

RECORDER'S INDEX

LOCATION: PARCEL 2025-21 IN PART OF THE UNIMPROVED WILLIAM STREET ADJACENT TO LOT 31 AND LOT 32 IN COLONY ADDITION TO SAND SPRING, DELAWARE COUNTY, IOWA, BEING PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 87 NORTH, RANGE 3 WEST OF THE 5th P.M., DELAWARE COUNTY, IOWA

REQUESTOR: STEVE INTLEKOFER
PROPRIETOR: SJI TRUST #1 (BY OCCUPATION ONLY)
SURVEYOR: DAVID P. SCHNEIDER
SURVEYOR COMPANY: SCHNEIDER LAND SURVEYING AND PLANNING, INC.
RETURN TO: DAVID P. SCHNEIDER
P.O. BOX 128 FARLEY, IOWA
Ph#563-744-3631 daves@yousq.net

FILED
Delaware Co. Auditor
MAR 07 2025

Book 2025 Page 597
Document 2025 597 Type 06 002 Pages 2
Date 3/07/2025 Time 1:55:18PM
Rec Amt \$12.00

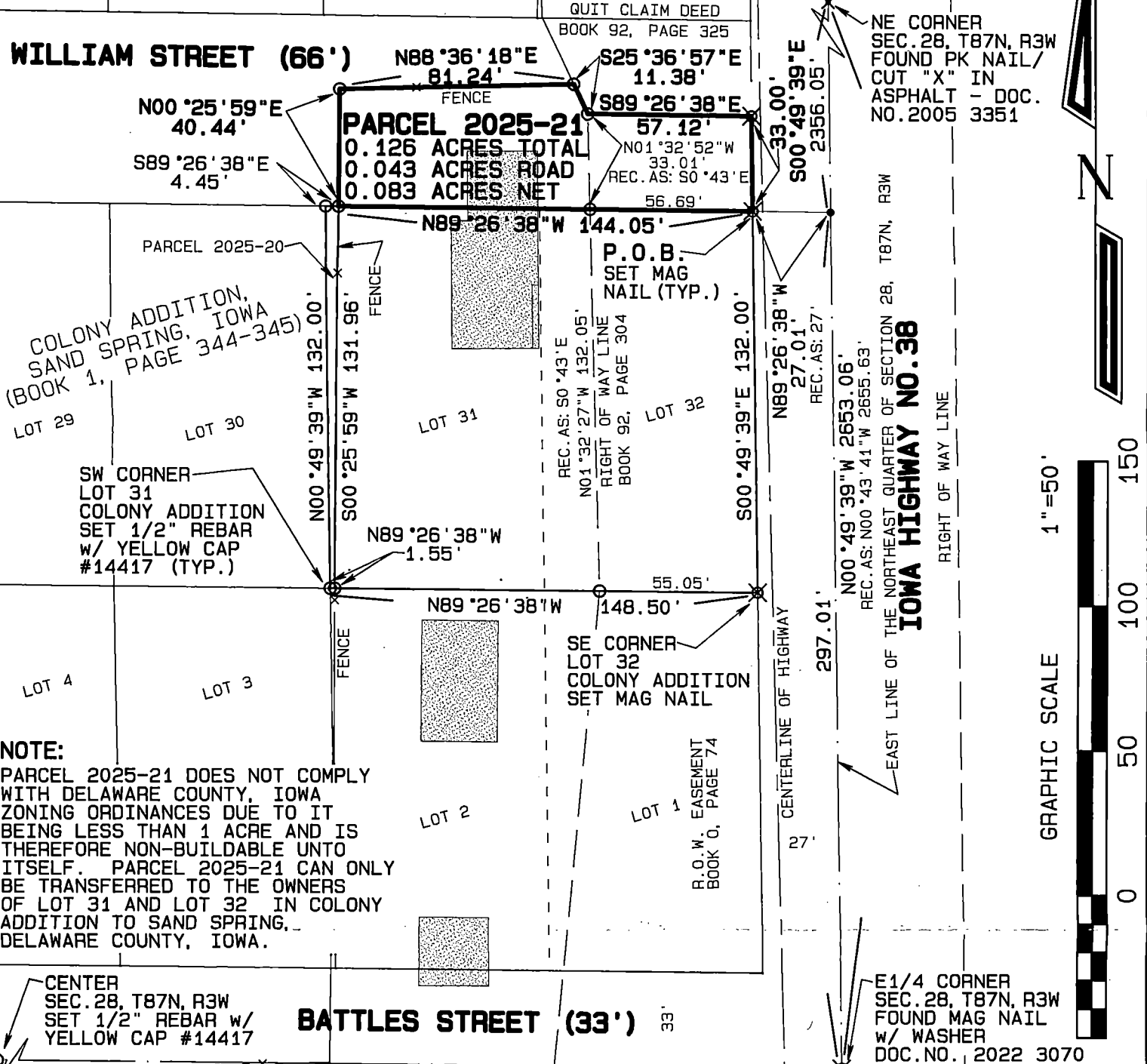
Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

FILED
Delaware Co. Assessor

MAR 07 2025

PLAT OF SURVEY

PARCEL 2025-21 IN PART OF THE UNIMPROVED WILLIAM STREET ADJACENT TO LOT 31 AND LOT 32 IN COLONY ADDITION TO SAND SPRING, DELAWARE COUNTY, IOWA, BEING PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 87 NORTH, RANGE 3 WEST OF THE 5th P.M., DELAWARE COUNTY, IOWA



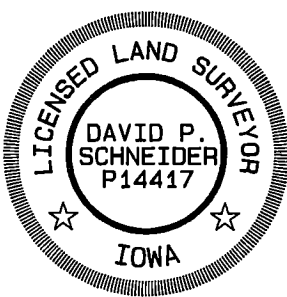
NOTE:
PARCEL 2025-21 DOES NOT COMPLY WITH DELAWARE COUNTY, IOWA ZONING ORDINANCES DUE TO IT BEING LESS THAN 1 ACRE AND IS THEREFORE NON-BUILDABLE UNTO ITSELF. PARCEL 2025-21 CAN ONLY BE TRANSFERRED TO THE OWNERS OF LOT 31 AND LOT 32 IN COLONY ADDITION TO SAND SPRING, DELAWARE COUNTY, IOWA.

CENTER
SEC. 28, T87N, R3W
SET 1/2" REBAR w/
YELLOW CAP #14417

BATTLES STREET (33')

N89°26'38"W 2648.19'
REC. AS: N89°19'48"W 2655.92'

SURVEY DESCRIPTION:
SEE SHEET 2



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 Land Surveyor under the laws of the State of Iowa.

David P. Schneider P.L.S. P14417 Date: 2/20/2025
My license renewal date is December 31, 2025.
Pages or sheets covered by this seal: THIS SHEET ONLY

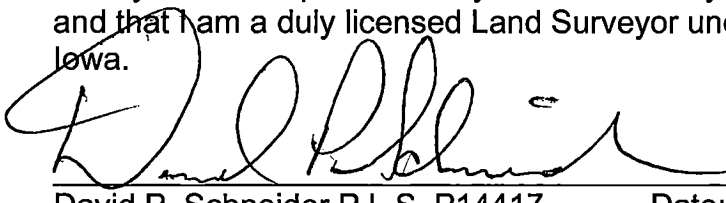
SCHNEIDER
Land Surveying
&
Planning, Inc.
P.O. Box 128
Farley, Iowa 52046
Ph# 563-744-3631
daves@yousq.net

Project: 2775PS2
Survey Date: 2/6/2025
Sheet: 1 of 2

Survey Description - Parcel 2025-21:

Part of the unimproved William Street adjacent to Lot 31 and Lot 32 in Colony Addition to Sand Spring, Delaware County, Iowa, more particularly described as follows:
Commencing at the East Quarter corner of Section 28, Township 87 North, Range 3 West of the 5th P.M., Delaware County, Iowa; thence N00°49'39"W, 297.01 feet along the east line of the Northeast Quarter of said Section 28 to the south right of way line of William Street extended easterly; thence N89°26'38"W, 27.01 feet to the northeast corner of Lot 32 in said Colony Addition and the point of beginning; thence continuing N89°26'38"W, 144.05 feet along the north line of said Lot 32 and Lot 31; thence N00°25'59"E, 40.44 feet; thence N88°36'18"E, 81.24 feet to the west right of way line of Iowa Highway No. 38; thence S25°36'57"E, 11.38 feet along said right of way line; thence S89°26'38"E, 57.12 feet to the east line of said Lot 32 extended north; thence S00°49'39"E, 33.00 feet to the point of beginning, containing 0.126 acres, which includes 0.043 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.

 2/20/2025

David P. Schneider P.L.S. P14417

Date:

My license renewal date is December 31, 2025.

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. 2775P2025-21

Phone: 563-744-3631

Email: daves@yousq.net

Date: 2/6/2025

