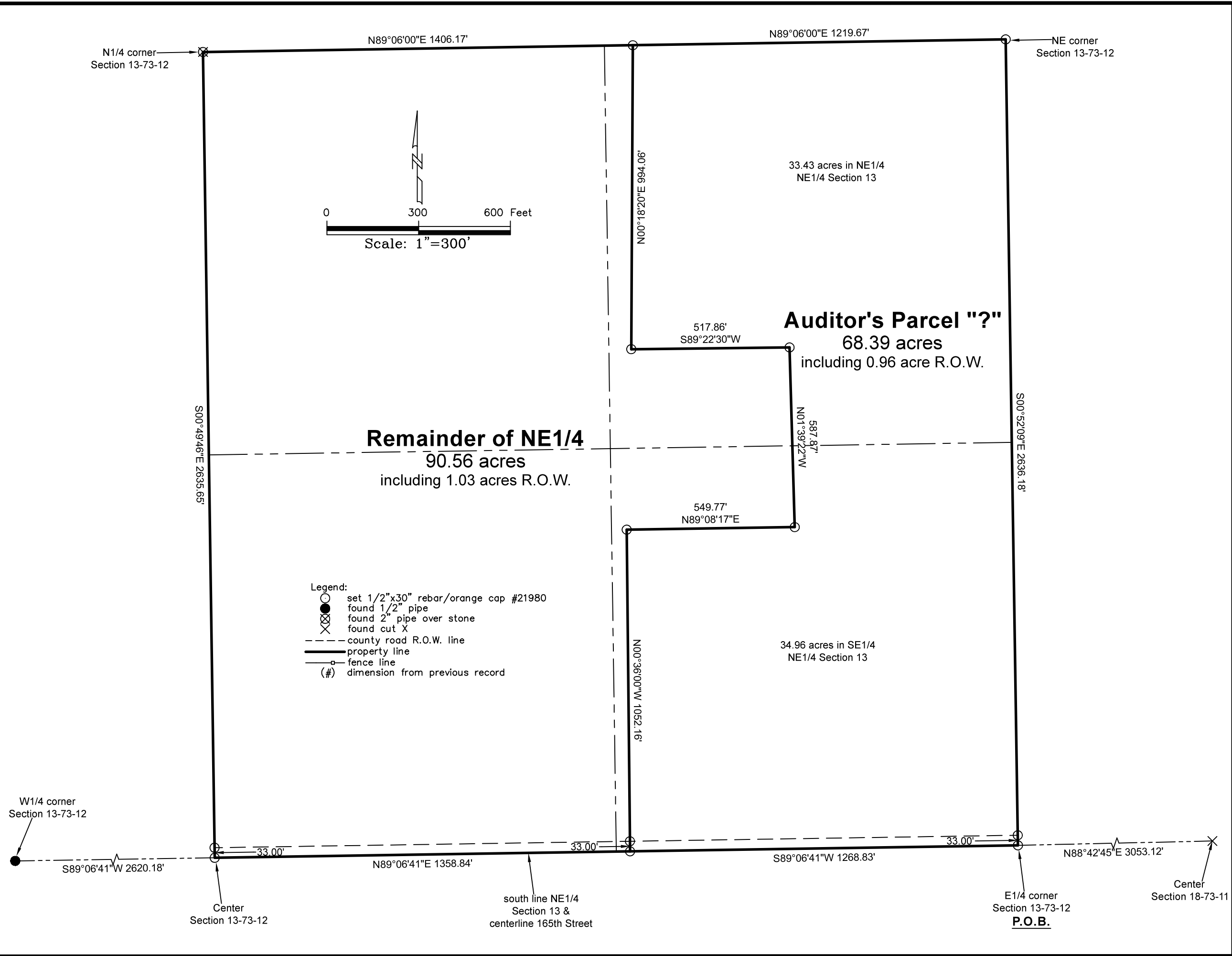


PLAT OF SURVEY

INDEX LEGEND

Property Location: part NE1/4 Section 13, Township 73 North, Range 12 West
 Wapello 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: Rick Shafer
 Proprietor: Phyllis M Bottger
 Survey Completed: 1 November 2023
 Sheet 2/2 | Basis of Bearing: IA RTK, ISPS Zone | Botger, Phyllis.dwg



- Legend:
- set 1/2"x30" rebar/orange cap #21980
 - found 1/2" pipe
 - ⊗ found 2" pipe over stone
 - ⊗ found cut X
 - - - county road R.O.W. line
 - property line
 - fence line
 - (#) dimension from previous record

W1/4 corner Section 13-73-12

S89°06'41"W 2620.18'

Center Section 13-73-12

33.00'

N89°06'41"E 1358.84'

south line NE1/4 Section 13 & centerline 165th Street

33.00'

N00°36'00"W 1052.16'

549.77' N89°08'17"E

587.87' N01°39'22"W

E1/4 corner Section 13-73-12 **P.O.B.**

Center Section 18-73-11

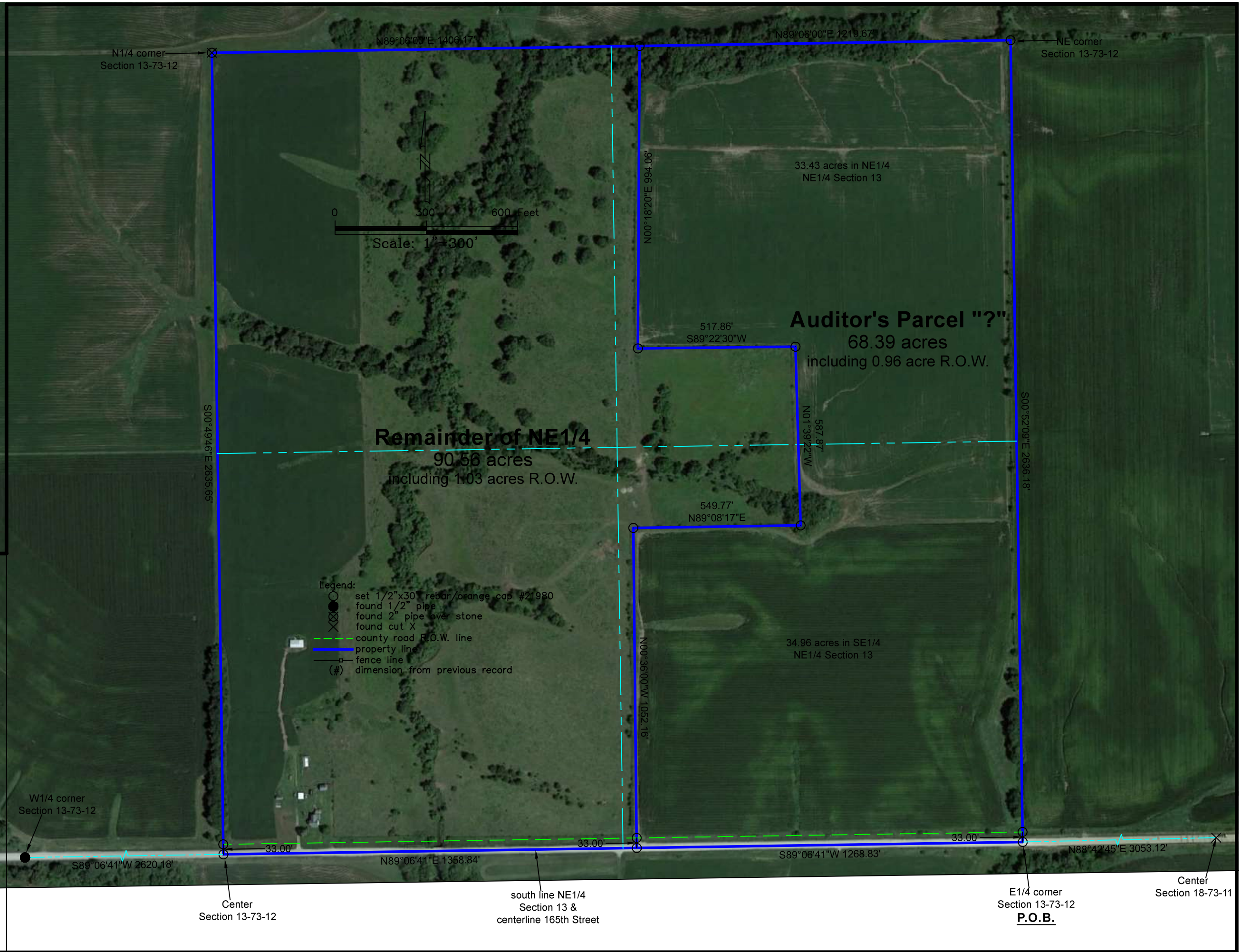
33.00'

S89°06'41"W 1268.83'

N88°42'45"E 3053.12'

PLAT OF SURVEY

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PLAT OF SURVEY

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1505 North Broadway Street, Mt. Pleasant, IA 52641

Survey Requested by: Rick Shafer

Proprietor: Phyllis M Bottger

Survey Completed: 1 November 2023

Sheet 1/2 | Basis of Bearing: IA RTK, ISPS Zone | Bottger, Phyllis.dwg

Auditor's Parcel “?”

In part of the NE1/4 of Section 13, Township 73 North, Range 12 West of the 5th P.M., Wapello County, Iowa, described as follows:

Commencing at the E1/4 corner of Section 13, said point being also the **POINT OF BEGINNING**;

thence South 89°06'41" West, along the south line of the NE1/4 of Section 13 and the centerline of 165th Street, 1,268.83 feet;

thence North 00°36'00" West, 1,052.16 feet;

thence North 89°08'17" East, 549.77 feet;

thence North 01°39'22" West, 587.87 feet;

thence South 89°22'30" West, 517.86 feet;

thence North 00°18'20" East, 994.06 feet to a point on the north line of the NE1/4 of Section 13;

thence, along said line, North 89°06'00" East, 1,219.67 feet to the NE corner of Section 13;

thence South 00°52'09" East, along the east line of the NE1/4 of Section 13, a distance of 2,636.18 feet to the

POINT OF BEGINNING, containing 68.39 acres, of which, 0.96 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

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: 2

Date