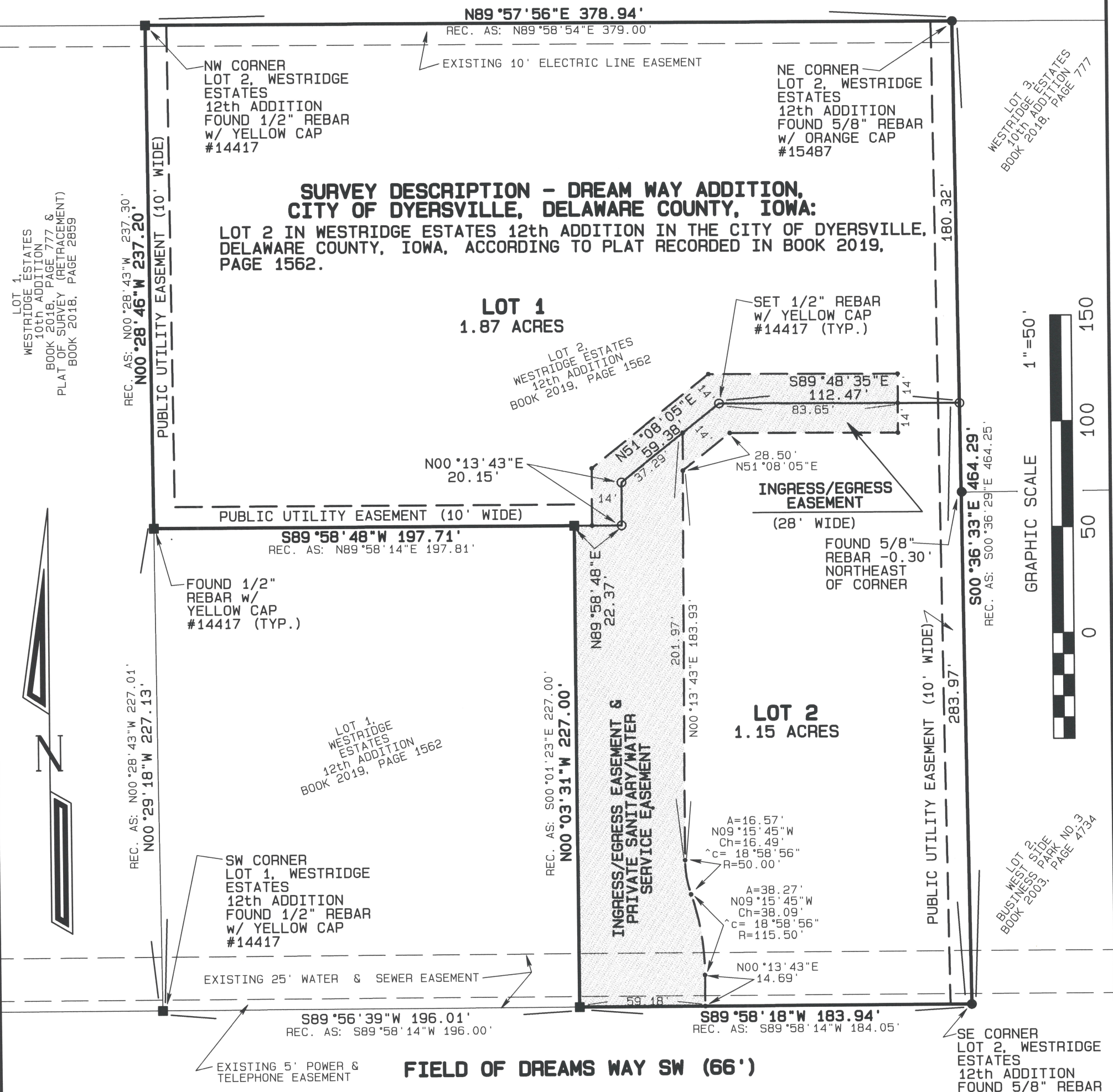


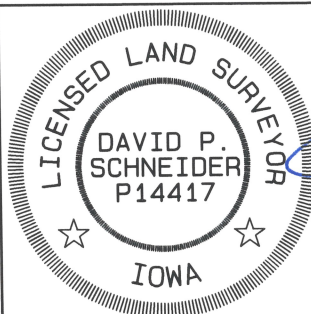
SURVEYOR: DAVID P. SCHNEIDER
SURVEYOR SCHNEIDER LAND SURVEYING
COMPANY: AND PLANNING, INC.
RETURN TO: DAVID P. SCHNEIDER
P.O.BOX 128 FARLEY, IOWA 52046
Ph#563-744-3631 daves@yousq.net

FINAL PLAT
DREAM WAY ADDITION,
CITY OF DYERSVILLE, DELAWARE COUNTY, IOWA
LOT 2 IN WESTRIDGE ESTATES 12th ADDITION IN THE
CITY OF DYERSVILLE, DELAWARE COUNTY, IOWA

LOT 35, WESTRIDGE ESTATES 6th ADDITION - BOOK 2009, PAGE 3910



TOTAL AREA
3.02 ACRES



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.

David P. Schneider P.L.S. P14417
My license renewal date is Decem

Pages or sheets covered by this seal: THIS SHEET ONLY

SCHNEIDER
Land Surveying
&
Planning, Inc.

P.O. Box 128
Farley, Iowa 52046
Ph# 563-744-3631
daves@yousq.net

Project: 2956

Survey Date: 6/11/2025

Sheet: 1 of 6

OWNER'S CONSENT

_____, Iowa _____, 2025

The foregoing plat of **Dream Way Addition, City of Dyersville, Delaware County, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owner and proprietor of said real estate.

Willow Pear, LLC

Karen Runde, Member

State of Iowa)
) ss:
County of _____)

On this _____ day of _____, 2025, before me, a Notary Public in and for said State, personally appeared Karen Runde, Member of Willow Pear, LLC, to me personally known, who being by me duly affirmed did say that she said Karen Runde, Member of Willow Pear, LLC, acknowledged the execution of said instrument to be her voluntary act and deed of said company, by it and by her voluntarily executed.

Notary Public in the State of Iowa
My Commission Expires _____

MORTGAGE HOLDER'S ACKNOWLEDGMENT

The undersigned for _____ of _____,
State of Iowa do hereby certify that the attached plat of **Dream Way Addition, City of Dyersville, Delaware**
County, Iowa, is made with our free consent and in accordance with our desire as lien holder and
mortgagee of the premises described herein.

Bank _____

City _____

President _____

V.P. _____

State of Iowa)
) ss:
County of _____)

On this _____ day of _____ 2025, before me, the undersigned, a Notary Public in and for said
State, personally appeared _____ and _____ to me personally
known, who being by me duly sworn, did say that they are the _____, and
_____ respectively, of the corporation executing the within and foregoing instrument; that
the seal affixed thereto is the seal of the corporation; that the instrument was signed and sealed on behalf of
the corporation by authority of its Board of Directors; and that _____ and
_____ as officers acknowledged the execution of the foregoing instrument to be the
voluntarily act and deed of the corporation, by it and by them voluntarily executed.

Notary Public in and for said State
My Commission Expires _____

ATTORNEY'S OPINION

I, _____, a practicing attorney at law in (city) _____,
_____ County, Iowa have examined the abstract of title to the land included within **Dream**
Way Addition, City of Dyersville, Delaware County, Iowa; said abstract has been prepared in its entirety
by the _____ Abstract and Title Company, and was last certified to by said company on
the _____ day of _____, 2025, at the hour of _____ o'clock __M.

My examination of said abstract shows good and merchantable title on the date and hour of certification to
be in Willow Pear, LLC. Dated at _____, Iowa in said County, this _____ day of
_____, 2025.

Signature Attorney at Law

Name (printed)

Address

Phone number

CITY OF DYERSVILLE ZONING COMMISSION

Dyersville, Iowa

_____, 2025

The foregoing plat of **Dream Way Addition, City of Dyersville, Delaware County, Iowa**, being within the two-mile jurisdiction of the City of Dyersville is hereby approved by the Dyersville Planning and Zoning Commission and approval of said plat by the City Council of the City of Dyersville, Iowa is here by recommended.

City of Dyersville Zoning Commission-Chairperson

DYERSVILLE CITY COUNCIL

Dyersville, Iowa

_____, 2025

The undersigned, _____, Mayor and _____, Clerk of the City of Dyersville, Iowa do hereby certify that the foregoing plat of **Dream Way Addition, City of Dyersville, Delaware County, Iowa**, as appears heretofore has been filed in the Office of the City Clerk of Dyersville, Iowa and that the City Council of the City of Dyersville, Iowa approves said plat.

Mayor

City Clerk

State of Iowa)
) ss:
County of Dubuque)

On this _____ day of _____, 2025, before me, a Notary Public in and for the State of Iowa, personally appeared _____ and _____, to me personally known, and who being by me duly sworn, did say that they are the Mayor and City Clerk, respectively, of the City of Dyersville, Iowa; that the seal affixed to the foregoing instrument is the Corporate seal of the corporation, and that the instrument was signed and sealed on behalf of the corporation, by authority of its City Council, as contained in Resolution Number _____ adopted by the City Council on the _____ day of _____, 2025, and that _____ and _____ acknowledged the execution of the instrument to be their voluntary act and deed of the corporation, by it voluntary executed.

Notary Public in the State of Iowa
My Commission Expires _____

COUNTY TREASURER

Manchester, Iowa

_____, 2025

I the undersigned, _____ Treasurer, of Delaware County, Iowa do hereby certify that all taxes and special assessments levied against **Dream Way Addition, City of Dyersville, Delaware County, Iowa**, have been paid and said real estate is free and clear of all taxes as of this date.

County Treasurer of Delaware County, Iowa

COUNTY AUDITOR

Manchester, Iowa

I, _____, Auditor of Delaware County, Iowa, pursuant to Iowa Code Sections 354.6(2) and 354.11(6), have reviewed and do hereby approve of the subdivision name or title **Dream Way Addition, City of Dyersville, Delaware County, Iowa**, a subdivision in Delaware County, Iowa.

County Auditor of Delaware County, Iowa

State of Iowa)
) ss:
County of Delaware)

On this _____ day of _____, 2025, before me, a Notary Public in and for said State, personally appeared _____, to me personally known, who being by me duly affirmed did say that he/she is the Auditor of Delaware County, Iowa.

Notary Public in the State of Iowa
My Commission Expires_____