

COUNTY: DELAWARE
 SECTION 1, T 87 N, R 5 W
 ALIQUOT PART: NE 1/4 - NW 1/4, SE 1/4 - NW 1/4
 CITY:
 SURVEY: PARCEL 2024-88
 BLOCK: LOTS:
 PROPRIETOR: J & D DOESE PROPERTIES, LLC
 REQUESTED BY: RICKI BOYLE
 SURVEYOR: RANDALL L. RATTENBORG
 COMPANY: BURRINGTON, GROUP, INC.
 105 W. MAIN STREET, MANCHESTER, IA 52057
 INFO@BURRINGTONGROUP.COM 563-927-2434

FILED
 Delaware Co. Assessor

OCT 18 2024

Book 2024 Page 2642

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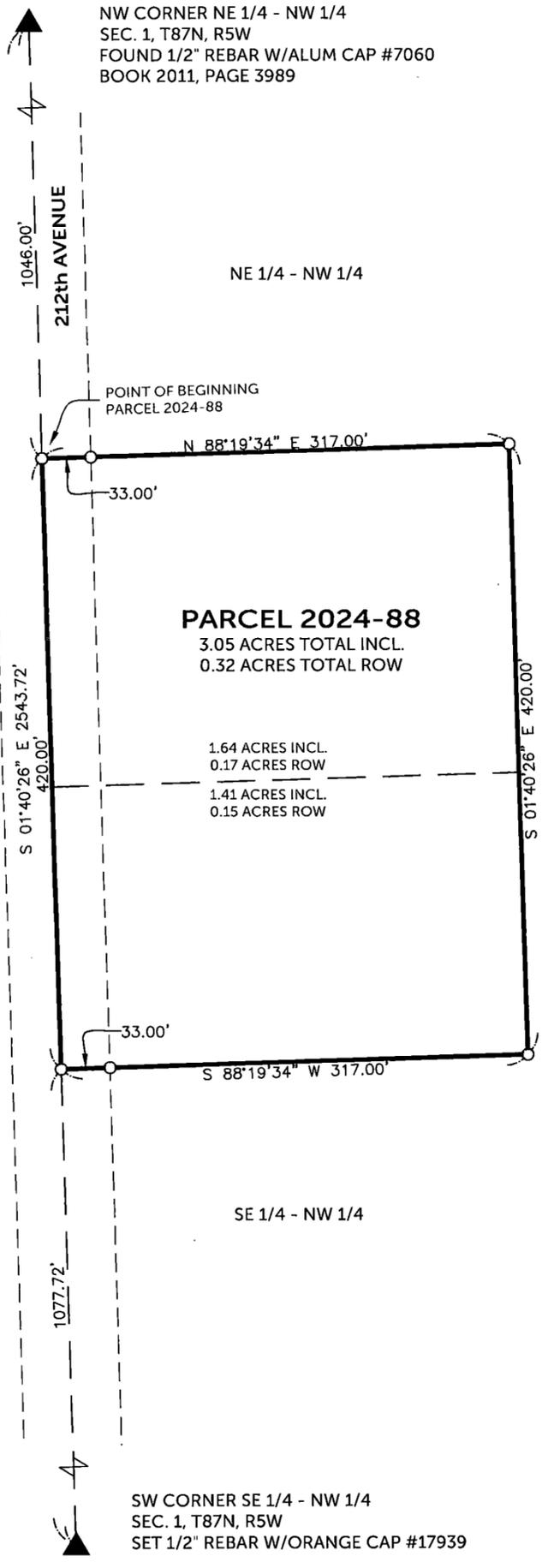
OCT 18 2024

Daneen Schindler, RECORDER/REGISTRAR
 DELAWARE COUNTY IOWA

PLAT OF SURVEY

PARCEL 2024-88

PART OF THE NE 1/4 - NW 1/4 AND PART OF THE SE 1/4 - NW 1/4
 SECTION 1, T87N, R5W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



LEGAL DESCRIPTION:

PARCEL 2024 - 88, Part of the NE 1/4 of the NW 1/4 and part of the SE 1/4 of the NW 1/4 of Section 1, T87N, R5W of the 5th Principal Meridian, Delaware County, Iowa, containing 3.05 acres, including 0.32 acres of public road right of way, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the northwest corner of the NE 1/4 of the NW 1/4 of Section 1, T87N, R5W of the 5th Principal Meridian, Delaware County, Iowa;

THENCE along the westerly line of the NE 1/4 of the NW 1/4 of said Section 1, South 01° 40' 26" East, 1046.00 feet to the **POINT OF BEGINNING**;

THENCE North 88° 19' 34" East, 317.00 feet;

THENCE South 01° 40' 26" East, 420.00 feet;

THENCE South 88° 19' 34" West, 317.00 feet, to the westerly line of the SE 1/4 of the NW 1/4 of said Section 1;

THENCE along the westerly line of the SE 1/4 of the NW 1/4 and of the NE 1/4 of the NW 1/4 of said Section 1, North 01° 40' 26" West, 420.00 feet to the **POINT OF BEGINNING**;

The westerly line of the NE 1/4 of the NW 1/4 and of the SE 1/4 of the NW 1/4 of Section 1, T87N, R5W of the 5th Principal Meridian, Delaware County, Iowa is assumed to bear South 01° 40' 26" East.

PARCEL 2024-88
 3.05 ACRES TOTAL INCL.
 0.32 ACRES TOTAL ROW

1.64 ACRES INCL.
 0.17 ACRES ROW
 1.41 ACRES INCL.
 0.15 ACRES ROW

SURVEYED ON: 10/2/2024
 SURVEY REQUESTED BY: RICKI BOYLE

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PROPRIETORS: **J & D DOESE PROPERTIES, LLC**

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

DATE 10/18/2024

PROJECT NO. 24-123

SCALE: 1" = 100'

DATE: 10/1/2024

DRAWN BY: RLR

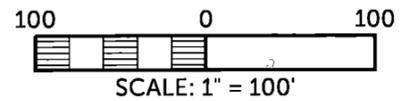
CHECKED BY: DDK

GPS BOX: 53

SHEET 1 OF 1

LEGEND

- ▲ SECTION CORNER SET 1/2" REBAR w/ ORANGE CAP PLS 17939
- SECTION LINE
- QUARTER LINE
- EASEMENT OR ROW LINE
- BOUNDARY ESTABLISHED RECORDED



SHEETS COVERED BY THIS SEAL: THIS SHEET

BURRINGTON GROUP, INC.
 Civil Engineering | Land Surveying
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