



Document 0937

Book 2026 Page 0937 Type SURVE Pages 2
Date 5/01/2026 Time 12:11:29PM
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LYNNAE BUFFINGTON, RECORDER
HENRY COUNTY IOWA

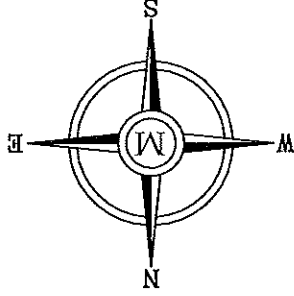
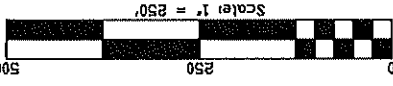
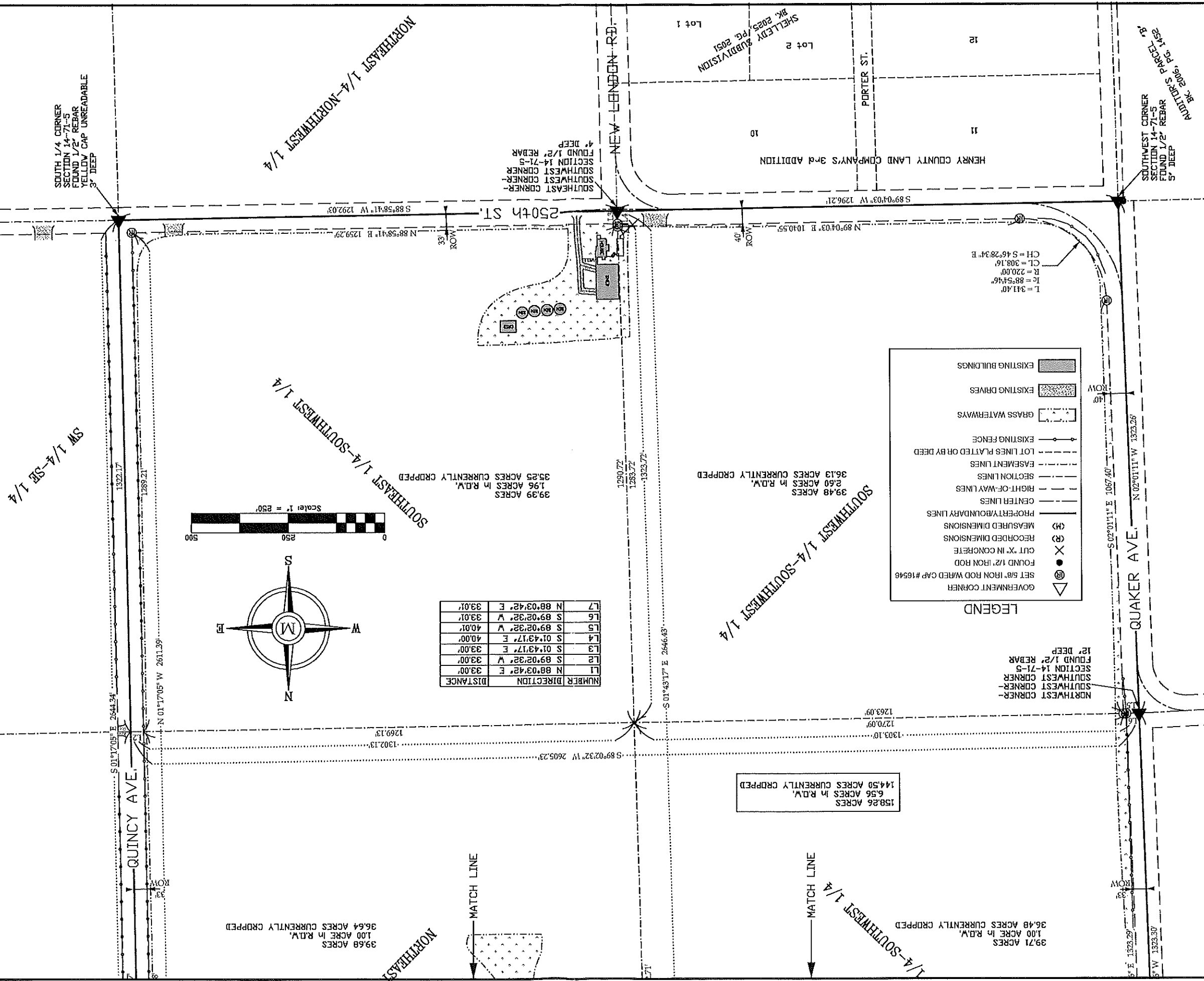
INDEX LEGEND

LOCATION: SOUTHWEST 1/4
SECTION 14, T-71-N, R-5-W
REQUESTOR: McAllister family
PROPRIETOR: Lyn E. McAllister & Lance A. McAllister
SURVEYOR: J. SCOTT RITTER, PLS #16546
COMPANY: HART-FREDERICK CONSULTANTS P.C.
510 STATE ST. PO BOX 560 TIFFIN, IA 52340
RETURN TO: sritter@hart-frederick.com (319) 545-7215



HART-FREDERICK CONSULTANTS P.C.

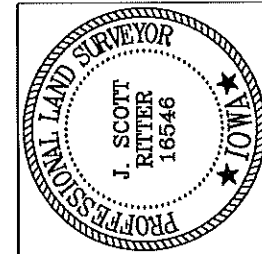
510 State Street P.O. Box 560 TIFFIN, IOWA 52240-0560 Phone: (319) 545-7215 www.hart-frederick.com



NUMBER	DIRECTION	DISTANCE
L1	N 88°03'42" E	33.00'
L2	S 89°02'32" W	33.00'
L3	S 01°43'17" E	33.00'
L4	S 01°43'17" E	40.00'
L5	S 89°02'32" W	40.00'
L6	S 89°02'32" W	33.01'
L7	N 88°03'42" E	33.01'

LEGEND

- EXISTING BUILDINGS
- EXISTING DRIVES
- GRASS WATERWAYS
- EXISTING FENCE
- LOT LINES PLATTED OR BY DEED
- EASEMENT LINES
- SECTION LINES
- RIGHT-OF-WAY LINES
- CENTER LINES
- PROPERTY/BOUNDARY LINES
- MEASURED DIMENSIONS
- RECORDED DIMENSIONS
- CUT 'X' IN CONCRETE
- FOUND 1/2" IRON ROD
- SET 5/8" IRON ROD W/RED CAP #16546
- GOVERNMENT CORNER



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.
J. Scott Ritter, P.L.S.
Iowa License Number: 16546
My license renewal date is December 31, 2026.
Pages covered by this seal: THIS SHEET ONLY
Date: 4/28/26

PLAT OF SURVEY
RETRACEMENT
(PAGE 1 OF 2)
SOUTHWEST 1/4 OF
SECTION 14, T-71-N, R-5-W
HENRY COUNTY, IOWA
DATE: 04/26
DRN: JSR
APP:
FLD BK: GPS
PROJ. NO: 267067

HART-FREDERICK CONSULTANTS P.C.

510 State Street P.O. Box 560 Tiffin, Iowa 52594-0560 Phone: (319) 545-7215 www.hart-frederick.com

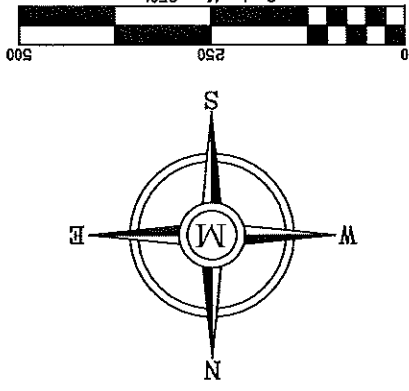


CENTER SECTION 14-71-5 FOUND RR SPIKE 4" DEEP TIES BK. 2002, PG. 1735

NW 1/4-SB 1/4

1/4-SB 1/4

QUINCY AVE. S 01°17'05" E 2644.34' 1322.17' 1289.21' N 01°17'05" W 2511.39'



NUMBER	DIRECTION	DISTANCE
L1	N 88°03'42" E	33.01'
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L4	S 01°43'17" E	40.00'
L5	S 89°02'32" W	40.01'
L6	S 89°02'32" W	33.01'
L7	N 88°03'42" E	33.01'

NORTHEAST 1/4-SOUTHWEST 1/4
39.68 ACRES
1.00 ACRE IN R.O.W.
36.64 ACRES CURRENTLY CROPPED

SOUTHWEST 1/4-SOUTHWEST 1/4
39.48 ACRES
2.60 ACRES IN R.O.W.
36.13 ACRES CURRENTLY CROPPED

158.26 ACRES
6.56 ACRES IN R.O.W.
144.50 ACRES CURRENTLY CROPPED

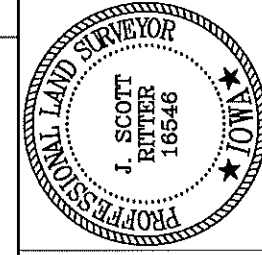
NORTHWEST 1/4-SOUTHWEST 1/4
39.71 ACRES
1.00 ACRE IN R.O.W.
36.48 ACRES CURRENTLY CROPPED

DESCRIPTION OF RECORD
Tract 1.
The Southwest Quarter (1/4) of Section No. Fourteen (14), Township Seventy-one (71) North, Range Five (5) West, Containing One Hundred Sixty (160) acres more or less, subject to existing road easements and uses.
This excerpt of description from an Individual Trustee's Affidavit found in Book 2025 on page 0543.

WEST 1/4 CORNER FOUND RR SPIKE 2" DEEP

NORTHWEST CORNER FOUND 1/2" IRON ROD SET 60" IRON ROD W/RED CAP #16546 CUT "X" IN CONCRETE RECORDED DIMENSIONS MEASURED DIMENSIONS PROPERTY/BOUNDARY LINES CENTER LINES RIGHT-OF-WAY LINES SECTION LINES EASEMENT LINES LOT LINES PLATTED OR BY DEED

LEGEND



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.
J. Scott Ritter, P.L.S.
Iowa License Number: 16546
My license renewal date is December 31, 2026.
Pages covered by this seal: THIS SHEET ONLY
Date: 4/28/26

PLAT OF SURVEY RETRACEMENT (PAGE 2 OF 2) SOUTHWEST 1/4 OF SECTION 14, T-71-N, R-5-W HENRY COUNTY, IOWA
DATE: 04/26 DRN: JSR APP: FLD BK: GPS PROJ. NO: 267067