

Plat of Survey of:
KWIK TRIP 1288,
in the City of Dyersville,
Dubuque County, Iowa

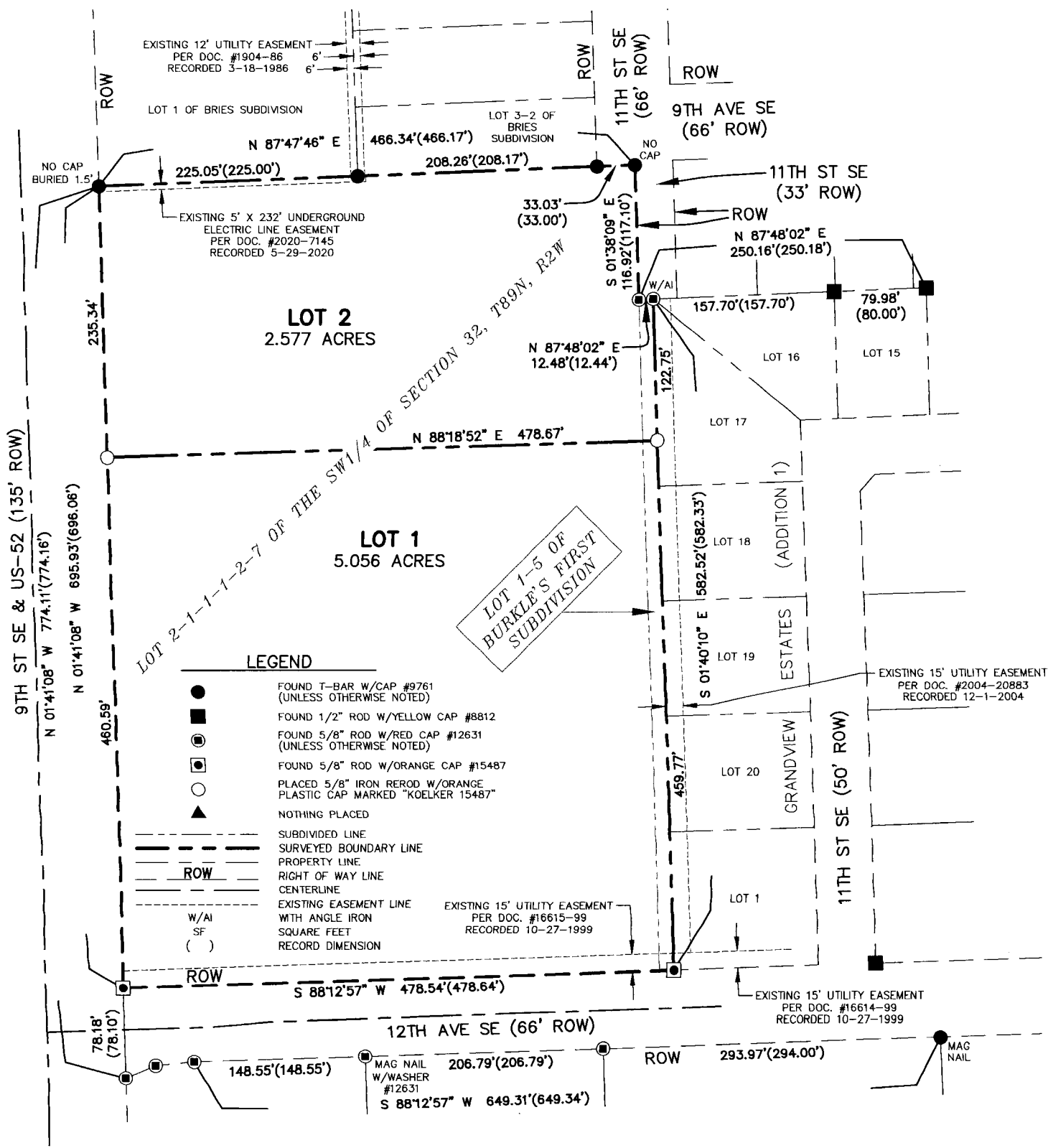
INDEX LEGEND

Location: Lot 2-1-1-1-2-7 of the SW1/4 of Section 32, T89N, R2W of the 5th P.M., and Lot 1-5 of Burkle's First Subdivision, both in the City of Dyersville, Dubuque County, Iowa
Requestor: Trent Kastenschmidt, Kwik Trip
Proprietors of Lot 2-1-1-1-2-7 & Lot 1-5:
Gerald A. Hess Revocable Trust dated February 16, 2015
915 9th St. SE, Dyersville, IA 52040
Surveyor: Terry L. Koelker
Company: Buesing & Associates, Inc.
1212 Locust St., Dubuque, IA 52001
Return To: tlkoelker@buesing.com (563) 556-4389

PREPARED BY: BUESING & ASSOCIATES ADDRESS: 1212 LOCUST STREET,
DUBUQUE, IOWA PHONE: (563) 556-4389

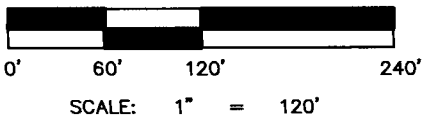
NOTE

THIS SURVEY IS COMPRISED OF: LOT 2-1-1-1-2-7 OF THE SW1/4 OF SECTION 32, T89N, R2W OF THE 5TH P.M., AND LOT 1-5 OF BURKLE'S FIRST SUBDIVISION, BOTH IN THE CITY OF DYERSVILLE, DUBUQUE COUNTY, IOWA



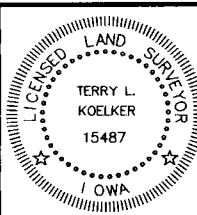
LEGEND

- FOUND T-BAR W/CAP #9761 (UNLESS OTHERWISE NOTED)
- FOUND 1/2" ROD W/YELLOW CAP #8812
- FOUND 5/8" ROD W/RED CAP #12631 (UNLESS OTHERWISE NOTED)
- ◐ FOUND 5/8" ROD W/ORANGE CAP #15487
- PLACED 5/8" IRON REROD W/ORANGE PLASTIC CAP MARKED "KOELKER 15487"
- ▲ NOTHING PLACED
- SUBDIVIDED LINE
- SURVEYED BOUNDARY LINE
- PROPERTY LINE
- RIGHT OF WAY LINE
- CENTERLINE
- EXISTING EASEMENT LINE
- W/AI WITH ANGLE IRON SQUARE FEET RECORD DIMENSION
- EXISTING 15' UTILITY EASEMENT PER DOC. #16615-99 RECORDED 10-27-1999



NOTES

1. ALL MEASUREMENTS ARE IN FEET AND DECIMALS THEREOF.
2. TOTAL AREA OF PERIMETER SURVEYED IS 7.633 ACRES.
3. THIS PLAT IS SUBJECT TO ALL EASEMENTS OF RECORD AND NOT OF RECORD.
4. BEARING IS BASED FROM NAD83, ZONE 1401, IOWA NORTH COORDINATE SYSTEM.



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.

TERRY L. KOELKER (DATE)
LICENSE NUMBER 15487
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2025
SHEETS COVERED BY THIS SEAL : SHEETS 1 & 2

BUESING
ASSOCIATES INC.
ENGINEERS AND SURVEYORS
1212 LOCUST ST. DUBUQUE, IA
(563) 556-4389

DRAWN BY: JCH CHECKED BY: TLK
SURVEY DATE: 8/24/2023 PLOT DATE: 4/23/2024
DWG. NO. 23231-02 POS SCALE: 1" = 120'
SHEET 1 OF 4

Surveyor's Certificate

Dubuque, Iowa

I, Terry L. Koelker, a Duly Licensed Land Surveyor in the State of Iowa, do hereby certify that the following real estate was surveyed and platted by me or under my direct personal supervision, To Wit:

Lot 2-1-1-1-2-7 of the SW1/4 of Section 32, T89N, R2W of the 5th P.M., and Lot 1-5 of Burkle's First Subdivision, both in the City of Dyersville, Dubuque County, Iowa.

This survey was performed for the purpose of subdividing and platting said real estate henceforth to be known as **KWIK TRIP 1288**, in the City of Dyersville, Iowa. Total area of **KWIK TRIP 1288** is 7.633 acres. Total area of **LOT 1** is 5.056 acres. Total area of **LOT 2** is 2.577 acres. Lot areas are, more or less, and all Lots are subject to easements, reservations, restrictions, and rights-of-way of record and not of record, the plat of which is attached hereto and made a part of this certificate.

BY: _____
 Terry L. Koelker
 Licensed Land Surveyor
 License No. 15487

 Date
 License Renewal Date: 12/31/25

Owner's Consent

Dubuque, Iowa _____, 2024

The foregoing Plat of Survey of: **KWIK TRIP 1288**, in the City of Dyersville, Iowa is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Gerald A. Hess Revocable Trust dated February 16, 2015

 Gerald A. Hess, Trustee

State of Iowa)
)
 County of Dubuque) ss:

On this _____ day of _____, AD 2024, before me, A Notary Public in and for the State of Iowa, personally appeared Gerald A. Hess, Trustee of the Gerald A. Hess Revocable Trust dated February 16, 2015, to me known to be the person or persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Witness my hand and Notarial Seal on the date above written.

 Notary Public in and for the State of Iowa
 My Commission Expires _____

City of Dyersville Planning and Zoning Commission

Dyersville, Iowa

_____, 2024

The foregoing Plat of Survey of: **KWIK TRIP 1288**, in the City of Dyersville, Iowa is hereby approved by the Dyersville Planning and Zoning Commission and approval of said plat by the City Council of the City of Dyersville is hereby recommended.

Dyersville Planning and Zoning Commission

By: _____
Chair

City of Dyersville, Iowa

Dyersville, Iowa

_____, 2024

The undersigned, Jeff Jacque, Mayor and Tricia Maiers, City Clerk, for the City of Dyersville, Iowa, do hereby certify that the foregoing Plat of Survey of: **KWIK TRIP 1288**, in the City of Dyersville, 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.

Jeff Jacque
Mayor of the City of Dyersville, Iowa

Tricia Maiers
Clerk of the City of Dyersville, Iowa

State of Iowa)

)
County of Dubuque) ss:

On this _____ day of _____, AD 2024, before me the undersigned, A Notary Public in and for the State of Iowa, personally appeared Jeff Jacque and Tricia L. Maiers, to me personally known, who, being duly sworn did say that they are the Mayor and City Clerk, respectively of the City of Dyersville, Iowa, a municipal corporation, executing the within and foregoing instrument and acknowledged that they executed the same as a voluntary act and deed of the City of Dyersville, by it and by them voluntarily executed.

Witness my hand and Notarial Seal on the date above written.

Notary Public in and for the State of Iowa
My Commission Expires _____

County Assessor's Certificate

Dubuque, Iowa

_____, 2024

The foregoing Plat of Survey of: **KWIK TRIP 1288**, in the City of Dyersville, Iowa was entered of record in the Office of the County Assessor of the County of Dubuque, Iowa, on the date first written above.

County Assessor of Dubuque County

County Auditor's Certificate

Dubuque, Iowa

_____, 2024

The foregoing Plat of Survey of: **KWIK TRIP 1288**, in the City of Dyersville, Iowa was entered of record in the Office of the Dubuque County Auditor this _____ day of _____, 2024.

We approve of the subdivision name or title to be recorded.

County Auditor of Dubuque, Iowa

Recorder's Certificate

Dubuque, Iowa

_____, 2024

The foregoing Plat of Survey of: **KWIK TRIP 1288**, in the City of Dyersville, Iowa has been reviewed by the Dubuque County Recorder.

Dubuque County Recorder