

Instr. Number: 2022-1210
 BK: 33 PG: 617
 Recorded: 8/26/2022 at 9:05:51.0 AM
 County Recording Fee: \$12.00
 Iowa E-Filing Fee: \$3.00
 Combined Fee: \$15.00
 Revenue Tax:
 Angela M Horton RECORDER
 Wayne County, Iowa

PLAT OF SURVEY

INDEX LEGEND

LOCATION: S 1/2 OF SW 1/4 OF SECTION 30
 T 72N, R 22W, WAYNE COUNTY, IOWA

OWNER: WAYNE THOMAS
 13095 PINECREST LN., CLIVE IA 50325

SURVEY FOR: MIKE NELSON, PEOPLES COMPANY

PREPARED BY CHAD A. DANIELS
 DANIELS LAND SURVEYING, 22470 18TH LN, NEW VIRGINIA IA 50210
 RETURN TO: 515-577-2583

SURVEY LEGEND

- () - Recorded Distance/Bearing
- — — — 40' Road Easement
- · — · — Section line
- * — * — Fence line

Monuments

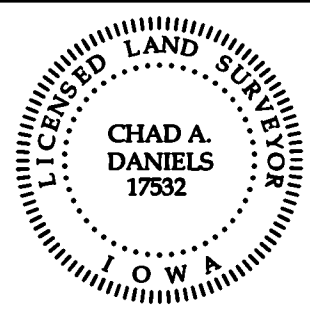
- ▲ - Found section corner
- - Set 1/2" red plastic capped rebar, #17532
- - Set 12" spike w/ brass washer, #17532

BASIS OF BEARINGS IS IA RCS ZONE 12

DESCRIPTION - PARCEL C:

That part of the South Half of the Southwest Quarter of Section 30, Township 70 North, Range 22 West of the 5th P.M., Wayne County, Iowa, described as follows;
 Beginning at the South Quarter corner of said Section 30; thence South 89 degrees 09 minutes 50 seconds West, 1523.80 feet along the South line of said Section 30; thence North 00 degrees 13 minutes 16 seconds West, 1044.19 feet; thence North 71 degrees 00 minutes 08 seconds East, 89.82 feet; thence North 24 degrees 47 minutes 44 seconds West, 266.82 feet to the North line of said South Half of the Southwest Quarter; thence North 89 degrees 11 minutes 24 seconds East, 1533.97 feet to the Northeast corner of said South Half of the Southwest Quarter; thence South 00 degrees 54 minutes 25 seconds East, 1315.26 feet to the Point of Beginning, having an area of 45.59 Acres including ? Acres of Road Easement.

TRACT:	AREA BY TRACT:		
	NET (AC):	R.O.W. (AC):	TOTAL (AC):
SE SW	38.64	1.21	39.85
SW SW	5.55	0.19	5.74
TOTAL	44.19	1.40	45.59



I hereby certify that this surveying document was prepared by me 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.

Signed Chad A. Daniels 25 AUG 22
 Chad A. Daniels Date

Iowa License No. 17532
 My license renewal date is 12-31-2022
 Page No.'s covered by this seal: 1 and 2

