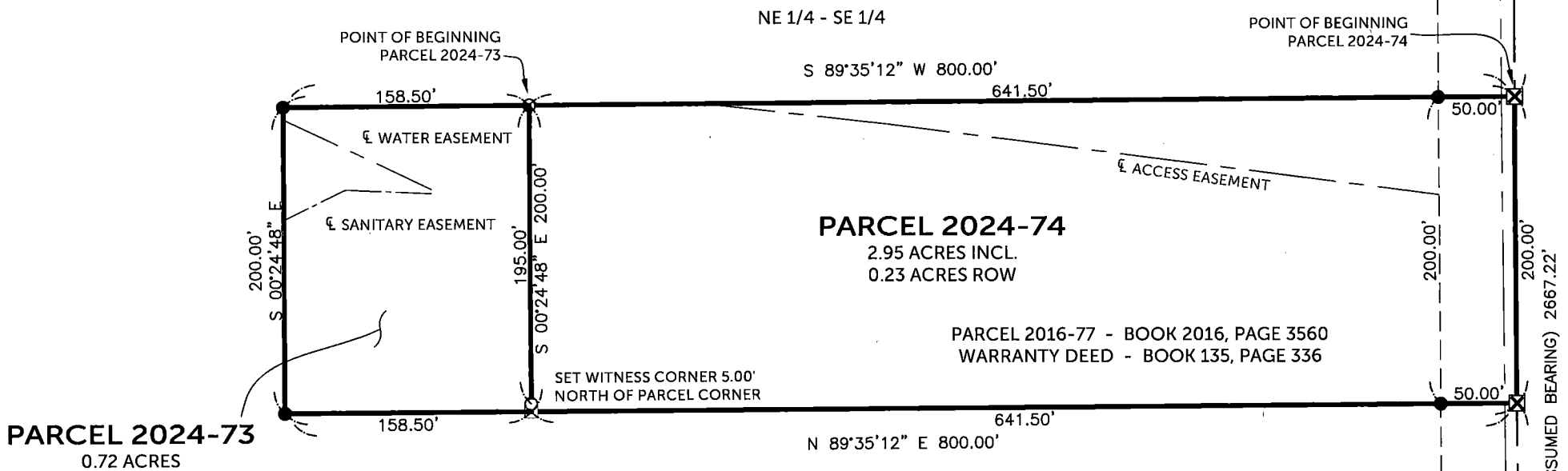
PARCEL 2024-73, PART OF PARCEL 2016-77 IN THE NE 1/4 - SE 1/4  
PARCEL 2024-74, PART OF PARCEL 2016-77 IN THE NE 1/4 - SE 1/4  
ALL IN SEC. 7, T87N, R6W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

**LEGAL DESCRIPTION:**

**PARCEL 2027-73**, Part of Parcel 2016-77 in the NE 1/4 of the SE 1/4 of Section 7, T87N, R6W of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 0.72 acres, subject to easements of record, and more particularly described by metes and bounds as follows;

**COMMEINCING** at the East Quarter Corner of Section 7, T87N, R6W of the Fifth Principal Meridian, Delaware County, Iowa;  
**THENCE** along the Easterly line of the SE 1/4 of said Section 7, South 00° 24' 48" East (assumed bearing), 700.00 feet, to the North Line of Parcel 2016-77, as recorded in Book 2016, Page 3560;  
**THENCE** along the north line of said Parcel 2016-77, South 89° 35' 12" West, 641.50 feet, to the **POINT OF BEGINNING**;  
**THENCE** continuing along the said Northerly Line, South 89° 35' 12" West, 158.50 feet, to the westerly line of said Parcel 2016-77;  
**THENCE** along said westerly line, South 00° 24' 48" East, 200.00 feet, to the southerly line of said Parcel 2016-77;  
**THENCE** along said southerly line, North 89° 35' 12" East, 158.50 feet;  
**THENCE** North 00° 24' 48" West, 200.00 feet, to the **POINT OF BEGINNING**.

E 1/4 CORNER  
SEC. 7, T87N, R6W  
FOUND CUT "X"  
BOOK 2023, PAGE 1681



PARCEL 2024-73 DOES NOT CONFORM TO DELAWARE COUNTY, IOWA ZONING REQUIREMENTS FOR ACREAGE AND BUILDING SETBACKS. THIS PARCEL CANNOT BE SOLD SEPARATE FROM EITHER PARCEL 2024-74 OR FROM ADJOINING LAND

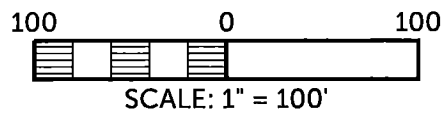
**LEGEND**

- ▲ SECTION CORNER
- FOUND 1/2" Ø REBAR w/ RED CAP #7060
- ⊗ FOUND CUT "X"
- SET 1/2" REBAR w/ ORANGE CAP #17939
- CALCULATED POSITION
- SECTION LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED RECORDED

**LEGAL DESCRIPTION:**

**PARCEL 2027-74**, Part of Parcel 2016-77 in the NE 1/4 of the SE 1/4 of Section 7, T87N, R6W of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 2.95 acres, including 0.23 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

**COMMEINCING** at the East Quarter Corner of Section 7, T87N, R6W of the Fifth Principal Meridian, Delaware County, Iowa;  
**THENCE** along the easterly line of the SE 1/4 of said Section 7, South 00° 24' 48" East (assumed bearing), 700.00 feet, to the North Line of Parcel 2016-77, as recorded in Book 2016, Page 3560, the **POINT OF BEGINNING**;  
**THENCE** along the north line of said Parcel 2016-77, South 89° 35' 12" West, 641.50 feet;  
**THENCE** South 00° 24' 48" East, 200.00 feet, to the southerly line of said Parcel 2016-77;  
**THENCE** along said southerly line, North 89° 35' 12" East, 641.50 feet, to the easterly line of the said SE 1/4;  
**THENCE** along the easterly line of the said SE 1/4, North 00° 24' 48" West, 200.00 feet to the **POINT OF BEGINNING**.



SURVEYED ON: 8/21/2024  
SURVEY REQUESTED BY: RANDALL J. HELMRICH

Q:\Civil3D\_Survey\GPS Box 56\GPS Box 56 laRCS 2024.dwg

	<b>PROPRIETORS: RANDALL J. HELMRICH &amp; LOUISE B. HELMRICH</b>	
	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, 2025	PROJECT NO. SCALE: 1" = 100' DATE: 8/21/2024 DRAWN BY: RLR CHECKED BY: DDK GPS BOX: 56 SHEET 1 OF 2
	<b>BURLINGTON GROUP, INC.</b> Civil Engineering   Land Surveying 105 W. Main Street Manchester, Iowa 52057 burlingtongroup.com	SE CORNER SEC. 7, T87N, R6W FOUND CUT "X" BOOK 2023, PAGE 1680

SHEETS COVERED BY THIS SEAL: THIS SHEET