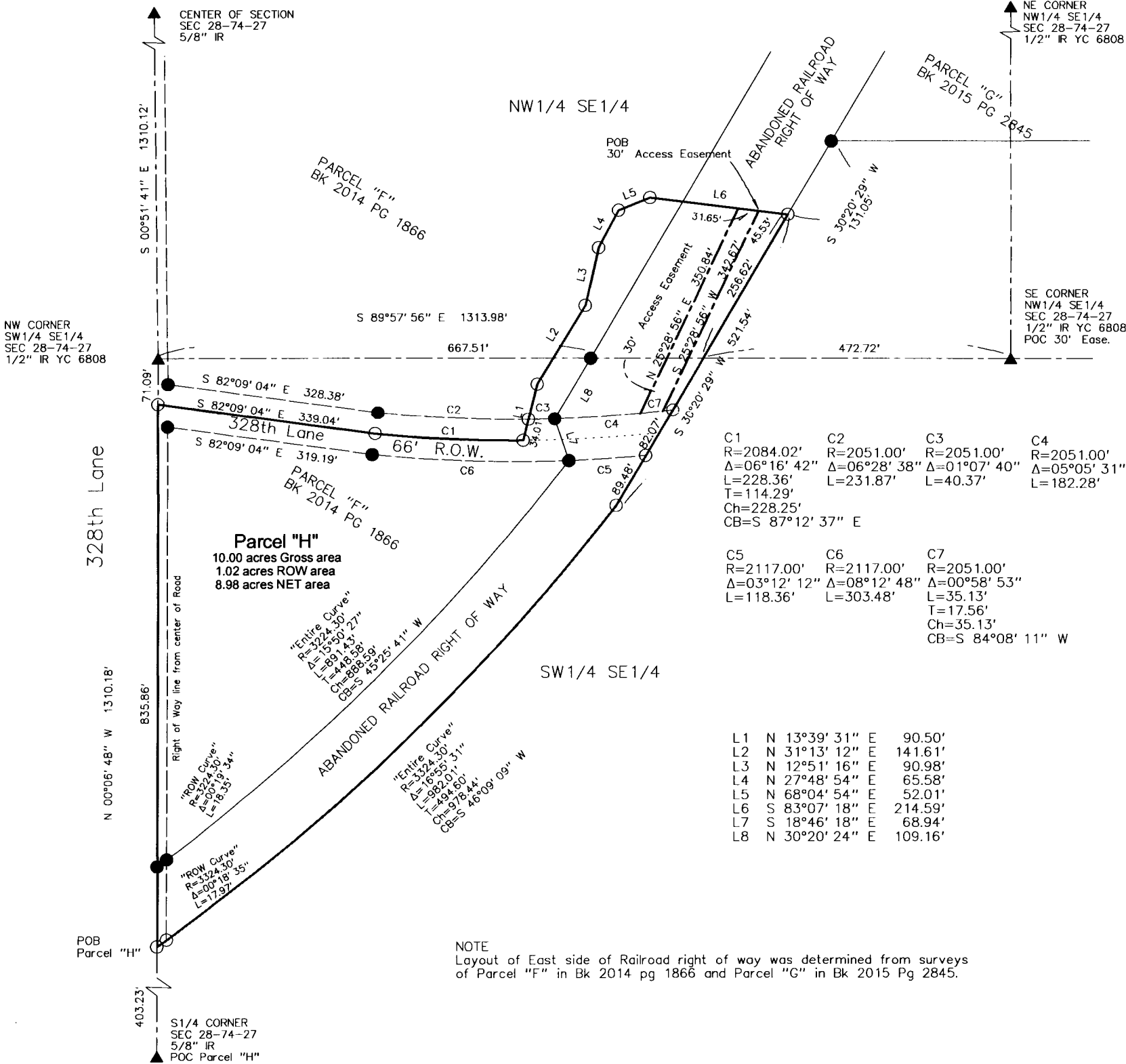


INDEX LEGEND	PLAT OF SURVEY PARCEL "H" IN W1/2 SE1/4 BEING PART OF PARCEL "F" AND ABANDONED RR ROW SEC 28-74-27	 Document 2018 1885 Book 2018 Page 1885 Type 06 026 Pages 1 Date 6/15/2018 Time 10:26:17AM Rec Amt \$7.00 INDX ANNO SCAN CHEK LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA
COUNTY: Madison SITE ADDRESS: 2463 328th Lane CITY: Peru SECTION: 28 TOWNSHIP: 74 RANGE: 27 ALIQUOT PART: W1/2 SE1/4 PARCEL DESIGNATION: Parcel "H" PROPRIETOR: Robert Lange & Kendall Johnson REQUESTED BY: Robert Lange SURVEYOR NAME: Vincent E. Piagentini		
PREPARED BY & RETURN TO: ABACI CONSULTING INC, 101 NE CIRCLE DR, GRIMES, IA 50111, PH(515)986-5048		*THIS SPACE RESERVED FOR REC ORDER'S OFFICE USE ONLY*

Legal Description of Parcel "H"
All that part of Parcel "F" as shown in Book 2014 Page 1866 of the Madison County Recorder's Office and the adjacent abandoned railroad right of way, all in the West Half (W1/2) of the Southeast Quarter (SE1/4) of Section 28, Township 74 North, Range 27 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:
Commencing at the South Quarter (S1/4) corner of said Section 28, thence North 00°06'48" West, a distance of 835.86 feet, to a point at the intersection of the projection of the centerline of 328th Lane to the West line of the SE1/4 of said Section 28; thence South 82°09'04" East, along the centerline of 328th Lane, a distance of 339.04 feet, to a point on a curve; thence continuing along said centerline of 328th Lane, along a curve to the left having a radius of 2,084.00 feet, a delta of 06°16'42", an arc length of 228.36 feet, and a chord which bears South 87°12'37" East, having a chord distance of 228.25 feet; thence North 13°39'31" East, a distance of 90.50 feet; thence North 31°13'12" East, a distance of 141.61 feet; thence North 12°51'16" East, a distance of 90.98 feet; thence North 27°48'54" East, a distance of 65.58 feet; thence North 68°04'54" East, a distance of 52.01 feet; thence South 83°07'18" East, a distance of 214.59 feet, to a point on the East Right of Way line of the abandoned railroad; thence South 30°20'29" West, along said East Right of Way line of said abandoned railroad, a distance of 521.54 feet, to a point on a curve; thence continuing along said East Right of Way line of said abandoned railroad, along a curve to the right having a radius of 3,324.30 feet, a delta of 16°55'31", an arc length of 982.01 feet, and a chord which bears South 46°09'09" West, having a chord distance of 978.44 feet to the Point of Beginning, and containing 10.00 acres of land, more or less, including 1.02 acres of road easement.

Legal Description of 30' Access Easement
All that part of the abandoned railroad right of way, in the West Half (W1/2) of the Southeast Quarter (SE1/4) of Section 28, Township 74 North, Range 27 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:
Commencing at the Southeast Corner of the Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4) of said Section 28, thence North 89°57'56" West, along the South line of the NW1/4 of the SE1/4 of said Section 28, a distance of 472.72 feet, to a point on the East Right of Way line of the abandoned Railroad; thence North 30°20'29" East, along said abandoned Railroad Right of wayline, a distance of 256.62 feet; thence North 83°07'18" West, a distance of 45.53 feet, to the Point of Beginning; thence South 25°28'56" West, a distance of 342.67 feet to a point on a curve, being on the North Right of Way line of 328th Lane; thence along said North Right of Way line of 328th Lane, along a curve to the right having a radius of 2,051.00 feet, a delta of 00°58'53", an arc length of 35.13 feet, and a chord which bears South 84°08'11" West, having a chord distance of 35.13 feet; thence North 25°28'56" East, a distance of 350.84 feet; thence South 83°07'18" East, a distance of 31.65 feet to the Point of Beginning, and containing 10,404 square feet or 0.24 acres of land, more or less.

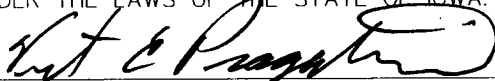
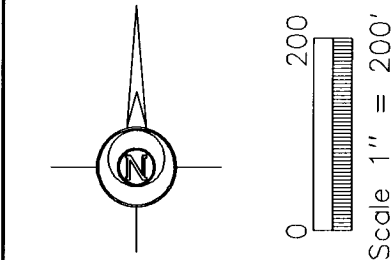


NOTE
Layout of East side of Railroad right of way was determined from surveys of Parcel "F" in Bk 2014 pg 1866 and Parcel "G" in Bk 2015 Pg 2845.

ABACI CONSULTING, INC.

CIVIL ENGINEERING - LAND SURVEYING

101 NE CIRCLE DR., GRIMES, IOWA 50111, PH. (515)986-5048

DATE OF SURVEY FIELDWORK: 5/25/18 DRAWING DATE: 6/11/18 DRAFTER: VP PROJECT NO: 18184 DRAWING NO: 18184PS1	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 6/12/18 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2018. ADDITIONAL PAGES CERTIFIED (NONE UNLESS INDICATED HERE)		SYMBOLS LEGEND: R RECORDED DISTANCE M MEASURED DISTANCE C CALCULATED DISTANCE ● FOUND 1/2" IR YC 6808 ○ 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	
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