

INDEX LEGEND

LOCATION: SOUTH 1/2 OF THE NE 1/4 - SE 1/4 OF SEC. 16-71-22

PROPRIETOR: ROMAN J & SARAH J. HERSHBERGER

REQUESTED BY: UNITED COUNTRY REAL ESTATE

PREPARED BY: BOBBY J. MADDALENO

COMPANY: GARDEN & ASSOCIATES, LTD.

RETURN TO: P.O. BOX 451, OSKALOOSA, IOWA 52577

Instrument #: 2025-1487 B: 11 P: 128  
 10/24/2025 09:03:39 AM Total Pages: 1  
 SURVEY & PLATS  
 Recording Fee: \$ 7.00  
 Rebecca Bittner, Recorder, Lucas County IA



GARDEN & ASSOC.

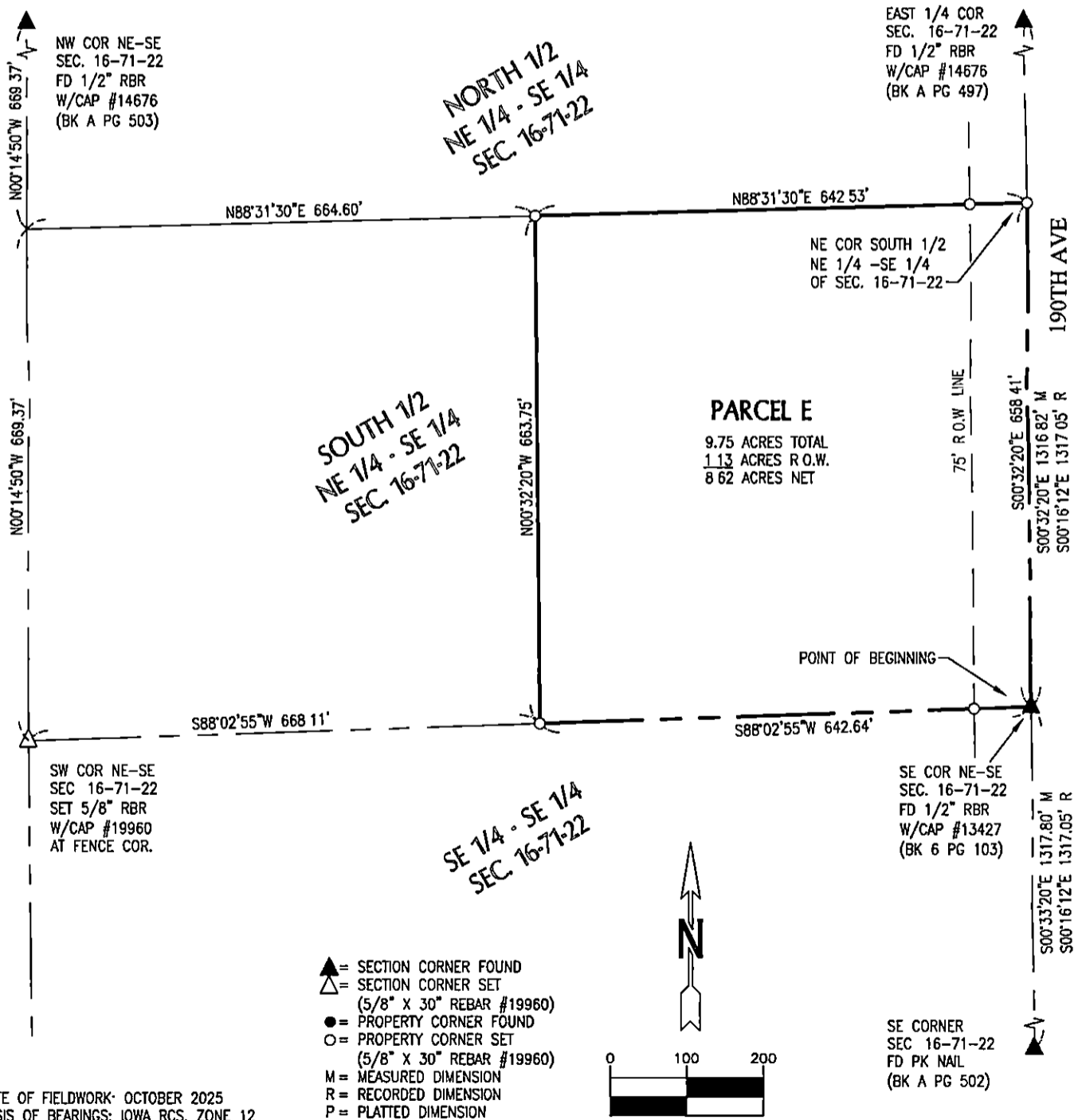
P.O. Box 451, Oskaloosa, Iowa 52577-0451 Phone: (641)672-2526

RESERVED FOR RECORDER'S USE

PLAT OF SURVEY

Parcel E of the South One-half of the Northeast Quarter of the Southeast Quarter of Section 16 - Township 71 North - Range 22 West of the 5<sup>th</sup> P.M., Lucas County, Iowa, being more particularly described as follows:

Beginning at the Southeast corner of said Northeast Quarter of the Southeast Quarter; thence South 88°02'55" West 642.64 feet along the South line thereof, thence North 00°32'20" West 663.75 feet to the North line of the South One-half of said Northeast Quarter of the Southeast Quarter, thence North 88°31'30" East 642.53 feet along said North line to the Northeast corner of said South One-half; thence South 00°32'20" East 658.41 feet along the East line of said Northeast Quarter of the Southeast Quarter to the Point of Beginning, containing 9.75 acres subject to 1.13 acres of right-of-way.

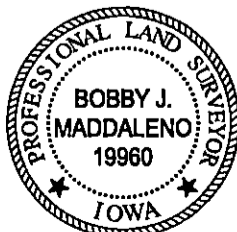


DATE OF FIELDWORK: OCTOBER 2025  
 BASIS OF BEARINGS: IOWA RCS, ZONE 12

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.

*Bobby J. Maddaleno* 10-17-25  
 Bobby J. Maddaleno, P.L.S. Date

License number: 19960  
 My license renewal date is December 31, 2025  
 Pages or sheets covered by this seal: 1



UNITED COUNTRY REAL ESTATE  
 PARCEL E OF THE SOUTH 1/2 OF THE NE-SE OF SEC. 16-71-22 LUCAS COUNTY, IOWA

DATE: 10-16-25	DRN. BJM	APP.
FLD.BK.	PROJ.NO. 6025285	