

COUNTY: DELAWARE
SECTION 16, T 88 N, R 4 W
ALIQUOT PART: NW 1/4 - NE 1/4, SW 1/4 - NE 1/4, NW 1/4 - SE 1/4
CITY:
SURVEY: PARCEL 2026-97
BLOCK: LOTS:
PROPRIETOR: VERLE D. HANKINS & DONNA M. HANKINS
REQUESTED BY: DEAN HANKINS
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 19 2026

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PLAT OF
SURVEY

PARCEL 2026-97

PART OF THE NW 1/4 - NE 1/4, PART OF THE SW 1/4 - NE 1/4, AND PART OF THE NW 1/4 - SE 1/4
SECTION 16, T88N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

LEGAL DESCRIPTION:

PARCEL 2026-97, Part of the NW 1/4 - NE 1/4, part of the SW 1/4 - NE 1/4 and the NW 1/4 - SE 1/4 of Section 16, T88N, R4W of the Fifth Principal Meridian, Delaware County, Iowa, containing a total of 10.23 acres including 0.34 acres of public road right away, subject to easements of record, and more particularly described by metes and bounds as follows;

COMMENCING at the Center of Section 16, T88N, R4W of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the southerly line of the NE 1/4 of said Section 16, North 88° 27' 28" East (assumed bearing), 645.16 feet to the **POINT OF BEGINNING**;

THENCE North 00° 33' 19" West, 193.32 feet;

THENCE North 87° 17' 00" East, 150.00 feet;

THENCE North 62° 51' 00" East, 20.00 feet;

THENCE North 02° 35' 48" West, 1243.00 feet;

THENCE North 76° 01' 35" East, 190.00 feet;

THENCE North 65° 23' 30" East, 168.00 feet;

THENCE South 00° 01' 24" East, 957.50 feet;

THENCE South 86° 09' 14" West, 197.00 feet;

THENCE South 04° 54' 08" East, 233.50 feet;

THENCE South 17° 57' 35" East, 66.50 feet;

THENCE South 47° 39' 35" East, 168.00 feet;

THENCE South 33° 10' 22" East, 37.50 feet;

THENCE South 08° 08' 58" East, 60.00 feet;

THENCE South 07° 59' 05" West, 106.00 feet to the centerline of 245th Street;

THENCE along the centerline of 245th Street, South 85° 36' 32" West, 53.00 feet;

THENCE continuing along the centerline of 245th Street along a circular curve concave southerly having an arc length of 370.35 feet, a radius of 900.00 feet, a central angle of 23° 34' 38", a chord length of 367.74 feet and a chord bearing of South 73° 49' 13" West;

THENCE continuing along the centerline of 245th Street, South 62° 01' 54" West, 25.00 feet;

THENCE North 00° 33' 19" West, 126.68 feet to the **POINT OF BEGINNING**.

SURVEYED ON: 10/1 & 10/12/2026
SURVEY REQUESTED BY: DEAN HANKINS

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	PROPRIETORS: VERLE D. HANKINS & DONNA M. HANKINS	
	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, 2027	DATE: 10/16/2026
	BURRINGTON GROUP, INC. Civil Engineering Land Surveying 105 W. Main Street Manchester, Iowa 52057 burringtongroup.com	
	PROJECT NO. 26-110 SCALE: 1" = 150' DATE: 10/7/2026 DRAWN BY: RLR CHECKED BY: DDK GPS BOX: DELHI - 260th SHEET 1 OF 2	

SHEETS COVERED BY THIS SEAL: SHEET 1 & 2

PART OF THE NW 1/4 - NE 1/4, PART OF THE SW 1/4 - NE 1/4, AND PART OF THE NW 1/4 - SE 1/4
SECTION 16, T88N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



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