

# PLAT OF SURVEY

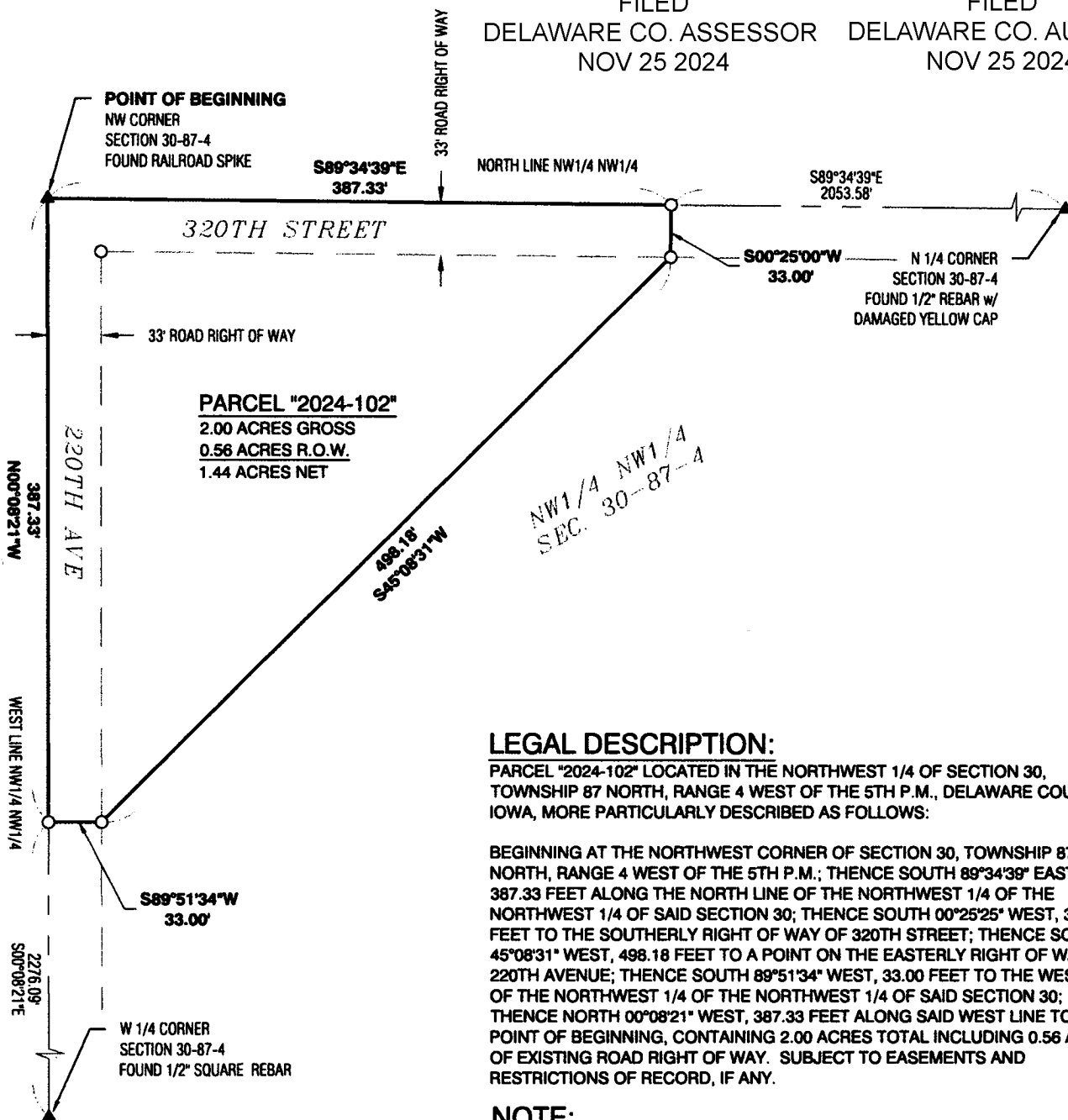
## INDEX LEGEND

LOCATION:	PARCEL 2024-102 IN THE NW QUARTER OF THE NW QUARTER OF SECTION 30, TOWNSHIP 87 NORTH, RANGE 4, WEST OF THE 5TH PRINCIPLE MERIDIAN, DELAWARE COUNTY, IOWA
PROPRIETOR:	DALE R. & SHEILA M. HOSCH
REQUESTED BY:	JARROD ULERY, URE
PREPARED BY:	CLAPSADDLE-GARBER ASSOCIATES, INC.,
RETURN TO:	16 EAST MAIN STREET, P.O. BOX 754,
MARC C. HOODJER, PLS	MARSHALLTOWN, IOWA 50158 PHONE 641-752-6701 CGA@CGACONSULTANTS.COM

Recorded: 11/25/2024 at 1:45:41.0 PM  
County Recording Fee: \$7.00  
Iowa E-Filing Fee: \$3.13  
Combined Fee: \$10.13  
Revenue Tax: \$0.00  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2024 PG: 2961

FILED  
DELAWARE CO. ASSESSOR  
NOV 25 2024

FILED  
DELAWARE CO. AUDITOR  
NOV 25 2024



## LEGAL DESCRIPTION:

PARCEL "2024-102" LOCATED IN THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 87 NORTH, RANGE 4 WEST OF THE 5TH P.M., DELAWARE COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SECTION 30, TOWNSHIP 87 NORTH, RANGE 4 WEST OF THE 5TH P.M.; THENCE SOUTH 89°34'39" EAST, 387.33 FEET ALONG THE NORTH LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 30; THENCE SOUTH 00°25'25" WEST, 33.00 FEET TO THE SOUTHERLY RIGHT OF WAY OF 320TH STREET; THENCE SOUTH 45°08'31" WEST, 498.18 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY OF 220TH AVENUE; THENCE SOUTH 89°51'34" WEST, 33.00 FEET TO THE WEST LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 30; THENCE NORTH 00°08'21" WEST, 387.33 FEET ALONG SAID WEST LINE TO THE POINT OF BEGINNING, CONTAINING 2.00 ACRES TOTAL INCLUDING 0.56 ACRES OF EXISTING ROAD RIGHT OF WAY. SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY.

## NOTE:

ALL BEARINGS AND DISTANCES ARE THE RESULT OF G.P.S. OBSERVATIONS UTILIZING THE IOWA D.O.T. RTN AND THE IOWA REGIONAL COORDINATE SYSTEM ZONE 3.

## LEGEND: (MONUMENT SYMBOLS ARE ORIENTED TO THE NORTH)

FOUND	▲	PLSS CORNER (as noted)
	●	PARCEL OR LOT CORNER
SET	△	PLSS CORNER - 1/2" DIAMETER x 30" IRON REBAR w/YELLOW PLASTIC ID CAP (#22634)
	○	1/2" DIAMETER x 30" IRON REBAR w/YELLOW PLASTIC ID CAP (#22634)

( ) = RECORDED AS

HOSCH SURVEY DELAWARE COUNTY, IOWA

N



SCALE 1"=100'

0 100'



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.

*Marc C. Hoodjer*  
date 11/25/2024

Marc C. Hoodjer, PLS

Iowa License Number 22634

My License Renewal Date is December 31, 2024

Pages or sheets covered by this seal: THIS SHEET



PN: 23-GC-0268

DATE OF SURVEY: 11-11-24

DRAWN BY: AHC

FIELD CREW: AHC, RAT

SHEET NO. 1 OF 1