

PLAT OF SURVEY

INDEX LEGEND

Property Location: part NW1/4 NE1/4 & NW1/4 NE1/4 Section 11 &
part SE1/4 SW1/4 & SW1/4 SE1/4 Section 2
Township 74 North, Range 4 West, Louisa County, Iowa
Surveyor: Robert H. Lance, Iowa P.L.S. #21980, rob@lancesurveying.com
Return Document to: Lance Surveying Services (319) 986-6779
1505 North Broadway Street, Mt. Pleasant, IA 52641
Survey Requested by: Steffes Group
Proprietor: Dean McCulley
Survey Completed: 16 October 2022

Sheet 1/1 | Basis of Bearing: IA RTK, ISPS Zone | McCulley, Dean.dwg

Certification:
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.

Robert H. Lance
Iowa Professional Land Surveyor #21980
License renewal date: December 31, 2023
Pages covered by this seal: 1

Date

Auditor's Parcel "?"

In part of the NW1/4 of the NE1/4 of Section 11, Township 74 North, Range 4 West of the 5th P.M., Louisa County, Iowa, described as follows:
Commencing at the NE corner of the South 5 rods of the NW1/4 of the NE1/4 of Section 11, said point being also the POINT OF BEGINNING;
Thence South 89°22'23" West, along the north line of the South 5 rods of the NW1/4 of the NE1/4 of Section 11, a distance of 200.18 feet;
thence North 01°38'54" West, 955.59 feet;
thence North 89°22'23" East, 200.18 feet to a point on the east line of the NW1/4 of the NE1/4 of Section 11 on the centerline of O Avenue;
thence, along said common line, South 01°38'54" East, 955.59 feet to the POINT OF BEGINNING, containing 4.39 acres, of which, 0.72 acre is public road right-of-way.

The above bearings are based on Iowa State Plane South Coordinates and all distances are horizontal ground distances.

End of Description

