

UPRR ROW ACQUISITION PLAT BLAIRSTOWN, BENTON COUNTY, IOWA

EASEMENTS

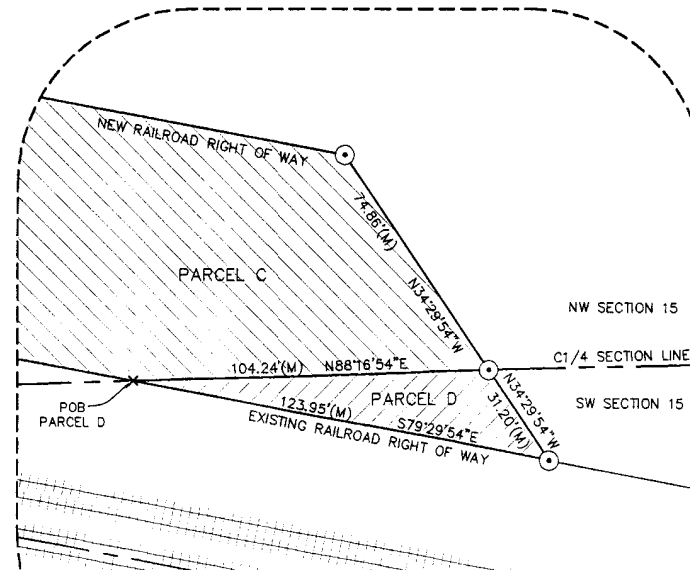
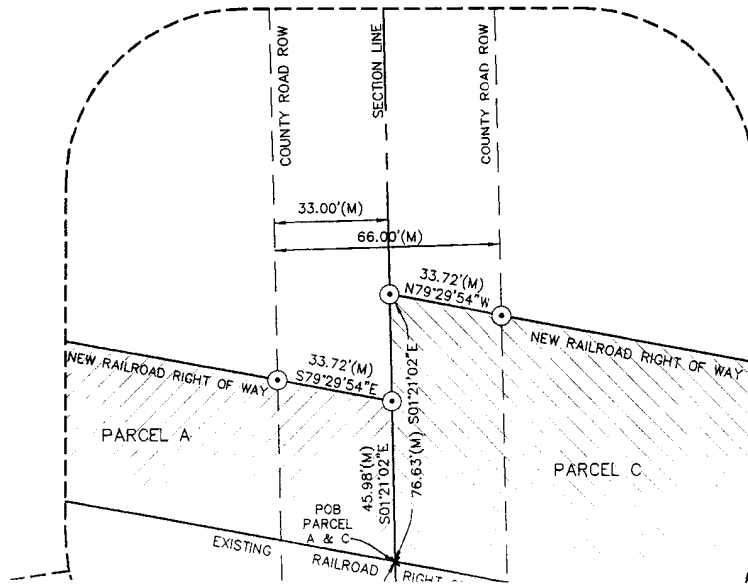
EASEMENT 1: RECORDED IN BENTON COUNTY IOWA, DEED RECORD BOOK 79 PAGE 334, IOWA RAILWAY AND LIGHT COMPANY, ITS SUCCESSORS, GRANTEEES OR ASSIGNS, PARTY OF THE SECOND PART, MAY 31ST, 1916.

EASEMENT 2: RECORDED IN BENTON COUNTY IOWA, DEED RECORD BOOK 79 PAGE 346, IOWA RAILWAY AND LIGHT COMPANY, ITS SUCCESSORS, GRANTEEES OR ASSIGNS, PARTY OF THE SECOND PART, SEPTEMBER 18TH, 1916.

EASEMENT 3: RECORDED IN BENTON COUNTY IOWA, DEED RECORD BOOK 217 PAGE 125, US SPRINT COMMUNICATIONS COMPANY, A NON-EXCLUSIVE PERPETUAL EASEMENT FOR FIBER OPTIC CABLE LYING WITHIN AND ALONG THE RIGHT OF WAY OF THE CHICAGO AND NORTH WESTERN TRANSPORTATION COMPANY, AS SAID RIGHT OF WAY EXTENDS FROM THE EASTERLY LINE OF BENTON COUNTY, STATE OF IOWA, IN A GENERAL WESTERLY DIRECTION TO THE WESTERLY LINE OF BENTON COUNTY, STATE OF IOWA, SEPTEMBER 11TH, 1987. NOTE: EXISTING FIBER LINE SHOWN ON PLAT.

LINE TABLE

	LENGTH	BEARING
(L1)	6.62 FEET	N01°21'02"W
(L2)	3.60 FEET	N01°28'24"W
(L3)	2.00 FEET	N79°29'54"W



**SECTIONS 15 & 16, TOWNSHIP
82 NORTH, RANGE 11 WEST**

LEGAL DESCRIPTIONS

SE SEC 16

E1/4 CORNER
SEC 16-82-11
1/2" REBAR

PARCEL A:

A TRACT OF LAND LYING NORTH OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY, CURRENTLY RECOGNIZED AS THE UNION PACIFIC RAILROAD, IN THE SOUTHEAST ONE QUARTER OF THE NORTHEAST ONE QUARTER (SE1/4 NE1/4) OF SECTION SIXTEEN (16), TOWNSHIP EIGHTY-TWO NORTH (T82N), RANGE ELEVEN WEST (R11W) OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST ONE QUARTER (E1/4) CORNER OF SAID SECTION 16; THENCE N01°21'02"W A DISTANCE OF 159.89 FEET ALONG THE EAST LINE OF SAID NORTHEAST ONE QUARTER (NE1/4) SECTION TO A POINT ON THE NORTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD AND THE POINT OF BEGINNING;

THENCE N79°29'54"W A DISTANCE OF 871.24 FEET ALONG THE NORTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD;

THENCE N10°30'06"E A DISTANCE OF 45.00 FEET;

THENCE S79°29'54"E A DISTANCE OF 861.80 FEET TO A POINT ON THE EAST LINE OF SAID NORTHEAST ONE QUARTER (NE1/4) SECTION;

THENCE S01°21'02"E A DISTANCE OF 45.98 FEET ALONG THE EAST LINE OF SAID NORTHEAST ONE QUARTER (NE1/4) SECTION TO THE POINT OF BEGINNING, CONTAINING 389993.29 SQUARE FEET OR 0.90 ACRES MORE OR LESS OF WHICH 1517.35 SQUARE FEET OR 0.03 ACRES ARE PUBLIC ROAD RIGHT OF WAY.

PARCEL B:

A TRACT OF LAND LYING SOUTH OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY, CURRENTLY RECOGNIZED AS THE UNION PACIFIC RAILROAD, IN THE SOUTHWEST ONE QUARTER OF THE NORTHEAST ONE QUARTER (SE1/4 NE1/4) OF SECTION SIXTEEN (16), TOWNSHIP EIGHTY-TWO NORTH (T82N), RANGE ELEVEN WEST (R11W) OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST ONE QUARTER (E1/4) CORNER OF SAID SECTION 16; THENCE N01°21'02"W A DISTANCE OF 6.62 FEET ALONG THE EAST LINE OF SAID NORTHEAST ONE QUARTER (NE1/4) SECTION TO THE POINT OF BEGINNING;

THENCE N79°29'54"W A DISTANCE OF 902.72 FEET;

THENCE N10°30'06"E A DISTANCE OF 50.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD;

THENCE S79°29'54"E A DISTANCE OF 892.23 FEET ALONG THE SOUTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD TO A POINT ON THE EAST LINE OF SAID NORTHEAST ONE QUARTER (NE1/4) SECTION;

THENCE S01°21'02"E A DISTANCE OF 51.09 FEET ALONG THE EAST LINE OF SAID NORTHEAST ONE QUARTER (NE1/4) SECTION TO THE POINT OF BEGINNING, CONTAINING 44873.62 SQUARE FEET OR 1.03 ACRES MORE OR LESS OF WHICH 1685.94 SQUARE FEET OR 0.04 ACRES ARE PUBLIC ROAD RIGHT OF WAY.

PARCEL C:

A TRACT OF LAND LYING NORTH OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY, CURRENTLY RECOGNIZED AS THE UNION PACIFIC RAILROAD, IN THE SOUTHWEST ONE QUARTER OF THE NORTHWEST ONE QUARTER (SW1/4 NW1/4) OF SECTION FIFTEEN (15), TOWNSHIP EIGHTY-TWO NORTH (T82N), RANGE ELEVEN WEST (R11W) OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST ONE QUARTER (W1/4) CORNER OF SAID SECTION 15; THENCE N01°21'02"W A DISTANCE OF 159.89 FEET ALONG THE WEST LINE OF SAID NORTHWEST ONE QUARTER (NW1/4) SECTION TO A POINT ON THE NORTH RIGHT OF WAY LINE OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY AND THE POINT OF BEGINNING;

THENCE S79°29'54"E A DISTANCE OF 755.37 FEET ALONG THE NORTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD TO A POINT ON THE SOUTH LINE OF SAID NORTHWEST ONE QUARTER (NW1/4) SECTION;

THENCE N88°16'54"E A DISTANCE OF 104.24 FEET ALONG THE SOUTH LINE OF SAID NORTHWEST ONE QUARTER (NW1/4) SECTION;

THENCE N34°29'54"W A DISTANCE OF 74.86 FEET;

THENCE N79°29'54"W A DISTANCE OF 820.06 FEET TO A POINT ON THE WEST LINE OF SAID NORTHWEST ONE QUARTER (NW1/4) SECTION;

THENCE S01°21'02"E A DISTANCE OF 76.63 FEET ALONG THE WEST LINE OF SAID NORTHWEST ONE QUARTER (NW1/4) SECTION TO THE POINT OF BEGINNING, CONTAINING 62359.36 SQUARE FEET OR 1.43 ACRES MORE OR LESS OF WHICH 2528.92 SQUARE FEET OR 0.06 ACRES ARE PUBLIC ROAD RIGHT OF WAY.

PARCEL D:

A TRACT OF LAND LYING NORTH OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY, CURRENTLY RECOGNIZED AS THE UNION PACIFIC RAILROAD, IN THE NORTHWEST ONE QUARTER OF THE SOUTHWEST ONE QUARTER (NW1/4 SW1/4) OF SECTION FIFTEEN (15), TOWNSHIP EIGHTY-TWO NORTH (T82N), RANGE ELEVEN WEST (R11W) OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST ONE QUARTER (W1/4) CORNER OF SAID SECTION 15; THENCE N01°21'02"W A DISTANCE OF 159.89 FEET ALONG THE WEST LINE OF NORTH WEST ONE QUARTER (NW1/4) OF SECTION 15 TO A POINT ON THE NORTH RIGHT OF WAY LINE OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY;

THENCE S79°29'54"E A DISTANCE OF 755.37 FEET ALONG THE NORTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD TO A POINT ON THE NORTH LINE OF SAID SOUTHWEST ONE QUARTER (SW1/4) SECTION AND THE POINT OF BEGINNING;

THENCE S79°29'54"E A DISTANCE OF 123.95 FEET ALONG THE NORTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD;

THENCE N34°29'54"W A DISTANCE OF 31.20 FEET TO A POINT ON THE NORTH LINE OF SAID SOUTHWEST ONE QUARTER (SW1/4) SECTION;

THENCE S88°16'54"W A DISTANCE OF 104.24 FEET ALONG THE NORTH LINE OF SAID SOUTHWEST ONE QUARTER (SW1/4) SECTION TO THE POINT OF BEGINNING, CONTAINING 1367.39 SQUARE FEET OR 0.03 ACRES MORE OR LESS.

PARCEL E:

A TRACT OF LAND LYING SOUTH OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY, CURRENTLY RECOGNIZED AS THE UNION PACIFIC RAILROAD, IN THE SOUTHWEST ONE QUARTER OF THE NORTHWEST ONE QUARTER (SW1/4 NW1/4) OF SECTION FIFTEEN (15), TOWNSHIP EIGHTY-TWO NORTH (T82N), RANGE ELEVEN WEST (R11W) OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE WEST ONE QUARTER (W1/4) CORNER OF SAID SECTION 15; THENCE N88°16'54"E A DISTANCE OF 266.84 FEET ALONG THE SOUTH LINE OF SAID NORTH WEST ONE QUARTER (NW1/4) SECTION TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY;

THENCE N79°29'54"W A DISTANCE OF 272.65 FEET ALONG THE SOUTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD TO A POINT ON THE WEST LINE OF SAID NORTHWEST ONE QUARTER (NW1/4) SECTION;

THENCE S01°21'02"E A DISTANCE OF 57.71 FEET ALONG THE WEST LINE OF SAID NORTH WEST ONE QUARTER (NW1/4) SECTION TO THE POINT OF BEGINNING, CONTAINING 7699.54 SQUARE FEET OR 0.17 ACRES MORE OR LESS OF WHICH 1786.68 SQUARE FEET OR 0.04 ACRES ARE PUBLIC ROAD RIGHT OF WAY.

PARCEL F:

A TRACT OF LAND LYING SOUTH OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY, CURRENTLY RECOGNIZED AS THE UNION PACIFIC RAILROAD, IN THE NORTHWEST ONE QUARTER OF THE SOUTHWEST ONE QUARTER (NW1/4 SW1/4) OF SECTION FIFTEEN (15), TOWNSHIP EIGHTY-TWO NORTH (T82N), RANGE ELEVEN WEST (R11W) OF THE FIFTH PRINCIPAL MERIDIAN, BENTON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE WEST ONE QUARTER (W1/4) CORNER OF SAID SECTION 15; THENCE N88°16'54"E A DISTANCE OF 266.84 FEET ALONG THE SOUTH LINE OF SAID SOUTH WEST ONE QUARTER (SW1/4) SECTION TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF THE CHICAGO NORTHWESTERN RAILROAD RIGHT OF WAY;

THENCE S79°29'54"E A DISTANCE OF 1185.69 FEET ALONG THE SOUTH RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN RAILROAD;

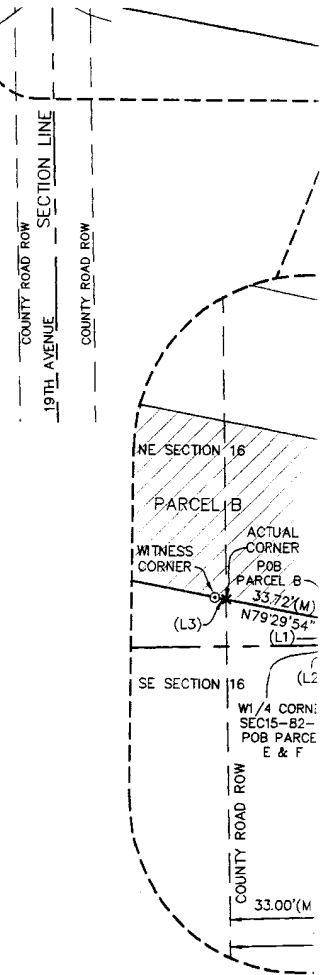
THENCE S10°30'06"W A DISTANCE OF 10.00 FEET;

THENCE N79°29'54"W A DISTANCE OF 600.00 FEET;

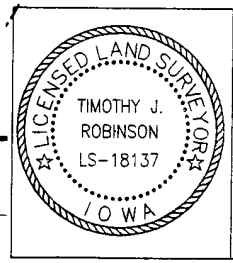
THENCE S55°30'06"W A DISTANCE OF 70.71 FEET;

THENCE N79°29'54"W A DISTANCE OF 795.73 FEET TO A POINT ON THE WEST LINE OF SAID SOUTHWEST ONE QUARTER (SW1/4) SECTION;

THENCE N01°28'24"W A DISTANCE OF 3.80 FEET ALONG THE WEST LINE OF SAID SOUTHWEST ONE QUARTER (SW1/4) SECTION TO THE POINT OF BEGINNING, CONTAINING 48172.72 SQUARE FEET OR 1.11 ACRES MORE OR LESS OF WHICH 236.56 SQUARE FEET OR 0.01 ACRES ARE PUBLIC ROAD RIGHT OF WAY.



I:\SURVEIL\47420ZZ\BLAIRS\OWIN-KOW\dwg\KOW.dwg



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. THE MONUMENTS AND DISTANCES SHOWN ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. PERMANENT MONUMENTS WERE FOUND OR ESTABLISHED AS DESCRIBED ON THIS PLAT. ALL DISTANCES SHOWN ARE REPRESENTED IN FEET AND DECIMALS OF A FOOT.

Timothy J. Robinson
TIMOTHY J. ROBINSON, PLS DATE

LICENSE NUMBER 18137
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2008
PAGES OR SHEETS COVERED BY THIS SEAL
ONE PAGE THIS PLAT ONLY

DATE OF SURVEY: JUNE 28TH, 2007