



Document 09-570

Book 1-S Page 93 Type 14 001 Pages 1
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ARLENE SCHAUF, RECORDER/REGISTRAR
JACKSON COUNTY IOWA
(563) 855 2028

PREPARED BY BILL BURGER

510 3RD STREET WEST COURT, WORTHINGTON, IOWA 52078

(563) 855 2028

PLAT OF
SURVEY

PARCEL I PART OF PARCEL E IN SECTION ONE (1), TOWNSHIP EIGHTY-FIVE NORTH (T85N), RANGE FOUR EAST (R4E)
OF THE FIFTH MERIDIAN, JACKSON COUNTY, IOWA

ACREAGE SUMMARY

PARCEL	SE1/4, NE1/4 SEC. 1	NE1/4, SE1/4 SEC. 1	NW1/4, SE1/4 SEC. 1
	TOTAL	TOTAL	TOTAL
I	0.22	8.69	0.28

LINE	BEARING	DISTANCE
L1	S 54°25'42" E	38.92
L2	S 42°52'24" E	294.01
L3	S 80°02'08" W	42.41
L4	N 51°48'41" W	84.91
L5	N 30°18'16" W	285.29
L6	N 38°55'55" E	141.07
L7	S 54°25'20" E	160.71
L8	S 54°25'24" E	199.64

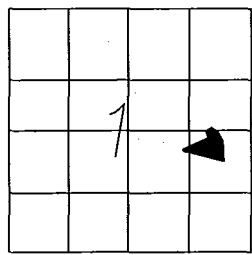
NW CORNER SW1/4 NE1/4
SECTION 1, T85N, R4E
FD. 1/2" IRON ROD W/
YELLOW LS CAP #12642
BOOK 2, PAGE 608

196TH STREET (66.0')

N 89°42'01" E 1321.13'

N 89°39'22" E 1319.49'

NE CORNER SW1/4 NE1/4
SECTION 1, T85N, R4E
FD. 5/8" IRON ROD W/
RED LS CAP #14105
BOOK 2, PAGE 584



SECTION 1, T85N, R4E
LOCATION MAP

EXISTING EASEMENT A
60.0' ACCESS EASEMENT
BOOK 1-S, PAGE 8

SW1/4 NE FRL 1/4
SEC. 1, T85N, R4E

SE1/4 NE FRL 1/4
SEC. 1, T85N, R4E

NE CORNER SE1/4 NE1/4
SECTION 1, T85N, R4E
FD. 1/2" IRON ROD W/
YELLOW LS CAP #12642
BOOK 2, PAGE 607

PARCEL B
BOOK 1-S, PAGE 8

E1/4 CORNER
SEC. 1, T85N, R4E
FD. 1/2" IRON ROD W/
YELLOW LS CAP #12642
BOOK 2, PAGE 608

CENTER OF SECTION
SECTION 1, T85N, R4E
FD. 1/2" IRON ROD W/
YELLOW LS CAP #12642
BOOK 2, PAGE 624

PARCEL E
BOOK 1-S, PAGE 41

NW1/4 SE1/4
SEC. 1, T85N, R4E

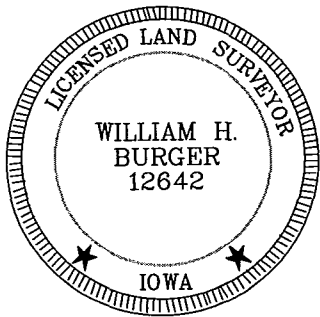
PARCEL I
9.19 ACRES TOTAL

LEGEND

- SET 1/2" IRON ROD W/
YELLOW LS CAP #12642
- FD. 1/2" IRON ROD W/
YELLOW LS CAP #12642
- BOUNDARY SURVEYED
- - - SECTION LINE
- x - FENCE LINE
- () RECORDED AS
- P.O.B. POINT OF BEGINNING
- x ANGLE POINT (NOTHING FD. OR SET)

300 0 300 600

SURVEY REQUESTED BY: LARRY HEIAR



DATE OF SURVEY: 1/19/2009

MONUMENTS SET: 1/19/2009

SHEET 1 OF 2

PROPRIETORS: LARRY J. & EDNA M. HEIAR

SCALE: 1" = 300'

I HEREBY CERTIFY THAT THIS LANDSURVEYING DOCUMENT WAS
PREPARED AND 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.
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2010

William H. Burger
WILLIAM H. BURGER #12642

1/29/09
DATE

Wm. Burger
LandSurveyor

510 3rd Street West Court
Worthington, Iowa 52078

SHEET NO. COVERED BY THIS SEAL

PARCEL I - Part of Parcel E in Section One (1), Township Eighty-five North (T85N), Range Four East (R4E) of the Fifth Principal Meridian, Jackson County, Iowa, containing a total of 9.19 acres more or less, **subject to easements of record and not of record** and more particularly described by metes and bounds as follows:

COMMENCING at the East Quarter (E1/4) corner of Section One (1), Township Eighty-five North (T85N), Range Four East (R4E) of the Fifth Principal Meridian, Jackson County, Iowa,

Thence North 89°-34'-48" West 720.43 feet along the North line of the Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4) to the POINT OF BEGINNING;

Thence South 54°-25'-42" East 38.92 feet along a Westerly line of Parcel B as recorded in the Office of the Jackson County Recorder in Plat Book 1-S, Page 8;

Thence continuing along a Westerly line of said Parcel B South 42°-52'-24" East 294.01 feet;

Thence continuing along a Westerly line of said Parcel B South 09°-03'-22" East 503.77 feet to a Northeasterly corner of Parcel F as recorded in the Office of the Jackson County Recorder in Plat Book 1-S, Page 41;

Thence North 83°-02'-09" West 988.24 feet along a Northerly line of said Parcel F;

Thence continuing along a Northerly line of said Parcel F South 80°-02'-08" West 42.41 feet to a Northwestern corner of said Parcel F;

Thence North 51°-48'-41" West 84.91 feet;

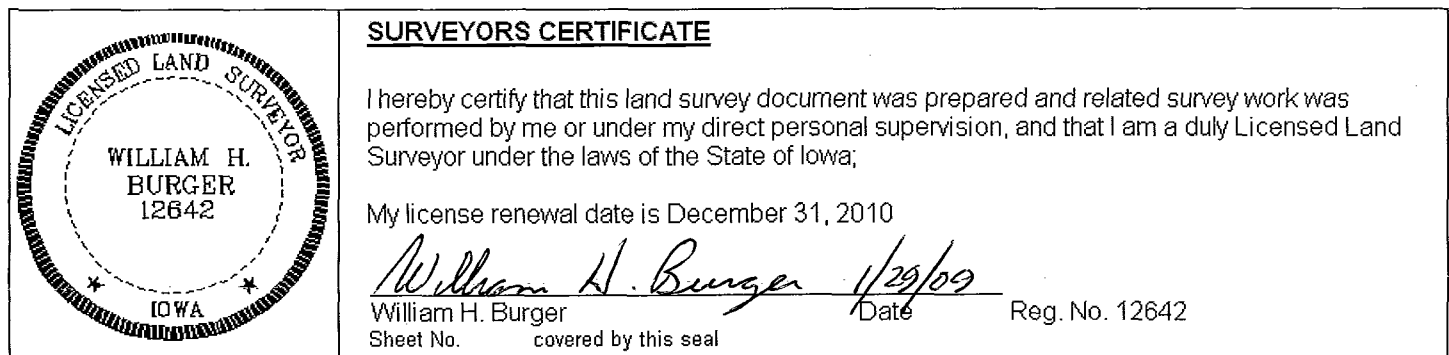
Thence North 66°-20'-12" East 767.60 feet;

Thence North 30°-18'-16" West 285.29 feet;

Thence North 38°-55'-55" East 141.07 feet to a Westerly line of said Parcel B;

Thence South 54°-25'-20" East 160.71 feet along said Westerly line to the POINT OF BEGINNING; containing a total of 9.19 acres, subject to easements of record and not of record;

The North line of the Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4), Section One (1), Township Eighty-five North (T85N), Range Four East (R4E) of the Fifth Principal Meridian, Jackson County, Iowa is assumed to bear North 89°-34'-48" West.



**STAFF REVIEW AND SIGNATURE SHEET FOR
REGULAR PLATS OF SURVEY**

Parcel letter:

' I '

Location:

1/85/4

Requested by:

Harry Heier

Surveyed by:

Burger

Date signed:

1/29/09

We, being properly delegated officials of Jackson County, have reviewed the plat of survey referred to above as required by Jackson County Ordinance #191 and with our comments and signatures hereby waive all objections to the recording of this plat.

JACKSON COUNTY AUDITOR'S OFFICE: Comment:

February 16, 2009
Date

Alisa Smith
Alisa Smith, Deputy Auditor

JACKSON COUNTY ASSESSOR'S OFFICE: Comment:

Feb. 6, 2009
Date

Sue Hare
Sue Hare, Office Manager,
County Assessor's Office

JACKSON COUNTY ZONING OFFICE: Comment:

Note: Jackson County may not issue permits for
development based solely on this parcel.
Feb. 2 '09
Date

David Manning
David Manning,
Zoning Administrator