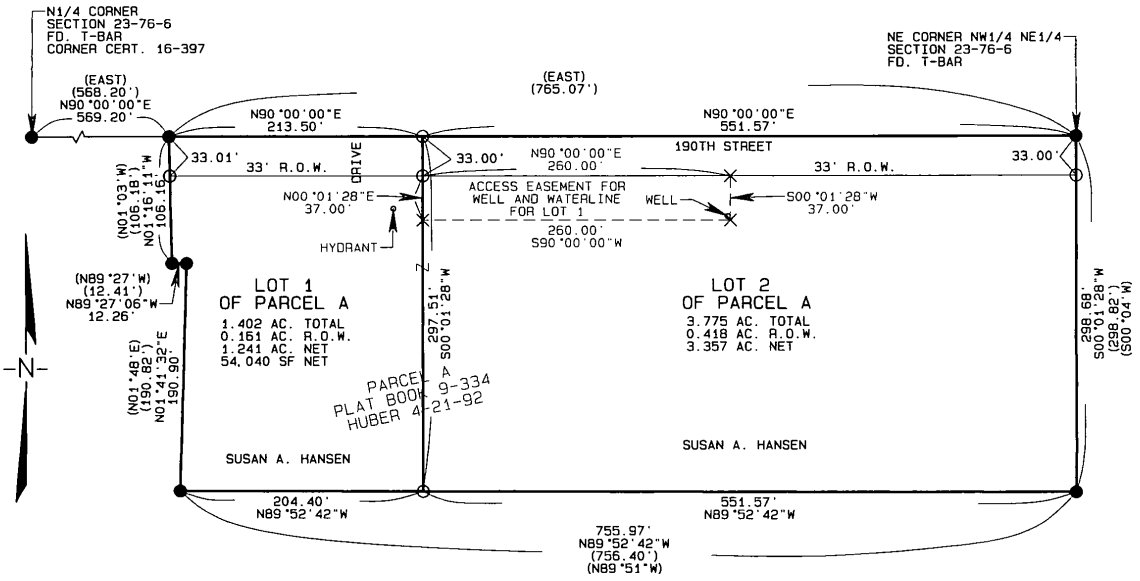
PLAT OF SURVEY FOR
SUSAN A. HANSEN
May 16, 2015

Washington County Iowa
Jo Greiner - Recorder
Instrument #2015-1713
05/29/2015 @10:37 AM # Pages: 1
PLA PLAT & SURVEY
Total Fees: $7.00 Charge

Book: 27 Page: 0072



LEGEND

- ● FOUND T-BAR SET BY ROBERT HUBER
- ⊙ SET RED CAPPED 5/8" REBAR #8144
- × MONUMENT NOT SET
- ( ) RECORDED DIMENSION

DESCRIPTIONS:

Lot 1 of Auditor Parcel A in the Northwest Quarter of the Northeast Quarter of Section 23, Township 76 North, Range 6 West of the 5th P.M., Washington County, Iowa and more particularly described as follows:

Commencing at the North Quarter corner of said Section 23, thence N90°00'00"E 569.20 feet along the section line to the northwest corner of Parcel A as recorded in Plat Book 9, Page 334 and the point of beginning, thence N90°00'00"E 213.50 feet along the section line, thence S00°01'28"W 297.51 feet to a point on the south line of Parcel A, thence N89°52'42"W 204.40 feet to the southwest corner of Parcel A, thence N01°41'32"E 190.90 feet to a corner of Parcel A, thence N89°27'06"W 12.26 feet to a corner of Parcel A, thence N01°16'11"W 106.16 feet to the point of beginning and containing 1.402 Acres of which 0.161 Acre is existing road right of way and being subject to all easements and restrictions of record. All corners are monumented as shown on the May 16, 2015 plat of survey for Susan A. Hansen.

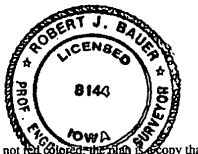
Lot 2 of Auditor Parcel A in the Northwest Quarter of the Northeast Quarter of Section 23, Township 76 North, Range 6 West of the 5th P.M., Washington County, Iowa and more particularly described as follows:

Commencing at the North Quarter corner of said Section 23, thence N90°00'00"E 569.20 feet along the section line to the northwest corner of Parcel A as recorded in Plat Book 9, Page 334, thence N90°00'00"E 213.50 feet along the section line to the northeast corner of Lot 1 of Parcel A and the point of beginning, thence N90°00'00"E 551.57 feet along the section line to the northeast corner of Parcel A and the Northeast Corner of the Northwest Quarter of the Northeast Quarter of said Section 23, thence S00°01'28"W 298.68 feet to the southeast corner of Parcel A, thence N89°52'42"W 551.57 feet along the south side of Parcel A to the Southeast corner of Lot 1 of Parcel A, thence N00°01'28"E 297.51 feet to the point of beginning and containing 3.775 Acres of which 0.418 Acre is existing road right of way and being subject to all easements and restrictions of record. All corners are monumented as shown on the May 16, 2015 plat of survey for Susan A. Hansen.

Access Easement for the well and waterline for Lot 1 of Parcel A in Lot 2 of Parcel A in the Northwest Quarter of the Northeast Quarter of Section 23, Township 76 North, Range 6 West of the 5th P.M., Washington County, Iowa and more particularly described as follows:

Commencing at the North Quarter corner of said Section 23, thence N90°00'00"E 569.20 feet along the section line to the northwest corner of Parcel A as recorded in Plat Book 9, Page 334, thence N90°00'00"E 213.50 feet along the section line to the northeast corner of Lot 1 of Parcel A and the northwest corner of Lot 2 of Parcel A, thence S00°01'28"W 33.00 feet along the west side of Lot 2 to the south road right of way line and the point of beginning, thence N90°00'00"E 260.00 feet along the south road right of way, thence S00°01'28"W 37.00 feet, thence S90°00'00"W 260.00 feet to the west side of Lot 2 of Parcel A, thence N00°01'28"E 37.00 feet to the point of beginning and containing 0.221 Acre and being subject to all easements and restrictions of record. All corners are monumented as shown on the May 16, 2015 plat of survey for Susan A. Hansen.

0 50 100 200
Scale 1" = 100'
Assumed Bearing



If this seal is not red, it is a copy that should be assumed to contain unauthorized alterations. The certification contained on this document shall not apply to any copies and all information should be disregarded unless verified by the licensee.
Sheets covered by this seal: 1

Meets Subdivision Ordinance Requirements

Washington County Subdivision Coordinator Date May 29, 2015

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.

Signed _____ Date May 21, 2015

ROBERT J. BAUER
My license renewal date is December 31, 2015.
Iowa License No. 8144

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