

INDEX LEGEND

Return Document to: **Lance Surveying Services (319)986-6779**
 Robert H. Lance Iowa P.L.S. #21980
 1505 North Broadway Street, Mt. Pleasant, IA 52641

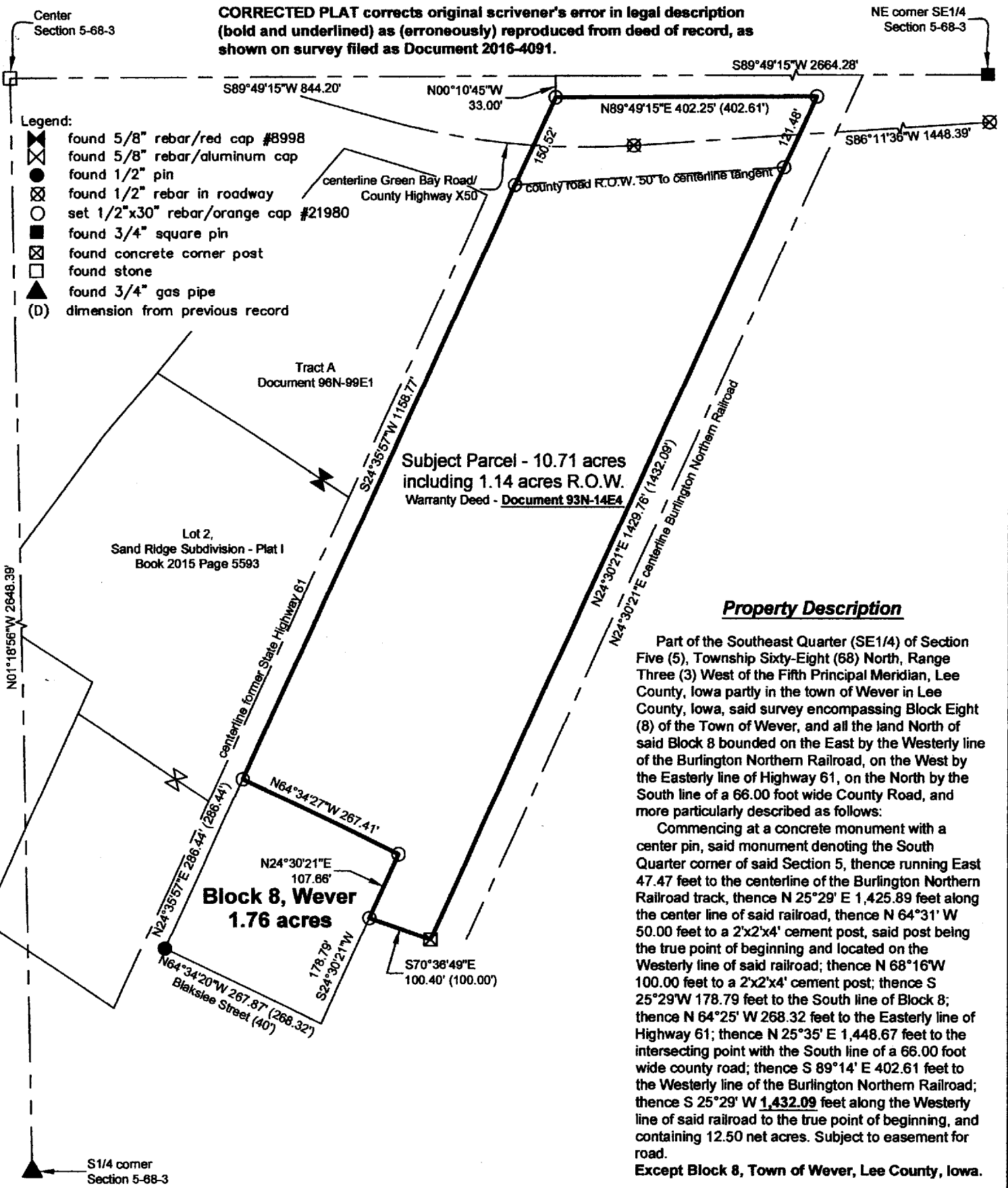
BK: 2016 PG: 4550
Instrument Number: 4550
Recorded: 10/26/2016 at 3:46:10.0 PM
Fee Amount: \$7.00
Revenue Tax:
Nancy Booten RECORDER
Lee County, Iowa

**CORRECTED
 PLAT OF SURVEY**

**IN PART OF W1/2 SE1/4 SECTION 5-68-3
 LEE COUNTY, IOWA**

Sheet 1/1 | Survey Requested by: Brian Messer | Proprietor: Wayne & Delores Beach
 Survey Completed: 9/15/2016 | Basis of Bearing: Iowa RTK, Iowa State Plane South

CORRECTED PLAT corrects original scrivener's error in legal description (bold and underlined) as (erroneously) reproduced from deed of record, as shown on survey filed as Document 2016-4091.



Property Description

Part of the Southeast Quarter (SE1/4) of Section Five (5), Township Sixty-Eight (68) North, Range Three (3) West of the Fifth Principal Meridian, Lee County, Iowa partly in the town of Wever in Lee County, Iowa, said survey encompassing Block Eight (8) of the Town of Wever, and all the land North of said Block 8 bounded on the East by the Westerly line of the Burlington Northern Railroad, on the West by the Easterly line of Highway 61, on the North by the South line of a 66.00 foot wide County Road, and more particularly described as follows:

Commencing at a concrete monument with a center pin, said monument denoting the South Quarter corner of said Section 5, thence running East 47.47 feet to the centerline of the Burlington Northern Railroad track, thence N 25°29' E 1,425.89 feet along the center line of said railroad, thence N 64°31' W 50.00 feet to a 2'x2'x4' cement post, said post being the true point of beginning and located on the Westerly line of said railroad; thence N 68°16' W 100.00 feet to a 2'x2'x4' cement post; thence S 25°29' W 178.79 feet to the South line of Block 8; thence N 64°25' W 268.32 feet to the Easterly line of Highway 61; thence N 25°35' E 1,448.67 feet to the intersecting point with the South line of a 66.00 foot wide county road; thence S 89°14' E 402.61 feet to the Westerly line of the Burlington Northern Railroad; thence S 25°29' W 1,432.09 feet along the Westerly line of said railroad to the true point of beginning, and containing 12.50 net acres. Subject to easement for road.

Except Block 8, Town of Wever, Lee County, Iowa.

Legend:

- ⊗ found 5/8" rebar/red cap #8998
- ⊗ found 5/8" rebar/aluminum cap
- found 1/2" pin
- ⊗ found 1/2" rebar in roadway
- set 1/2"x30" rebar/orange cap #21980
- found 3/4" square pin
- ⊗ found concrete corner post
- found stone
- ▲ found 3/4" gas pipe
- (D) dimension from previous record

PROFESSIONAL LAND SURVEYOR
 Robert H. Lance
 Lic. No. 21980
 IOWA

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

Robert H. Lance
 Iowa Professional Land Surveyor #21980
 License renewal date: December 31, 2017
 Pages covered by this seal: 1

10/26/2016 Date

