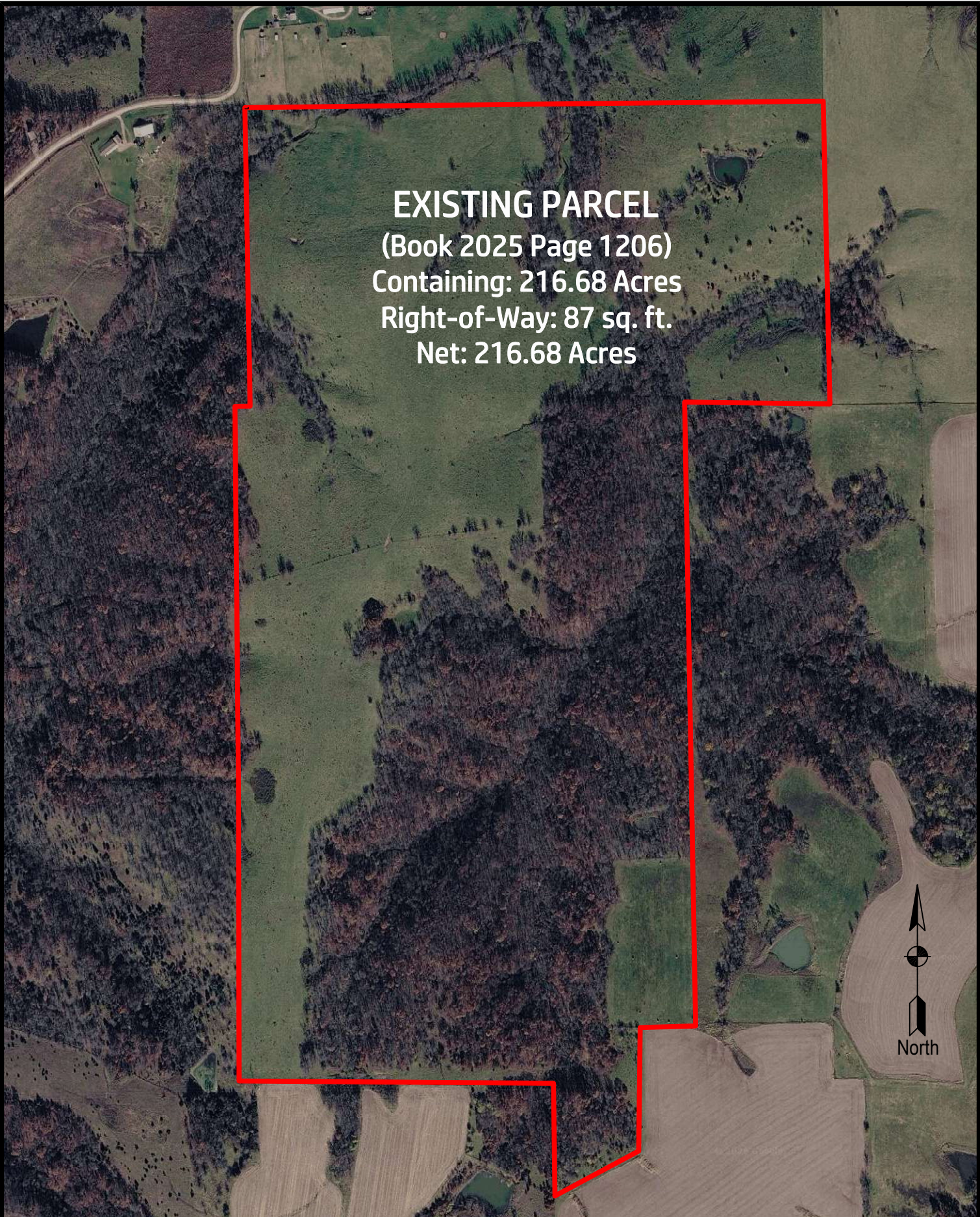




EXISTING PARCEL
(Book 2025 Page 1206)
Containing: 216.68 Acres
Right-of-Way: 87 sq. ft.
Net: 216.68 Acres



91 WEST, LLC

Project No. 26-026
Drawing Scale: 1" = 550'

2920 150th Street | 319-420-0184
Traer, Iowa 50675 | 91westsurveying@gmail.com

INDEX LEGEND

Description: Part of SE 1/4, Sec. 36-T73N-R17W
Part of SW FRL 1/4, Sec. 31-T73N-R16W
Part of W FRL 1/2, Sec. 6-T72N-R16W
Part of NE FRL 1/4, Sec. 1-T72N-R17W
Monroe County, Iowa

Surveyor: Jacob A. Luzum, PLS 28542

Prepared by/Return to: 91 West, LLC
2920 150th Street
Traer, Iowa 50675
319-420-0184

Survey Requested by: Steffes Group, Inc.

Proprietor: Debora S. Landgrebe

(Reserved for County Recorder's Use)

Unique Doc ID: 2026_0720__780
Recorded: 7/20/2026 at 8:42:55.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.32
Combined Fee: \$20.32
Revenue Tax: \$0.00
Number: 780
Monroe County, Iowa
Christine DeMoss RECORDER
BK: 2026 PG: 780

RETRACEMENT PLAT OF SURVEY
PART OF THE: SE 1/4 SECTION 36-T73N-R17W, SW FRL 1/4 SECTION 31-T73N-R16W,
W FRL 1/2 SECTION 6-T72N-R16W & NE FRL 1/4 SECTION 1-T72N-R17W
MONROE COUNTY, IOWA

Description per Quit Claim Deed

(Book 2025 Page 1206)

The SE 1/4 SE 1/4 of Sec. 36, Township 73 North, Range 17 West of the 5th P.M.,
Monroe County, Iowa.

The SW 1/4 of the SW 1/4 of Sec. 31, Township 73 North, Range 16 West of the
5th P.M., Monroe County, Iowa.

The NE 1/4 of the NE 1/4 of Sec. 1, Township 72 North, Range 17 West of the 5th
P.M., Monroe County, Iowa.

Parcel A in the NW 1/4 and the SW 1/4 of Section 6, Township 72 North, Range
16 West of the 5th P.M., Monroe County, Iowa, more particularly described as
follows:

Beginning at the W 1/4 Corner of said Section 6, Thence N 00 degrees 29' 23" E
3001.67 feet to the NW Corner of said Section 6, Thence S 89 degrees 20' 21" E
602.34 feet along the North line of the NW 1/4 of said Section 6 to the existing
fenceline South, Thence S 00 degrees 03' 36" E 2752.56 feet along said southerly
fenceline, Thence S 89 degrees 18' 49" W 243.96 feet, Thence S 01 degrees 40' 55"
W 544.49 feet, Thence S 62 degrees 49' 28" W 419.52 feet to the West line of the
SW 1/4 of said Section 6, Thence N 00 degrees 15' 52" E 496.73 feet to the POINT
OF BEGINNING. Containing 44.53 acres, more or less.

The East half of the Southeast Quarter of the Northeast Quarter of Section 1,
Township 72 North, Range 17 West of the 5th P.M., all in Monroe County, Iowa,
containing 20 acres, more or less AND the W 1/2 of the SE 1/4 of the NE 1/4 (except
coal and mineral rights in said 20 acre tract) in Section 1, Township 72 North,
Range 17 West of the 5th P.M., Monroe County, Iowa.

LEGEND

- (0.01)^a Per WPA Chaining Notes
Twn. 72 Range 16
- (0.01)^b Per WPA Chaining Notes
Twn. 72 Range 17
- (0.01)^c Per WPA Chaining Notes
Twn. 73 Range 16
- (0.01)^d Plat of Survey
Book 358 Page 130
- (0.01)^e Plat of Survey
Book 369 Page 97
- (0.01)^f Plat of Survey
Book 2012 Page 614

1/4 1/4 Location	Sec. Twp. Range	Containing (acres)	Net (acres)	Right-of-Way (sq. ft.)
NE FRL 1/4 NE FRL 1/4	1-72-17	52.88±	52.88±	0
SE 1/4 NE FRL 1/4	1-72-17	41.87±	41.87±	0
SE 1/4 SE 1/4	36-73-17	39.85	39.85	87
SW FRL 1/4 SW FRL 1/4	31-73-16	37.57	37.57	0
NW FRL 1/4 NW FRL 1/4	6-72-16	23.48±	23.48±	0
SW 1/4 NW FRL 1/4	6-72-16	17.57±	17.57±	0
NW FRL 1/4 SW FRL 1/4	6-72-16	3.46±	3.46±	0



North

- Set No. 4 Rebar (24" Long) with Orange Plastic Cap "PLS 28542"
- ⊕ Section Corner as noted
- Found No. 4 Rebar YPC PLS #6366

(0.0) Recorded Dimension



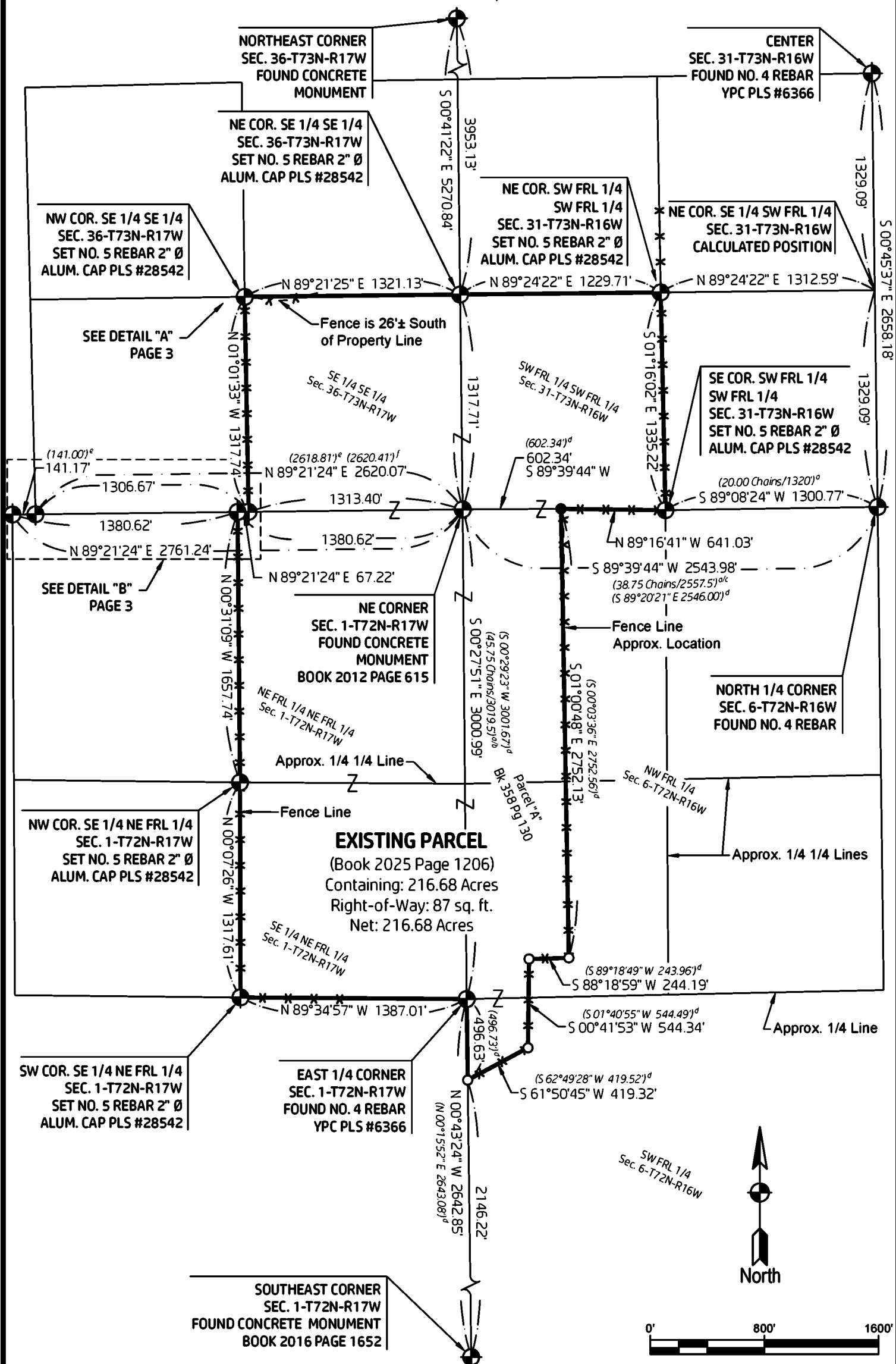
I hereby certify that this land surveying document was prepared
and the related survey work was performed by me or under my
direct personal supervision and that I am a duly licensed
Professional Land Surveyor under the laws of the State of Iowa.

Jacob A. Luzum 7/15/2026
Date

Jacob A. Luzum
License number 28542
My license renewal date is December 31, 2026
Pages or sheets covered by this seal: 1-3

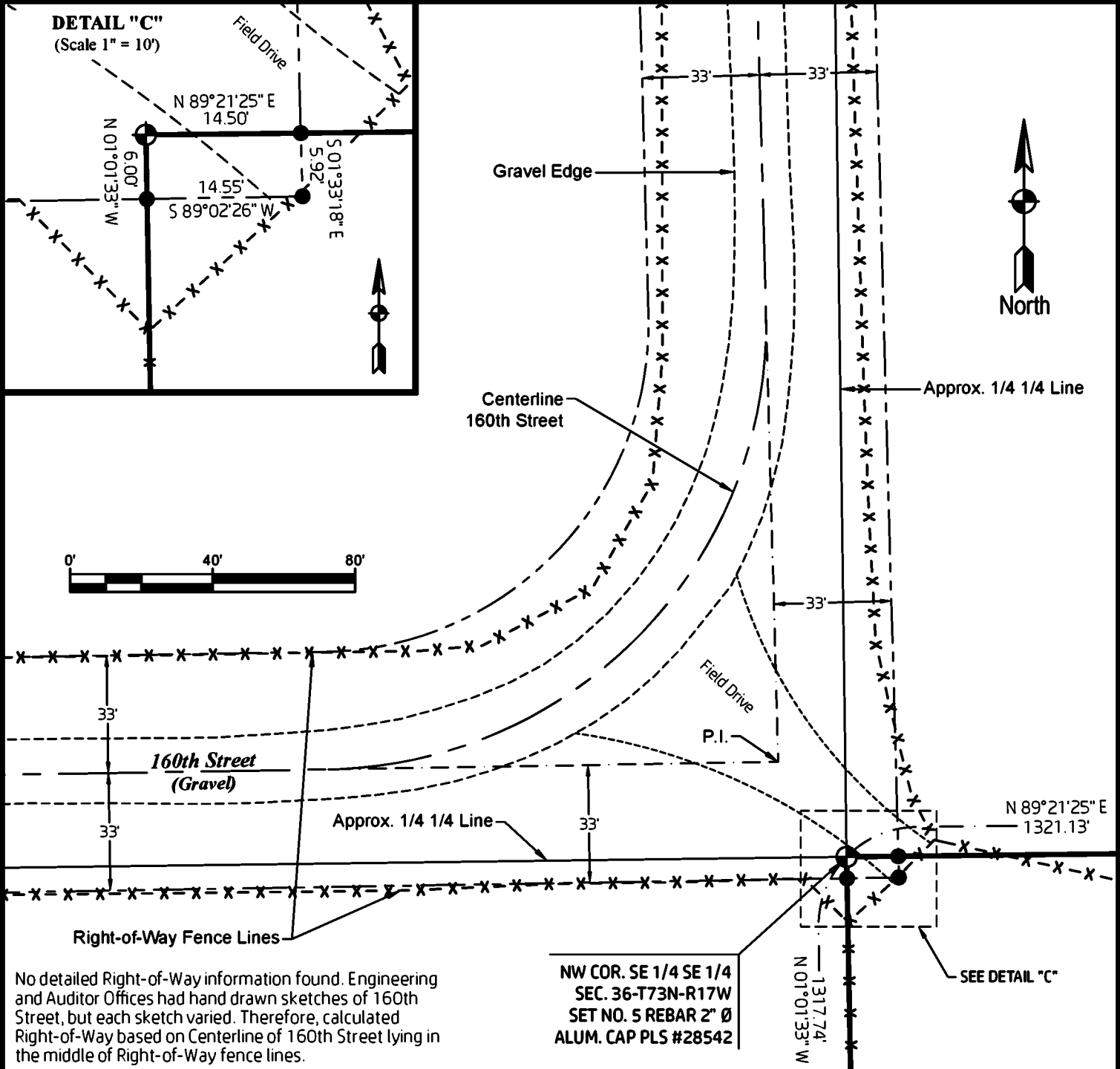
RETRACEMENT PLAT OF SURVEY

PART OF THE: SE 1/4 SECTION 36-T73N-R17W, SW FRL 1/4 SECTION 31-T73N-R16W,
W FRL 1/2 SECTION 6-T72N-R16W & NE FRL 1/4 SECTION 1-T72N-R17W
MONROE COUNTY, IOWA

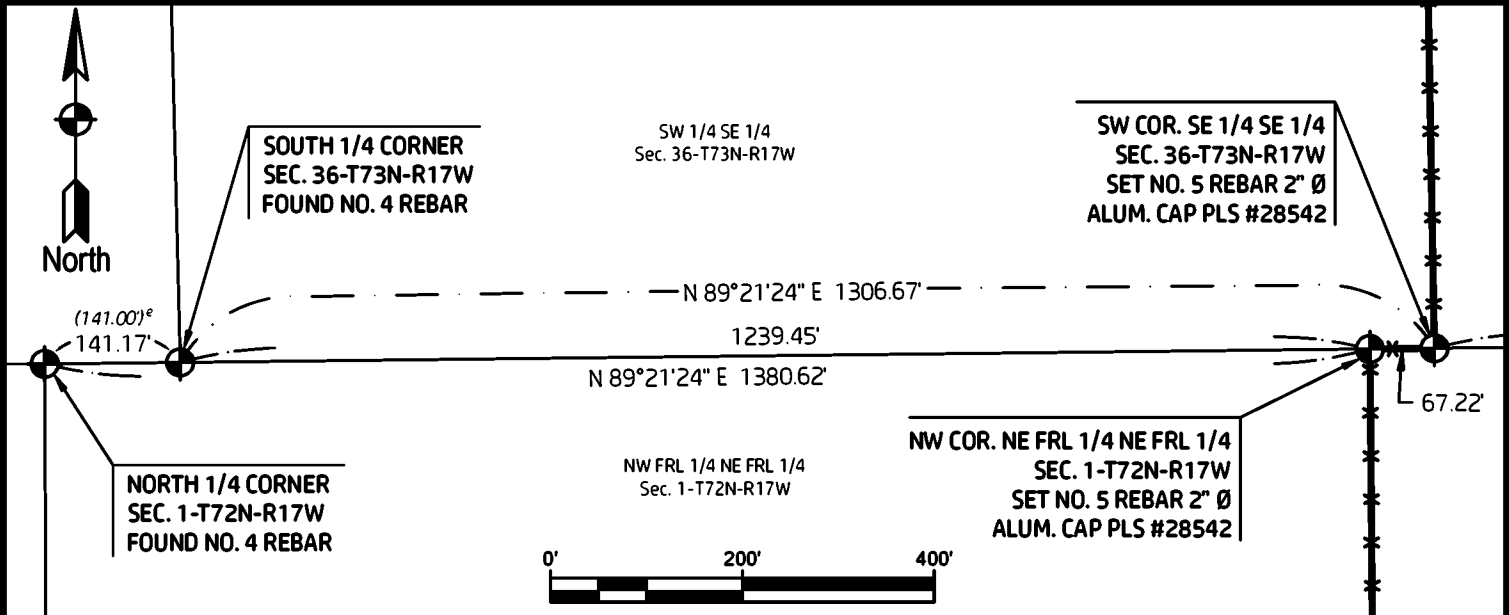


RETRACEMENT PLAT OF SURVEY
PART OF THE: SE 1/4 SECTION 36-T73N-R17W, SW FRL 1/4 SECTION 31-T73N-R16W,
W FRL 1/2 SECTION 6-T72N-R16W & NE FRL 1/4 SECTION 1-T72N-R17W
MONROE COUNTY, IOWA

DETAIL "A"
(Scale 1" = 40')

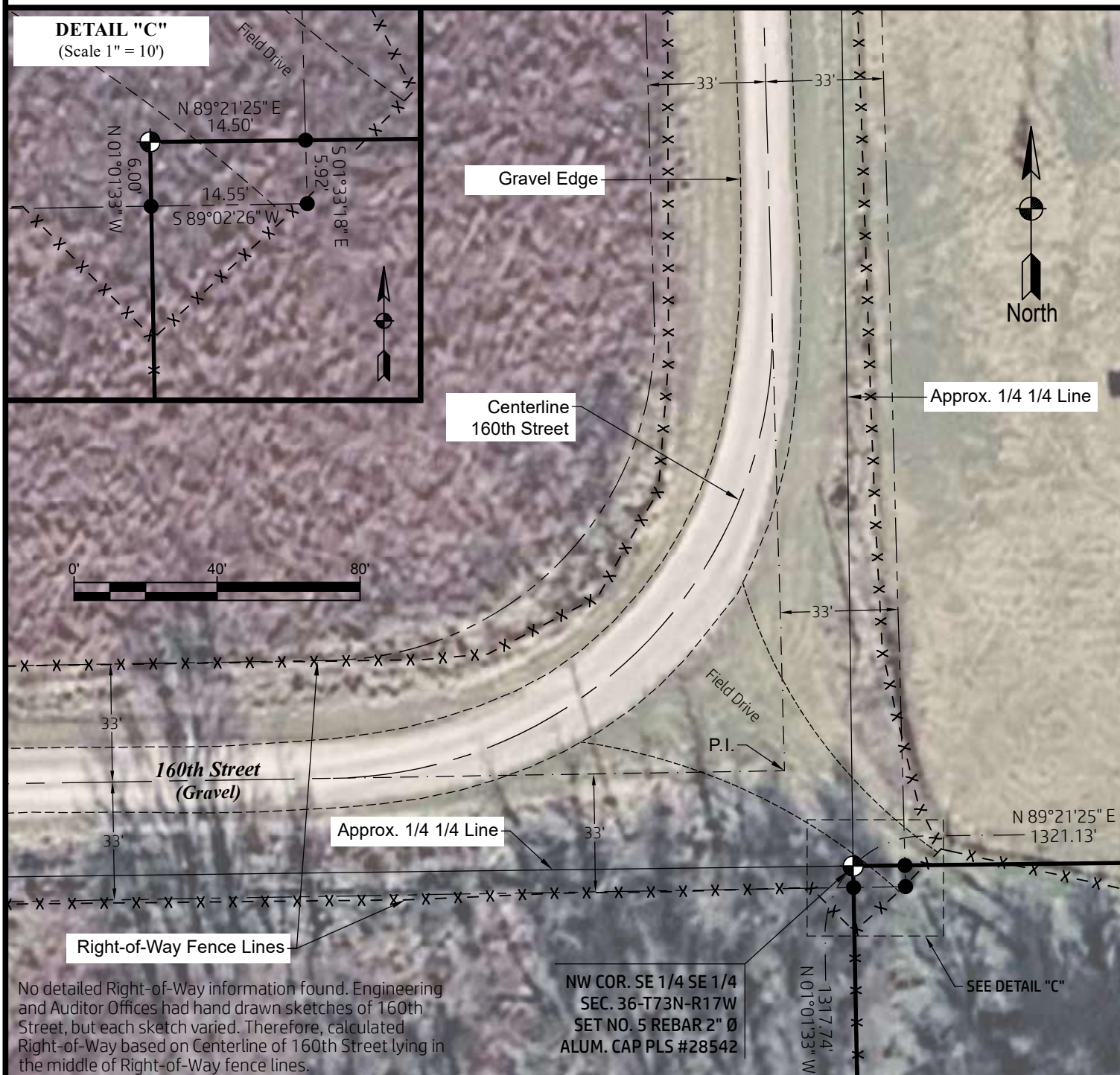


DETAIL "B"
(Scale 1" = 200')

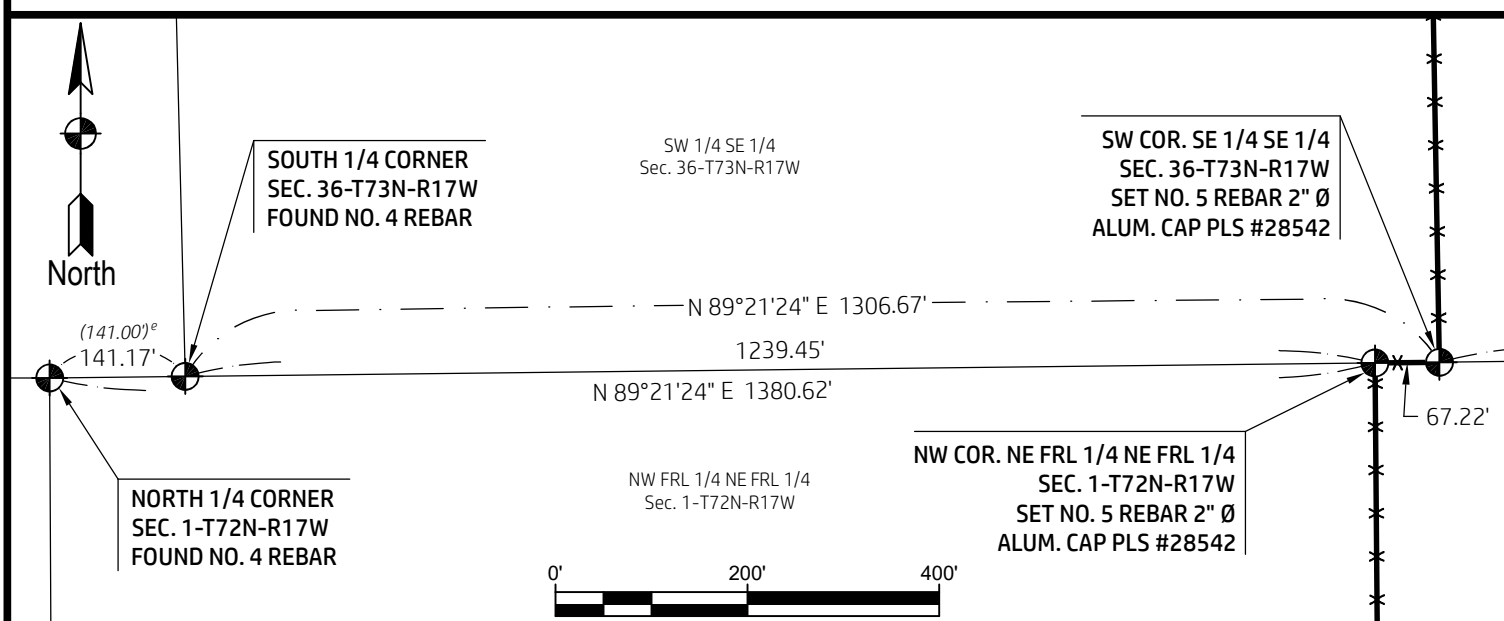


PART OF THE: SE 1/4 SECTION 36-T73N-R17W, SW FRL 1/4 SECTION 31-T73N-R16W,
W FRL 1/2 SECTION 6-T72N-R16W & NE FRL 1/4 SECTION 1-T72N-R17W
MONROE COUNTY, IOWA

(Scale 1" = 40')



(Scale 1" = 200')



Drawing Scale: See Above
Date(s) of Survey: 6/19, 6/20 & 7/3/2026
Drawn By: JAL
Project No. 26-026

91 WEST, LLC
2920 150th Street | 319-420-0184
Traer, Iowa 50675 | 91westsurveying@gmail.com