

INDEX LEGEND

Location: NW 1/4 Sec 4-75-28 *Madison Co.*

Requestor: Clinton Eshelmann

Proprietor: Larry and Cecelia Alcorn

Project: 25052 Date of Survey: 10/15/25

Surveyor Co: Boldman Surveying & Consulting

Prepared by/Return to: Craig S. Boldman

521 West Green Street, Winterset, IA 50273

Phone/fax: 515-462-9242

BK: 2025 PG: 2890

Recorded: 10/28/2025 at 8:30:05.0 AM

Pages 1

County Recording Fee: \$7.00

Iowa E-Filing Fee: \$3.13

Combined Fee: \$10.13

Revenue Tax: \$0.00

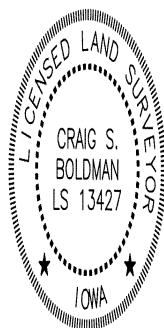
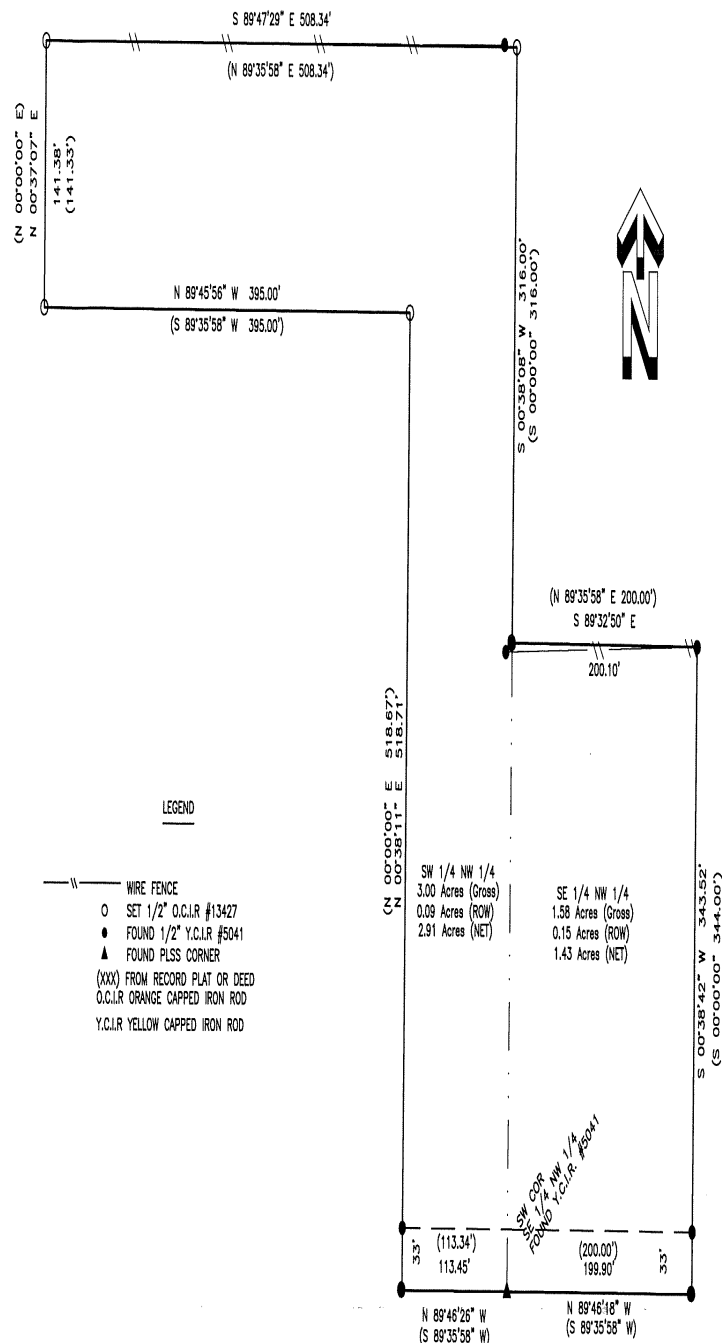
BRANDY L. MACUMBER, RECORDER

Madison County, Iowa

BOUNDARY RETRACEMENT SURVEY (From Warranty Deed Book 2002 Page 5754)

As Surveyed description:

A parcel of land located in the Southeast Quarter (1/4) of the Northwest Quarter (4) and in the Southwest Quarter (4) of the Northwest Quarter (1/4), of Section Four (1/4), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Southwest Corner of the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section 4, Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa; thence, along the South line of the Southwest Quarter (1/4) of the Northwest Quarter (1/4) of said Section 4, N 89°46'26" W a distance of 113.45 feet; thence N 00°38'11" E a distance of 518.71 feet; thence N 89°45'56" W a distance of 395.00 feet; thence N 00°37'07" E a distance of 141.38 feet; thence S 89°47'29" E a distance of 508.34 feet to the East line of said Southwest Quarter (1/4) of the Northwest Quarter (1/4); thence, along said East line, S 00°38'08" W a distance of 316.00 feet; thence S 89°32'50" E a distance of 200.10 feet; thence S 00°38'42" W a distance of 343.52 feet to the South line of the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of said Section 4; thence, along said South line, N 89°46'18" W a distance of 199.90 feet to the Point of Beginning. Said parcel of land contains 4.580 acres, including 0.237 acres of county road right of way, and all of Grantors' right, title and interest in and to an easement dated April 6, 1994, and recorded April 7, 1994, in Deed Record 132, Page 636 of the Recorder's office of Madison County, Iowa, concerning the use, operation and maintenance of certain wells.



I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa

Signature: *Craig S. Boldman* Date: *10/22/25*

Name Craig S. Boldman P.L.S. No. 13427

Renewal date is December 31, 2026

Pages or sheets covered by this seal *this sheet*