

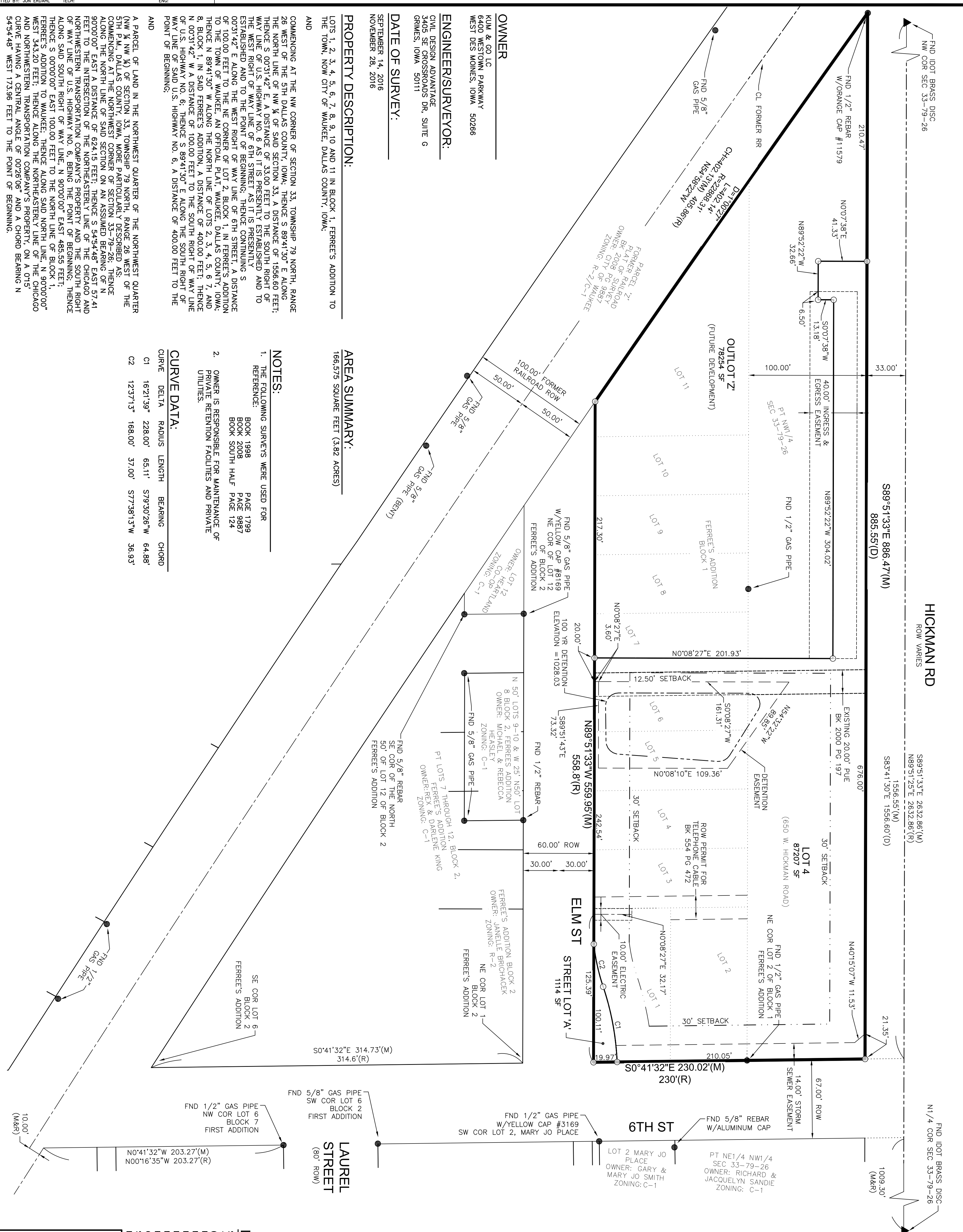
FERREES ADDITION PLAT 2

FINAL PLAT

INDEX/LEGEND
 LOTS 1 THROUGH 11, BLOCK 1, FERREES ADDITION, WAUKEE, IOWA
 AND NW 1/4 SEC 33-79-26

REQUESTOR: KUM & GO, L.C.
 PROPRIETOR: KUM & GO, L.C.
 SURVEYOR: MICHAEL LEE
 COMPANY: CIVIL DESIGN ADVANTAGE

RETURN TO: 3405 SE CROSSROADS DRIVE, SUITE 6
 GRIMES, IOWA 50111
 PH: 515-226-4400
 FX: 515-223-9873



AREA SUMMARY:
 166,575 SQUARE FEET (3.82 ACRES)

NOTES:

- THE FOLLOWING SURVEYS WERE USED FOR REFERENCE:
 BOOK 1998 PAGE 1799
 BOOK 2008 PAGE 9887
 BOOK SOUTH HALF PAGE 124
- OWNER IS RESPONSIBLE FOR MAINTENANCE OF PRIVATE RETENTION FACILITIES AND PRIVATE UTILITIES.

CURVE DATA:

CURVE	DELTA	RADIUS	LENGTH	BEARING	CHORD
C1	162°39'	228.00'	65.11'	S79°30'26"W	64.88'
C2	123°7'13"	168.00'	37.00'	S77°38'13"W	36.93'

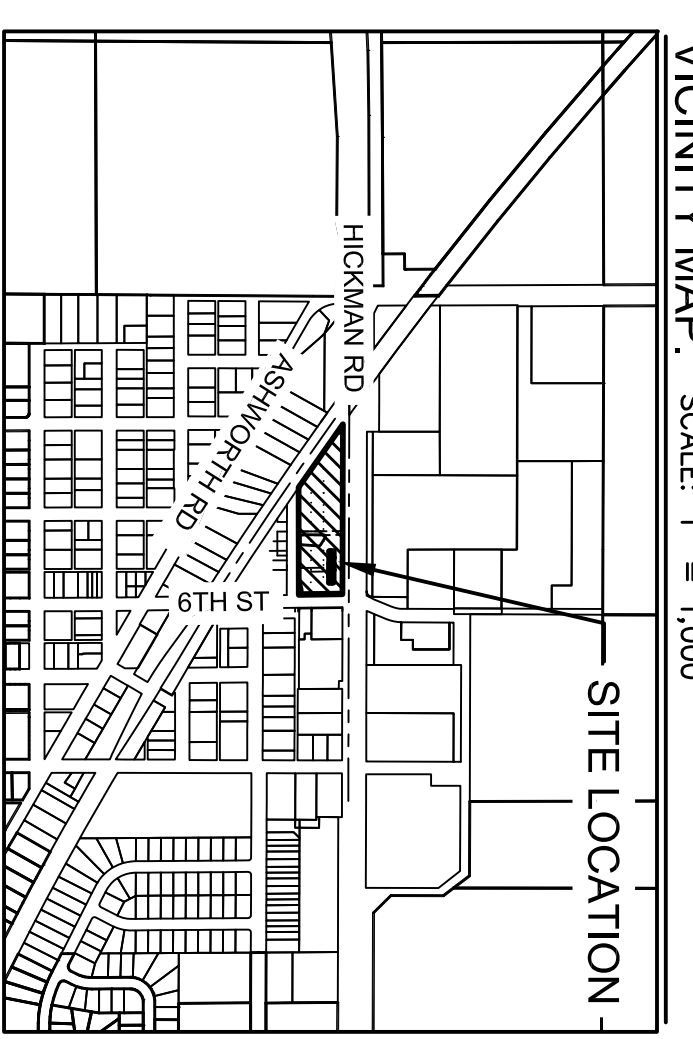
OWNER:
 KUM & GO LC
 6400 WESTOWN PARKWAY
 WEST DES MOINES, IOWA 50266

ENGINEER/SURVEYOR:
 CIVIL DESIGN ADVANTAGE
 3405 SE CROSSROADS DR, SUITE 6
 GRIMES, IOWA 50111

DATE OF SURVEY:
 SEPTEMBER 14, 2016
 NOVEMBER 28, 2016

PROPERTY DESCRIPTION:

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 AND 11 IN BLOCK 1, FERREES ADDITION TO THE TOWN, NOW CITY OF WAUKEE, DALLAS COUNTY, IOWA,
 AND COMMENCING AT THE NW CORNER OF SECTION 33, TOWNSHIP 79 NORTH, RANGE 26 WEST OF THE 5TH DALLAS COUNTY, IOWA; THENCE S 89°41'30" E ALONG THE NORTH LINE OF NW 1/4 OF SAID SECTION 33, A DISTANCE OF 1556.60 FEET; THENCE S 00°31'42" E, A DISTANCE OF 33.00 FEET TO THE SOUTH RIGHT OF WAY LINE OF U.S. HIGHWAY NO. 6 AS IT IS PRESENTLY ESTABLISHED AND TO THE WEST RIGHT OF WAY LINE OF 6TH STREET AS IT IS PRESENTLY ESTABLISHED AND TO THE POINT OF BEGINNING; THENCE CONTINUING S 00°51'42" E ALONG THE WEST RIGHT OF WAY LINE OF 6TH STREET A DISTANCE OF 100.00 FEET TO THE WEST CORNER OF LOT 2, BLOCK 1, IN FERREES ADDITION TO THE TOWN, NOW CITY OF WAUKEE, DALLAS COUNTY, IOWA; THENCE N 89°41'30" W ALONG THE NORTH LINE OF LOTS 2, 3, 4, 5, 6, 7, AND 8, BLOCK 1, IN SAID FERREES ADDITION A DISTANCE OF 4000.00 FEET; THENCE N 00°31'42" W A DISTANCE OF 100.00 FEET TO THE SOUTH RIGHT OF WAY LINE OF U.S. HIGHWAY NO. 6; THENCE S 89°41'30" E ALONG THE SOUTH RIGHT OF WAY LINE OF SAID U.S. HIGHWAY NO. 6, A DISTANCE OF 400.00 FEET TO THE POINT OF BEGINNING;



LEGEND:

SECTION CORNER AS NOTED

1/2" REBAR, YELLOW CAP #16747 (UNLESS OTHERWISE NOTED)

PLATTED BEARING & DISTANCE

MEASURED BEARING & DISTANCE

RECORDED BEARING & DISTANCE

DEEDED BEARING & DISTANCE

MINIMUM PROTECTION ELEVATION

PUBLIC UTILITY EASEMENT

P.U.E.

SECTION LINE

EASEMENT LINE

FOUND SET

SCALE 1"=40'

LICENSED PROFESSIONAL LAND SURVEYOR

MICHAEL D. LEE
 18747
 IOWA

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PROFESSIONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

MICHAEL D. LEE, P.L.S. DATE: 01-31-2017

MY LICENSE RENEVAL DATE IS DECEMBER 31, 2018 PAGES OR SHEETS COVERED BY THIS SCALE THIS SHEET

	6400 Westown Parkway West Des Moines, Iowa 50266 P: 515-226-0128 F: 515-223-9873	<p>CIVIL DESIGN ADVANTAGE 3405 SE CROSSROADS DRIVE, SUITE 6, GRIMES, IOWA 50111 PH: (515) 369-4400 FX: (515) 369-4410 PROJECT NO. 1608.461</p>	<p>1202 - WAUKEE, IOWA</p> <p>FERREES ADDITION PLAT 2</p> <p>FINAL PLAT</p>						
<p>REVISIONS</p> <table border="1" style="width: 100%;"> <thead> <tr> <th>NO.</th> <th>DATE</th> <th>REVISION DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>		NO.	DATE	REVISION DESCRIPTION				<p>SHEET NUMBER: 10 OF 1</p> <p>DATE: 01-31-2017</p>	
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