


PLAT OF SURVEY	
COUNTY: MADISON SEC: 30 TWP: 74N RANGE: 27W ALIQUOT PART: S 1/3 SE 1/4 SE 1/4 NE 1/4 PARCEL DESIGNATION: PARCEL 'C' CITY: LORIMOR PROPRIETOR: GINGERICH, PERRY J. & LORENE S. REQUESTED BY: PERRY GINGERICH SURVEYOR NAME: MERLIN L. DAVIS	<div> Document 2024 2175 Book 2024 Page 2175 Type 06 026 Pages 2 Date 9/09/2024 Time 10:11:06AM Rec Amt \$12.00</div> <div>INDX ANNO SCAN BRANDY MACUMBER, COUNTY RECORDER MADISON COUNTY IOWA CHEK</div>
ABACI CONSULTING, INC. CIVIL ENGINEERING - LAND SURVEYING 3000 SE Grimes Blvd., Ste 800, GRIMES, IOWA 50111, PH. (515)986-5048	* THIS SPACE RESERVED FOR RECORDER'S OFFICE USE ONLY

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

LEGAL DESCRIPTION - PARCEL 1:

A PARCEL OF LAND LOCATED IN THE SOUTH ONE-THIRD (S 1/3) OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 74 NORTH, RANGE 27 WEST OF THE 5TH P.M., MADISON COUNTY IOWA. DESCRIBED AS FOLLOWS:

COMMENCING AT THE E 1/4 CORNER OF SAID SECTION 30, THENCE NORTH 89°33'07" WEST, ALONG THE SECTION LINE, 625.38' FEET TO THE POINT OF BEGINNING; THENCE NORTH 89° 33' 07" WEST, 32.58' FEET; THENCE NORTH 0°34'50" EAST, 221.43' FEET TO A POINT ON THE NORTH LINE OF SAID S 1/3; THENCE SOUTH 89°33'07" EAST, ALONG SAID NORTH LINE, 29.05' FEET; THENCE SOUTH 0°20'02" EAST, 221.45' FEET TO THE POINT OF BEGINNING. CONTAINING 6,822.69 SQUARE FEET (0.16 ACRES) MORE OR LESS.

LEGAL DESCRIPTION - PARCEL 2:

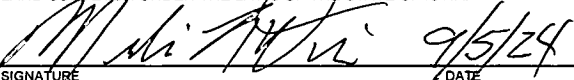

A PARCEL OF LAND LOCATED IN THE SOUTH ONE-THIRD (S 1/3) OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 74 NORTH, RANGE 27 WEST OF THE 5TH P.M., MADISON COUNTY IOWA. DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 30, THENCE NORTH 0°34'50" EAST, ALONG THE EAST SECTION LINE OF SAID SECTION 30, 218.58' FEET TO THE POINT OF BEGINNING; THENCE SOUTH 88°37'08" WEST, 267.24' FEET; THENCE NORTH 22°08'34" WEST, 12.33' FEET TO A POINT ON THE NORTH LINE OF SAID S 1/3; THENCE SOUTH 89°33'07" EAST, ALONG SAID NORTH LINE, 271.85' FEET; THENCE SOUTH 0°34'50" WEST, ALONG SAID EAST SECTION LINE, 2.85' FEET TO THE POINT OF BEGINNING. CONTAINING 1,927.38 SQUARE FEET (0.04 ACRES) MORE OR LESS.

LEGAL DESCRIPTION - PARCEL 3:

A PARCEL OF LAND LOCATED IN THE SOUTH ONE-THIRD (S 1/3) OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 74 NORTH, RANGE 27 WEST OF THE 5TH P.M., MADISON COUNTY IOWA. DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 30, THENCE NORTH 89°33'07" WEST, ALONG THE SECTION LINE, 625.38' FEET; THENCE NORTH 0°20'02" WEST, 221.45' FEET TO A POINT ON THE NORTH LINE OF SAID S 1/3, SAID POINT BEING THE POINT OF BEGINNING; THENCE NORTH 0°20'02" WEST, 21.57' FEET, THENCE NORTH 88°24'37" EAST, 343.52' FEET; THENCE SOUTH 22°08'34" EAST, 36.59' FEET TO A POINT ON THE NORTH LINE OF SAID S 1/3; THENCE NORTH 89°33'07" WEST, ALONG SAID NORTH LINE, 357.07' FEET TO THE POINT OF BEGINNING. CONTAINING 9,735.87 SQUARE FEET (0.22 ACRES) MORE OR LESS.

FIELD WORK DATE: 06/10/2024 DRAWING DATE: 08/07/2024 DRAFTER: MS JOB NUMBER: #24114	
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. <div> SIGNATURE MERLIN L. DAVIS DATE 9/5/24</div> <div>PRINTED OR TYPED NAME: IOWA LIC. NO. 19440 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2024 SHEETS 1 AND 2 PAGES COVERED BY THIS SEAL:</div>	<div></div> <div>LEGEND OF SYMBOLS & ABBREVIATIONS R RECORDED DISTANCE OC ORANGE CAP M MEASURED DISTANCE RC RED CAP C CALCULATED DISTANCE IP IRON PIPE ● CORNER MONUMENT FOUND IR IRON ROD ○ SET 1/2" IR OC 19440 UNLESS NOTED ▲ SECTION CORNER FOUND △ SECTION CORNER SET OC 19440 UNLESS NOTED POB POINT OF BEGINNING POC POINT OF COMMENCEMENT YC YELLOW CAP</div>

PLAT OF SURVEY

COUNTY: MADISON
SEC: 30 TWP: 74N RANGE: 27W
ALIQUOT PART: S 1/3 SE 1/4 SE 1/4 NE 1/4
PARCEL DESIGNATION: PARCEL 'C'
CITY: LORIMOR
PROPRIETOR: GINGERICH, PERRY J. & LORENE S.
REQUESTED BY: PERRY GINGERICH
SURVEYOR NAME: MERLIN L. DAVIS

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