

BK: 2026 PG: 1005  
 Recorded: 4/9/2026 at 1:27:44.0 PM  
 Pages 2  
 County Recording Fee: \$12.00  
 Iowa E-Filing Fee: \$3.00  
 Combined Fee: \$15.00  
 Revenue Tax: \$0.00  
 BRANDY L. MACUMBER, RECORDER  
 Madison County, Iowa

## PLAT OF SURVEY

### INDEX LEGEND

**LOCATION:** Part of the NW ¼ of the SW ¼ and part of the SW ¼ of the NW ¼ of Section 32, T 76N, R 26W, Madison County, Iowa

**OWNER:** Mark L & Patricia A Bence  
 2908 Quail Ridge Trail, Winterset IA 50273

**SURVEY FOR:** (Owner)

**ASSOCIATED DOCUMENTS:** Plat of Survey: Book 2003 Page 876, Plat of Survey: Book 2 Page 555  
 Warranty Deed: Bk 134 Pg 384, Warranty Deed: Book 2003 Pg 1174

**PREPARED BY:** CHAD A. DANIELS  
 DANIELS LAND SURVEYING, 22470 18TH LN, NEW VIRGINIA IA 50210

**RETURN TO:** 515-577-2583

### SURVEY LEGEND

( ) - Recorded Distance/Bearing  
 --- 33' Road Easement  
 - · - · - Section line  
 - \* - \* - Fence line

**Monuments**

- ▲ - Found section corner
- - Set 1/2" red plastic capped rebar, #17532
- - Set 12" spike w/ brass washer, #17532
- - Found 1/2" yellow ir #6808
- - Found 1/2" orange ir #13427
- ◆ - Found 1/2" yellow ir #5041
- ◇ - Found 1/2" rebar

BASIS OF BEARINGS IS IA RCS ZONE 8

#### DESCRIPTION - PARCEL J:

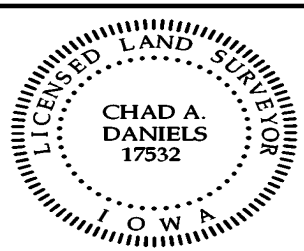
That part of Parcel C, recorded in Book 2003 Page 876, of the Northwest Quarter of the Southwest Quarter of Section 32, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa, described as follows;  
 Beginning at the West Quarter corner of said Section 32; thence South 00 degrees 15 minutes 19 seconds East, 459.35 feet along the West line of said Northwest Quarter of the Southwest Quarter to a corner of said Parcel C; thence North 84 degrees 55 minutes 28 seconds East, 946.40 feet to a corner of said Parcel C; thence North 09 degrees 15 minutes 09 seconds West, 127.25 feet; thence South 85 degrees 06 minutes 28 seconds West, 118.73 feet; thence North 00 degrees 15 minutes 19 seconds West, 329.02 feet to the North line of said Northwest Quarter of the Southwest Quarter; thence South 85 degrees 06 minutes 28 seconds West, 807.46 feet to the Point of Beginning, having an area of 8.84 Acres including 1.00 Acres of Road Easement.

#### DESCRIPTION - PARCEL K:

That part of Parcel C, recorded in Book 2003 Page 876, and the remainder of Parcel B, recorded in Book 2 Page 555, of the Northwest Quarter of the Southwest Quarter and of the Southwest Quarter of the Northwest Quarter of Section 32, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa, described as follows;  
 Beginning at the Southeast corner of said Northwest Quarter of the Southwest Quarter; thence South 85 degrees 01 minutes 21 seconds West, 369.40 feet along the South line of said Northwest Quarter of the Southwest Quarter to a corner of said Parcel C; thence North 00 degrees 14 minutes 33 seconds West, 862.46 feet to a corner of said Parcel C; thence North 09 degrees 15 minutes 09 seconds West, 127.25 feet; thence South 85 degrees 06 minutes 28 seconds West, 118.73 feet; thence North 00 degrees 15 minutes 19 seconds West, 329.02 feet to the North line of said Northwest Quarter of the Southwest Quarter; thence North 85 degrees 06 minutes 28 seconds East, 70.31 feet along said North line; thence with a non-tangent curve turning to the left with an arc length of 498.89 feet, with a radius of 480.00 feet, with a chord bearing of North 50 degrees 59 minutes 28 seconds East, with a chord length of 476.74 feet to a corner of Parcel F, recorded in Book 2007 Page 4505; thence South 66 degrees 52 minutes 50 seconds East, 42.30 feet to a corner of said Parcel F; thence South 01 degrees 07 minutes 41 seconds East, 245.36 feet to a corner of said Parcel F; thence South 41 degrees 40 minutes 19 seconds East, 44.20 feet to a corner of said Parcel F with said point being on the East line of said Northwest Quarter of the Southwest Quarter; thence South 00 degrees 03 minutes 44 seconds West, 1286.17 feet to the Point of Beginning, having an area of 13.23 Acres including 0.43 Acres of Road Easement.

#### AREA BY TRACT FOR PARCEL K:

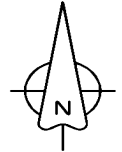
TRACT:	NET (AC):	R.O.W. (AC):	TOTAL (AC):
PCL B	3.26	0.39	3.65
PCL C	9.54	0.04	9.58
<b>TOTAL</b>	<b>12.80</b>	<b>0.43</b>	<b>13.23</b>



I hereby certify that this surveying document was prepared by me 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.

Signed Chad A. Daniels 9 APR 26  
 Chad A. Daniels Date

Iowa License No. 17532  
 My license renewal date is 12-31-2026  
 Page No.'s covered by this seal: 1 and 2



NOTE:  
Parcel B and Parcel C used a different  
NE Corner of the NW 1/4 of the SW 1/4  
than what was currently recorded. I  
used the newest one.

