

INDEX LEGEND	PLAT OF SURVEY
COUNTY: MADISON	
DESIGNATION: PARCEL "C" S1/2 SE1/4	
LOCATION: SECTION 8, T77N, R29W	
SITE ADDRESS: 1175 120TH ST. DEXTER, IA 50070	
OWNER: VIVIAN J. CLAUSEN REV. TRUST	
SURVEY REQUESTED BY: BUMP & TWILLMANN LAW	
SURVEYOR: ROBERT B. BILLS	



Document 2025 2308

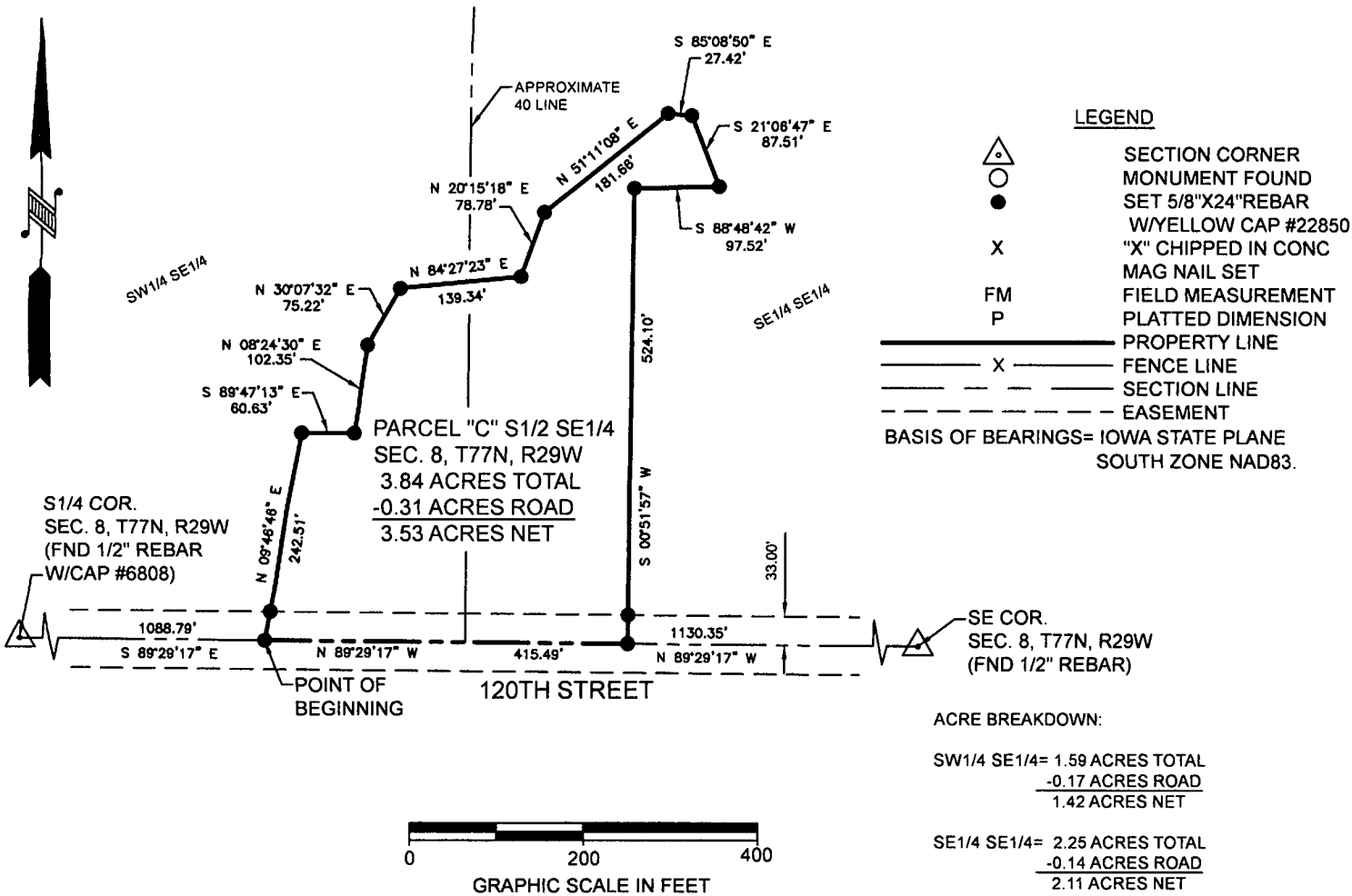
Book 2025 Page 2308 Type 06 026 Pages 1
Date 8/28/2025 Time 10:58:52AM
Rec Amt \$7.00

INDX
ANNO
SCAN

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

PREPARED BY AND RETURN TO: ROBERT B. BILLS CENTRAL IOWA SURVEYING, LLC P.O. BOX 67 JEFFERSON, IOWA 50129 (515)370-2399



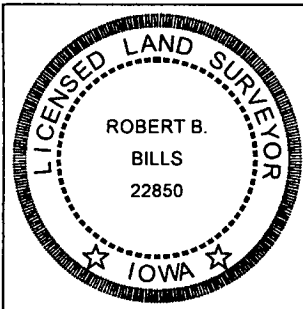
FIELD NOTES:

A TRACT OF LAND LOCATED IN THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 8, T77N, R29W OF THE 5TH P.M., MADISON COUNTY, IOWA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 8; THENCE S89°29'17"E ON THE SOUTH LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 1088.79 FEET TO THE POINT OF BEGINNING; THENCE N09°46'46"E, A DISTANCE OF 242.51 FEET; THENCE S89°47'13"E, A DISTANCE OF 60.63 FEET; THENCE N08°24'30"E, A DISTANCE OF 102.35 FEET; THENCE N30°07'32"E, A DISTANCE OF 75.22 FEET; THENCE N84°27'23"E, A DISTANCE OF 139.34 FEET; THENCE N20°15'18"E, A DISTANCE OF 78.78 FEET; THENCE N51°11'08"E, A DISTANCE OF 181.66 FEET; THENCE S85°08'50"E, A DISTANCE OF 27.42 FEET; THENCE S21°06'47"E, A DISTANCE OF 87.51 FEET; THENCE S88°48'42"W, A DISTANCE OF 97.52 FEET; THENCE S00°51'57"W, A DISTANCE OF 524.10 FEET TO A POINT ON SAID SOUTH LINE OF THE SOUTHEAST QUARTER; THENCE N89°29'17"W ON SAID SOUTH LINE OF THE SOUTHEAST QUARTER, A DISTANCE OF 415.49 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL SHALL HEREAFTER BE KNOWN AS PARCEL "C" OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 8, T77N, R29W OF THE 5TH P.M., MADISON COUNTY, IOWA.

THE ABOVE DESCRIBED PARCEL CONTAINS 3.84 ACRES AND IS SUBJECT TO 0.31 ACRES FOR ROAD EASEMENT AND IS SUBJECT TO ANY AND ALL EASEMENTS APPARENT OR OF RECORD.



I hereby certify that this land surveying document 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.

Robert B. Bills
Signature

08/25/2025
Date

Robert B. Bills

License number #22850
My license renewal date is Dec, 31, 2026
Pages or sheets covered by this seal: 1