

RESOLUTION NO. 20-85

RESOLUTION APPROVING THE MINOR SUBDIVISION PLAT OF Jonathan D. Epley: Parcel B: In the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the N $\frac{1}{4}$ corner of said section; thence N89°14'42" E685.16' along the North line of said $\frac{1}{4}$ section to the point of beginning; thence continuing N89°14'42" E356.00' along said North line; thence S00°24'37" E415.00'; thence N77°16'36" W332.00'; thence N05°56'30" W339.00' to the point of beginning. Containing 2.92 acre(s), including 0.27 acre of 170th St ROW, subject to any easements recorded or unrecorded.

Parcel C: In the N $\frac{1}{2}$ of the NE $\frac{1}{4}$ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the NE corner of said section; thence S89°14'42" W1233.06' along the North line of said $\frac{1}{4}$ section to the point of beginning; thence S00°24'37" E415.00'; thence S89°14'42" W372.00'; thence N00°24'37" W415.00' to the North line of said $\frac{1}{4}$ section; thence N89°14'42" E372.00' along said North line to the point of beginning. Containing 3.54 acre(s), including 0.28 acre of 170th St ROW, subject to any easements recorded or unrecorded.

Ingress-Egress Easement #1: In the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the N $\frac{1}{4}$ corner of said section; thence N89°14'42" E685.16' along the North line of said $\frac{1}{4}$ section to the NW corner of Parcel D, as shown on this plat of survey; thence S05°56'30" E33.14' along the West line of said Parcel D to the South ROW line of 170th St; thence N89°14'42" E278.24' along said South line to the point of beginning; thence continuing N89°14'42" E33.00' along said South line; thence S00°15'11" E176.17'; thence S63°39'12" E47.09' to the East line of said Parcel D; thence S00°24'37" E36.96' along the East line of said Parcel D; thence N63°39'12" W84.11'; thence N00°15'11" W196.27' to the point of beginning. Containing 0.19 acre(s) (8,310 sq ft), subject to any other easements recorded or unrecorded.

Ingress-Egress Easement #2: In the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the NE corner of said section; thence S89°14'42" W1233.06' along the North line of said $\frac{1}{4}$ section to the NE corner of Parcel E, as shown on this plat of survey; thence S05°56'30" E33.00' along the East line of said Parcel E to the South ROW line of 170th St; thence S89°14'42" W134.44' along said ROW line to the point of beginning; thence S00°45'18" E151.85'; thence S39°35'24" W160.70'; thence S89°14'42" W57.26'; thence N63°39'12" W87.26' to the West line of said Parcel E; thence N00°24'37" W36.96' along the West line of said Parcel E; thence S63°39'12" E95.95'; thence N89°14'42" E34.04'; thence N39°35'24" E133.31'; thence N00°45'18" W139.72' to said ROW line; thence N89°14'42" E33.00' along said ROW line to the point of beginning. Containing 0.33 acre(s) (14,192 sq ft), subject to any other easements recorded or unrecorded.

WHEREAS, ON THE 23rd DAY OF November, 2020 at a regular meeting of the Bremer County Board of Supervisors, Bremer County, Iowa a minor subdivision plat of

Jonathan D. Epley: Parcel B: In the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the N $\frac{1}{4}$ corner of said section; thence N89°14'42" E685.16' along the North line of said $\frac{1}{4}$ section to the point of beginning; thence continuing N89°14'42" E356.00' along said North line; thence S00°24'37" E415.00'; thence N77°16'36" W332.00'; thence N05°56'30" W339.00' to the point of beginning. Containing 2.92 acre(s), including 0.27 acre of 170th St ROW, subject to any easements recorded or unrecorded.

Parcel C: In the N $\frac{1}{2}$ of the NE $\frac{1}{4}$ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the NE corner of said section; thence S89°14'42" W1233.06' along the North line of said $\frac{1}{4}$ section to the point of beginning; thence S00°24'37" E415.00'; thence S89°14'42" W372.00'; thence N00°24'37" W415.00' to the North line of said $\frac{1}{4}$ section; thence N89°14'42" E372.00' along said North line to the point of beginning. Containing 3.54 acre(s), including 0.28 acre of 170th St ROW, subject to any easements recorded or unrecorded.

Ingress-Egress Easement #1: In the NW¼ of the NE¼ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the N¼ corner of said section; thence N89°14'42" E685.16' along the North line of said ¼ section to the NW corner of Parcel D, as shown on this plat of survey; thence S05°56'30" E33.14' along the West line of said Parcel D to the South ROW line of 170th St; thence N89°14'42" E278.24' along said South line to the point of beginning; thence continuing N89°14'42" E33.00' along said South line; thence S00°15'11" E176.17'; thence S63°39'12" E47.09' to the East line of said Parcel D; thence S00°24'37" E36.96' along the East line of said Parcel D; thence N63°39'12" W84.11'; thence N00°15'11" W196.27' to the point of beginning. Containing 0.19 acre(s) (8,310 sq ft), subject to any other easements recorded or unrecorded.

Ingress-Egress Easement #2: In the NW¼ of the NE¼ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the NE corner of said section; thence S89°14'42" W1233.06' along the North line of said ¼ section to the NE corner of Parcel E, as shown on this plat of survey; thence S05°56'30" E33.00' along the East line of said Parcel E to the South ROW line of 170th St; thence S89°14'42" W134.44' along said ROW line to the point of beginning; thence S00°45'18" E151.85'; thence S39°35'24" W160.70'; thence S89°14'42" W57.26'; thence N63°39'12" W87.26' to the West line of said Parcel E; thence N00°24'37" W36.96' along the West line of said Parcel E; thence S63°39'12" E95.95'; thence N89°14'42" E34.04'; thence N39°35'24" E133.31'; thence N00°45'18" W139.72' to said ROW line; thence N89°14'42" E33.00' along said ROW line to the point of beginning. Containing 0.33 acre(s) (14,192 sq ft), subject to any other easements recorded or unrecorded.

WHEREAS, the minor subdivision plat of

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Parcel C: In the N½ of the NE¼ of Sec 7, Twp 92N, Rge 14W of the 5th P.M., Bremer County, IA, and more particularly described as follows: Commencing at the NE corner of said section; thence S89°14'42" W1233.06' along the North line of said ¼ section to the point of beginning; thence S00°24'37" E415.00'; thence S89°14'42" W372.00'; thence N00°24'37" W415.00' to the North line of said ¼ section; thence N89°14'42" E372.00' along said North line to the point of beginning. Containing 3.54 acre(s), including 0.28 acre of 170th St ROW, subject to any easements recorded or unrecorded.

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has been considered and should be approved.

NOW, THEREFORE, BE IT RESOLVED by the Bremer County Board of Supervisors, Bremer County, Iowa that said minor subdivision plat be approved, and the Chairman of the Board of Supervisors and the County Auditor of Bremer County, Iowa, are hereby directed to affix their signatures to said Resolution.

Adopted November 23, 2020