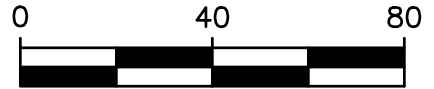


PERMANENT EASEMENT EXHIBIT B

PERMANENT EASEMENT ACROSS PARTS OF LOTS 44 THRU 50 IN MINERAL LOT 107, IN THE CITY OF DUBUQUE, IOWA

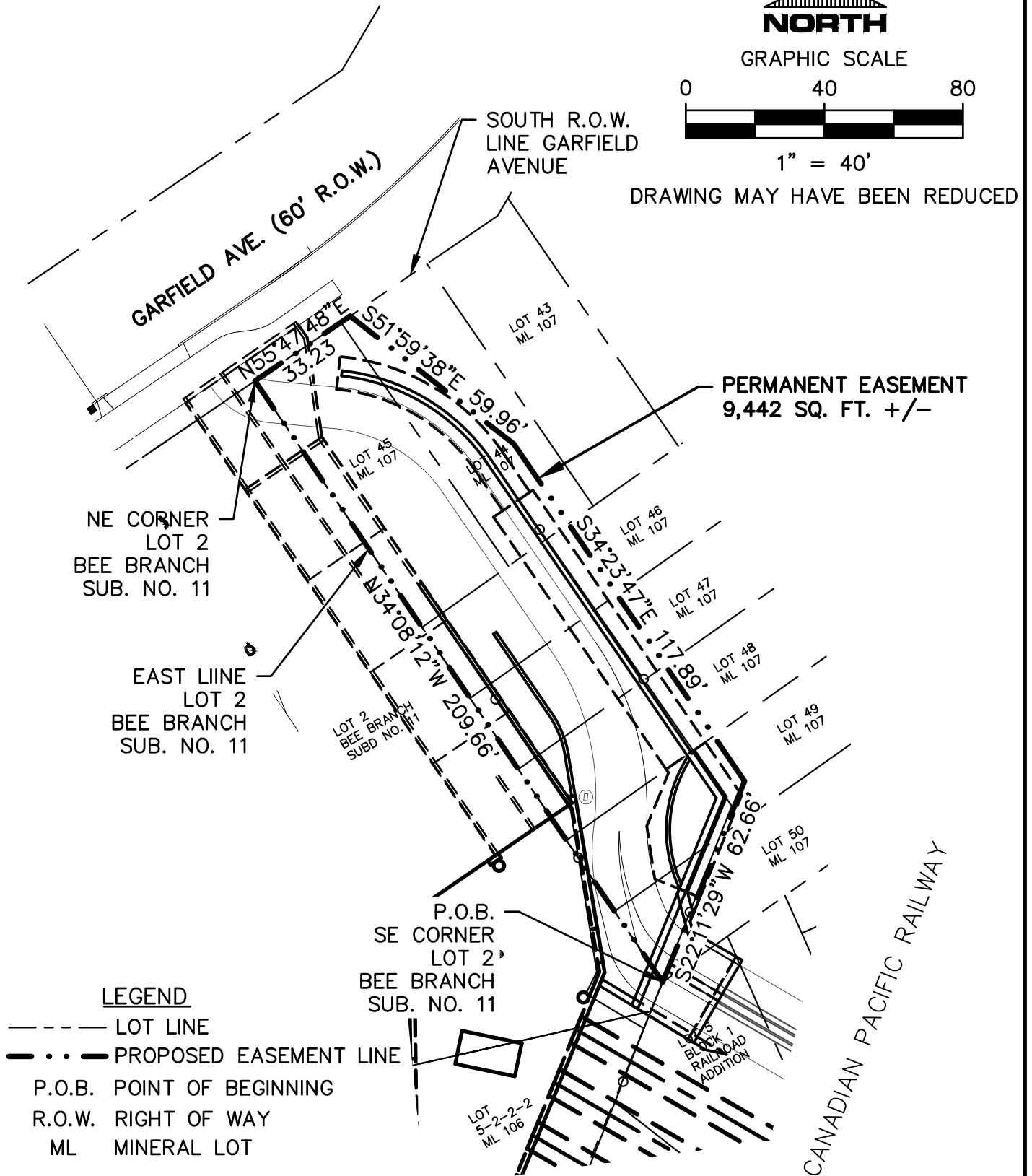


GRAPHIC SCALE



1" = 40'

DRAWING MAY HAVE BEEN REDUCED



LEGEND

- LOT LINE
- PROPOSED EASEMENT LINE
- P.O.B. POINT OF BEGINNING
- R.O.W. RIGHT OF WAY
- ML MINERAL LOT

NOTE

THIS SURVEY IS SUBJECT TO EASEMENTS, RESERVATIONS, RESTRICTIONS AND RIGHTS-OF-WAY OF RECORD AND NOT OF RECORD.

PROPRIETOR: IOWA, CHICAGO & EASTERN RAILROAD
CORP. (DBA CP RAILWAY)
PREPARED FOR: CITY OF DUBUQUE
DATE PREPARED: JAN. 24, 2018, REV. 5-30-18

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DRAWN JJB	PLAT NO. 1-IA-18	
CHECKED SAF	PROJ. NO. 06169-02	
DATE 5-30-18	SHEET 1 of 2	
P:\06\169\169-02\DRAWINGS\SUR\06169 CP-RR EASEMENTS FINAL		

PERMANENT EASEMENT EXHIBIT B

PERMANENT EASEMENT ACROSS PARTS OF LOTS 44 THRU 50 IN MINERAL LOT 107, IN THE CITY OF DUBUQUE, IOWA

LEGAL DESCRIPTION

A permanent easement located across parts of Lots 44 thru 50 in Mineral Lot 107, in the City of Dubuque, Iowa, more particularly described as follows;

Beginning at the Southeast Corner of Lot 2 of Bee Branch Subdivision No. 11;

Thence North 34 degrees 08 minutes 12 seconds West, 209.66 feet along the east line of said Lot 2 to the south Right of Way line of Garfield Avenue and the Northeast Corner of said Lot 2;

Thence North 55 degrees 47 minutes 48 seconds East, 33.23 feet along said Right of Way line;


Thence South 51 degrees 59 minutes 38 seconds East, 59.96 feet;

Thence South 34 degrees 23 minutes 47 seconds East, 117.89 feet;

Thence South 22 degrees 11 minutes 29 seconds West, 62.66 feet to the Point of Beginning.

Containing 9,442 feet, more or less, and subject to easements, reservations, restrictions, and right-of-way record and not of record.

PROPRIETOR: IOWA, CHICAGO & EASTERN RAILROAD
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DRAWN	JJB	PLAT NO. 1-1A-18
CHECKED	SAF	PROJ. NO. 06169-02
DATE	5-30-18	SHEET 2 of 2
P: \06\169\169-02\DRAWINGS\SUR\06169 CP-RR		
EASEMENTS FINAL		