PREPARED BY & RETURN TO: ABACI CONSULTING INC, 3000 SE GRIMES BLVD, STE 800, GRIMES, IA 50111, PH(515)986-5048

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INDX
ANNO
SCAN
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA
CHEK

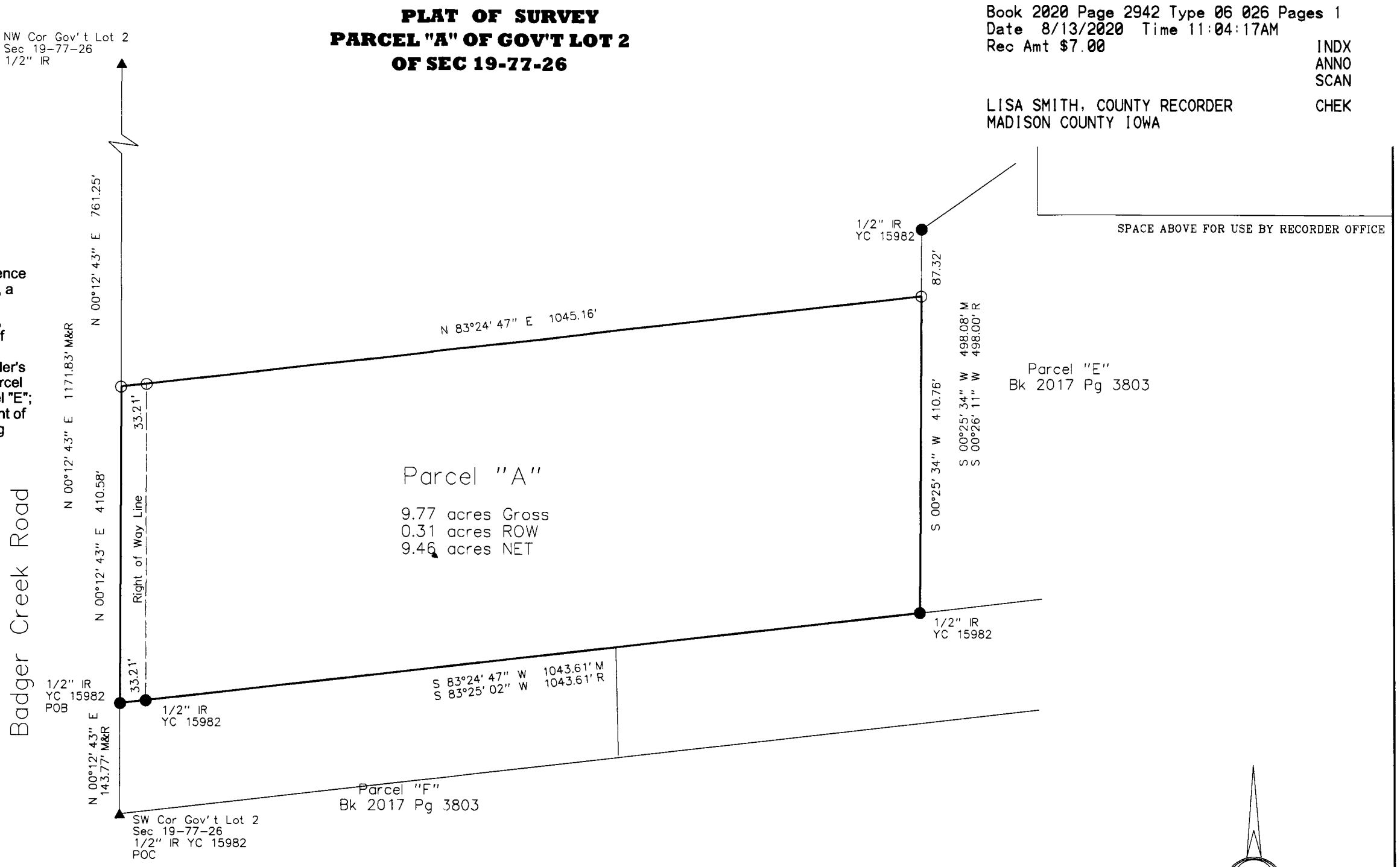
SPACE ABOVE FOR USE BY RECORDER OFFICE

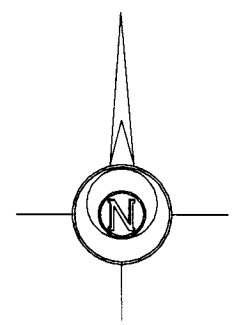
INDEX LEGEND

COUNTY: Madison
SITE ADDRESS: 1334 Badger Creek Road
CITY: Van Meter
SECTION: 19 TOWNSHIP: 77 RANGE: 26
ALIQUOT PART: GOV't Lot 2
PARCEL DESIGNATION: Parcel "A"
PROPRIETOR: Bill Smith
REQUESTED BY: Bill Smith
SURVEYOR NAME: Vincent E. Piagentini

PLAT OF SURVEY
PARCEL "A" OF GOV'T LOT 2 OF SEC 19-77-26

Legal Description - Parcel "A"
All that part of Government Lot 2 of Section 19, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:
Commencing at the Southwest corner of said Government Lot 2; thence North 00°12'43" East, along the West line of said Government Lot 2, a distance of 143.77 feet, to the Point of Beginning; thence continuing North 00°12'43" East, along the West line of said Government Lot 2, a distance of 410.58 feet; thence North 83°24'47" East, a distance of 1,045.16 feet. to a point on the West line of Parcel "E" as filed in Book 2017 Page 3803 of the records of the Madison County Recorder's Office; thence South 00°25'34" West, along the West line of said Parcel "E", a distance of 410.76 feet, to the Southwest corner of said Parcel "E"; thence South 83°24'47" West, a distance of 1,043.61 feet to the Point of Beginning, and containing 9.77 acres of land, more or less, including 0.31 acres of road easement.





DATE OF SURVEY FIELDWORK: 7/23/20 DRAWING DATE: 8/6/20 DRAFTER: VP PROJECT NO: 20293

I HEREBY CERTIFY THAT THIS SURVEYING DOCUMENT WAS PREPARED AND THE RELATED 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.

VINCENT E. PIAGENTINI, IOWA LIC. NO 15982 — DATE 8/11/2020

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2020.

ADDITIONAL PAGES CERTIFIED (NONE UNLESS INDICATED HERE)_____

VINCENT E. PIAGENTINI LICENSED 15982 IOWA PROFESSIONAL LAND SURVEYOR

SYMBOLS LEGEND:

R	RECORDED DISTANCE
M	MEASURED DISTANCE
C	CALCULATED DISTANCE
●	CORNER MONUMENT FOUND
○	SET 1/2" IR YC 15982 UNLESS NOTED
▲	SECTION CORNER FOUND
△	SECTION CORNER SET 1/2" IR YC 15982 UNLESS NOTED
POB	POINT OF BEGINNING
POC	POINT OF COMMENCEMENT
YC	YELLOW CAP
IR	IRON ROD
IP	IRON PIPE

ABACI CONSULTING, INC.
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