

INDEX LEGEND
LOCATION PARCEL 'B' AND PARCEL 'C' BEING PART OF THE NE 1/4 SEC. 30-T95N-R18W OF THE 5TH P.M., FLOYD COUNTY, IOWA
PROPRIETOR MARY JO FISHER
SURVEY REQUESTED BY WILLIAM FISHER
SURVEYOR COMPANY STARK SURVEYING INC. 1622 S. TAFT AVE. MASON CITY, IOWA, 50401 PHONE: 641-423-7947
RETURN TO: BENJAMIN STARK 1622 S. TAFT AVE. MASON CITY, IOWA, 50401

PLAT OF SURVEY

DESCRIPTION PARCEL 'B'

A PARCEL OF LAND DESIGNATED AS PARCEL 'B' BEING PART OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 30-T95N-R18W OF THE 5TH P.M. FLOYD COUNTY, IOWA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING (P.O.B.) AT THE EAST QUARTER CORNER (E 1/4 COR.) OF SAID SECTION THIRTY- (30);

THENCE ON AN IOWA ZONE TWO (2) REGIONAL COORDINATE SYSTEM BEARING OF N00°10'19"W 2067.05 FEET ALONG THE EASTERLY LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION THIRTY (30);

THENCE N88°45'37"W 2059.93 FEET;

THENCE S01°09'34"W 936.41 FEET;

THENCE S89°57'38"W 568.79 FEET TO THE WESTERLY LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION THIRTY (30);

THENCE S00°04'10"E 1186.09 FEET ALONG SAID WESTERLY LINE TO THE CENTER OF SAID SECTION THIRTY (30);

THENCE N89°45'36"E 2651.98 FEET ALONG THE SOUTHERLY LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION THIRTY (30) TO THE POINT OF BEGINNING (P.O.B.).

SAID PARCEL 'B' CONTAINS 115.29 ACRES INCLUDING 3.55 ACRES IN PUBLIC ROAD RIGHT OF WAY (R.O.W.), AND IS SUBJECT TO ANY EASEMENTS WRITTEN OR OTHERWISE.

DESCRIPTION PARCEL 'C'

A PARCEL OF LAND DESIGNATED AS PARCEL 'C' BEING PART OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 30-T95N-R18W OF THE 5TH P.M. FLOYD COUNTY, IOWA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING (P.O.B.) AT THE NORTHEAST CORNER (NE COR.) OF SAID SECTION THIRTY- (30);

THENCE ON AN IOWA ZONE TWO (2) REGIONAL COORDINATE SYSTEM BEARING OF S89°39'44"W 2641.27 FEET ALONG THE NORTHERLY LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION THIRTY (30) TO THE NORTH QUARTER CORNER (N 1/4 COR.) THEREOF;

THENCE S00°11'31"W 1318.72 FEET ALONG THE WESTERLY LINE OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION THIRTY (30) TO THE NORTHWEST CORNER SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION THIRTY (30);

THENCE S00°04'10"E 127.93 FEET ALONG THE WESTERLY LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION THIRTY (30);

THENCE N89°57'38"E 568.79 FEET;

THENCE N01°09'34"E 936.41 FEET;

THENCE S88°45'37"E 2059.93 FEET TO THE EASTERLY LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION THIRTY (30);

THENCE N00°10'19"W 570.16 FEET ALONG SAID EASTERLY LINE TO THE POINT OF BEGINNING (P.O.B.).

SAID PARCEL 'C' CONTAINS 44.87 ACRES INCLUDING 0.43 ACRES IN PUBLIC ROAD RIGHT OF WAY (R.O.W.), AND IS SUBJECT TO ANY EASEMENTS WRITTEN OR OTHERWISE.

SURVEYOR'S NOTES:

1) IaRCS ZONE 2 IS THE BASIS OF BEARING FOR THE PURPOSE OF THIS SURVEY.

DOCUMENTS USED FOR THIS SURVEY

PLATS: DOC.#1999-2566, DOC.#2024 1176
 DEED: DOC.#1999-2863
 CERTS: DOC.#1999-2565, BK.1 PG.55, DOC.#2017-1766
 CERRO GORDO COUNTY
 DOC.#2007-7932

DATE SURVEYED	11-21-24
SCALE:	AS SHOWN
PROJECT NO.:	24325
DRAWN BY:	BVS
CHECKED BY:	BVS
SHEET	1 of 2



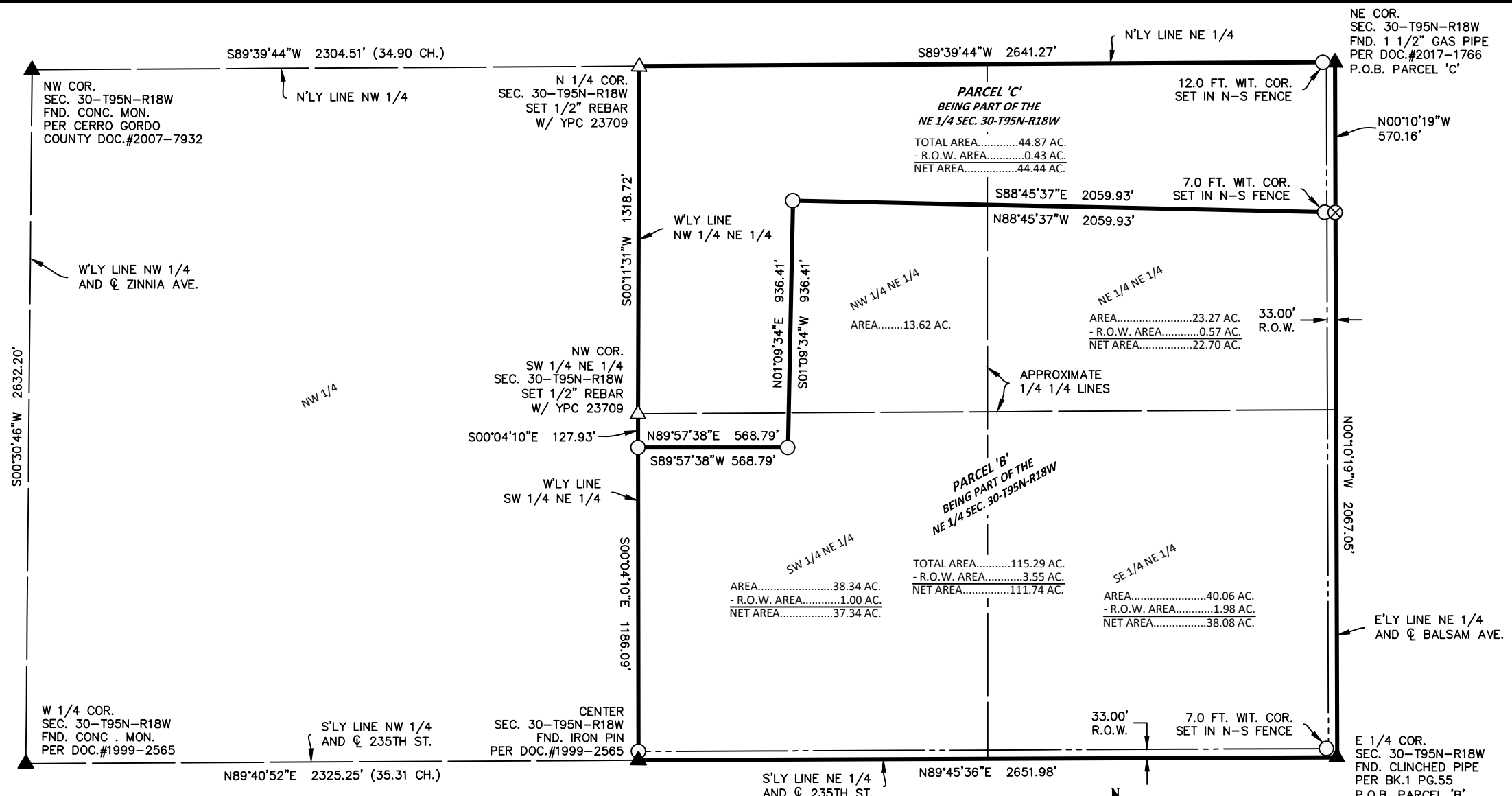
I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

Benjamin Stark
 Benjamin Stark
 Date 11-28-24

License number 23709 Sheets covered by this seal: 2
 My license renewal date is December 31, 2025

**STARK
 SURVEYING
 INC.**

PLAT OF SURVEY



LEGEND

- △ SET SECTION CORNER AS NOTED (P.O.C.) POINT OF COMMENCEMENT
- SET 1/2" REBAR 24" LONG YPC 23709 (P.O.B.) POINT OF BEGINNING
- FOUND TBAR MONUMENT UNLESS NOTED (65) LOT NUMBER
- ▲ FOUND SECTION CORNER AS NOTED (0.00') RECORD MEASUREMENT
- ⊗ SET MAG NAIL

DATE SURVEYED	11-21-24
SCALE:	AS SHOWN
PROJECT NO.:	24325
DRAWN BY:	BVS
CHECKED BY:	BVS
SHEET	2 of 2

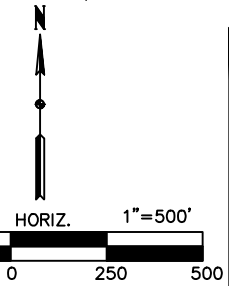
PARCEL 'C' AREA CALCULATIONS

NE 1/4 NE 1/4	AREA.....16.74 AC. - R.O.W. AREA.....0.43 AC. NET AREA.....16.31 AC.
NW 1/4 NE 1/4	AREA.....26.44 AC.
SW 1/4 NE 1/4	AREA.....1.69 AC.

SURVEYOR'S NOTES:

1) IGRCS ZONE 2 IS THE BASIS OF BEARING FOR THE PURPOSE OF THIS SURVEY.

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