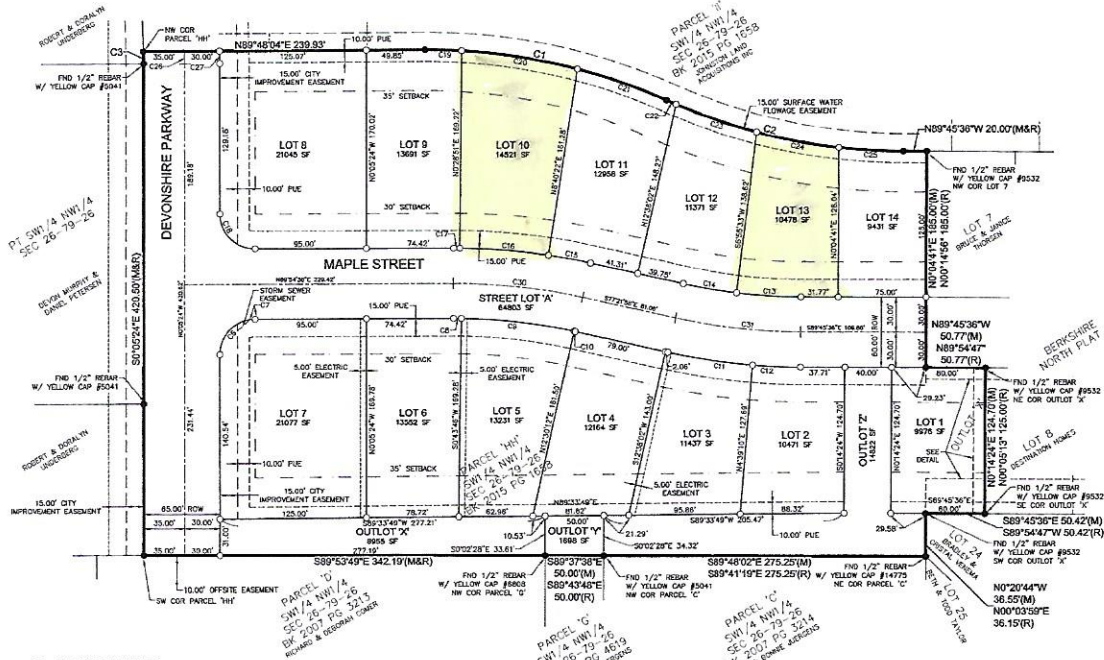


BERKSHIRE NORTH PLAT 8

FINAL PLAT



CURVE DATA:

CURVE	DELTA	RADIUS	LENGTH	BEARING	CHORD
(M&R) C1	241°44'	500.00'	212.32'	N78°02'03"W	210.72'
(M&R) C2	237°32'	500.00'	206.49'	N77°45'53"W	206.90'
(M&R) C3	0°48'02"	750.00'	10.48'	S0°28'25"E	10.48'
C4	80°00'00"	30.00'	47.12'	S44°54'36"W	42.43'
C5	87°00'00"	30.00'	4.50'	N83°30'31"E	4.50'
C6	0°49'01"	470.00'	6.72'	N80°40'49"W	6.72'
C7	17°40'25"	470.00'	95.30'	N83°23'07"W	98.41'
C8	0°07'50"	470.00'	1.07'	N77°25'53"W	1.07'
C9	73°00'00"	530.00'	73.85'	N81°01'54"W	73.77'
C10	42°44'48"	530.00'	40.82'	N57°33'17"W	40.81'
C11	81°40'00"	470.00'	54.94'	S86°25'02"E	54.81'
C12	54°22'20"	470.00'	48.82'	S80°13'13"E	48.80'
C13	35°37'30"	530.00'	36.64'	S78°20'48"E	36.63'
C14	81°13'25"	530.00'	76.76'	S85°25'23"E	76.71'
C15	0°34'15"	530.00'	5.28'	S89°48'17"E	5.28'
C16	90°00'00"	30.00'	47.12'	S40°05'24"E	42.43'
C17	33°38'57"	500.00'	31.55'	N89°23'27"W	31.55'
C18	11°28'11"	500.00'	89.80'	N80°51'53"W	89.64'
C19	0°16'38"	500.00'	8.03'	N70°30'28"W	80.87'
C20	1°01'23"	500.00'	8.03'	N88°22'51"W	80.87'
C21	82°22'24"	500.00'	73.22'	N71°05'14"W	73.15'
C22	87°04'41"	500.00'	71.22'	N78°21'47"W	71.16'
C23	87°08'50"	500.00'	58.12'	N86°36'07"W	58.09'
C24	0°46'11"	760.00'	10.55'	N0°28'30"W	10.55'
C25	0°44'43"	815.00'	10.68'	N0°27'46"W	10.68'

LEGEND:

SYMBOL	SET
▲	SECTION CORNER AS NOTED
●	1/2" REBAR, YELLOW CAP #16747
○	(UNLESS OTHERWISE NOTED)
—	PLATTED BEARING & DISTANCE
M	MEASURED BEARING & DISTANCE
R	RECORDED BEARING & DISTANCE
D	DEED BEARING & DISTANCE
NPE	MINIMUM PROTECTION ELEVATION
P.U.E.	PUBLIC UTILITY EASEMENT
---	CONTRIBUTING
---	SECTION LINE
---	EASEMENT LINE

I HEREBY CERTIFY THAT THIS PLAN SUPERSEDES PREVIOUSLY PREPARED AND FILED PLATS OF THE SAME SUBJECT MATTER AND THAT I AM A DULY LICENSED SURVEYOR IN THE STATE OF IOWA. THIS PLAN IS PRELIMINARY FOR CONSTRUCTION. DATE: FEBRUARY 23, 2015. SCALE: 1"=40'. THIS SHEET.

PLAT DESCRIPTION:
 PARCEL 141 AS SHOWN ON THE PLAT OF SURVEY RECORDED IN BOOK 2015, PAGE 1658 IN THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 78 NORTH, RANGE 20 WEST OF THE FIFTH PRINCIPAL MERIDIAN IN THE CITY OF CLIVE, DALLAS COUNTY, IOWA.

ENGINEER/SURVEYOR:
 CIVIL DESIGN ADVANTAGE
 3405 SE CROSSROADS DR, SUITE C
 CLIVE, IOWA 50241

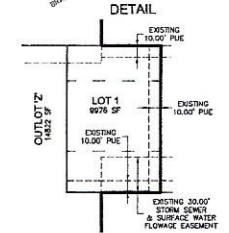
DATE OF SURVEY:
 FEBRUARY 23, 2015

OWNER/DEVELOPER:
 JOHNSON LAND ACQUISITIONS, INC.
 1213 PARK HILL DRIVE
 NORWALK, IA 50201

ZONING:
 R-2 - SINGLE FAMILY & DUPLEX FAMILY RESIDENCE

BULK REGULATIONS:
 SETBACKS:
 FRONT - 30'
 REAR - 30'
 SIDE - 5'

NOTE:
 INDIVIDUAL PROPERTY OWNERS MAY BE RESPONSIBLE FOR THE CONSTRUCTION OF SEWERALCS ON THEIR PROPERTY PRIOR TO CONSTRUCTION OF ANY SEWERALCS REFER TO THE PROJECT CONSTRUCTION DRAWINGS AND CONFORM WITH CITY THE LOCATION, NORTH AND ELEVATION OF SEWERALCS.
 ANY ELEVATIONS SHOWN ON THIS FINAL PLAT WERE PROVIDED BY PROJECT DESIGNERS AND ARE NOT CERTIFIED BY THIS SURVEYOR.
 ANY SET REVISIONS SHOWN ON THIS PLAT WILL BE COMPLETED WITHIN ONE YEAR FROM THE DATE THIS PLAT WAS RECORDED.



BERKSHIRE NORTH PLAT 8
FINAL PLAT

CLIVE, IOWA CIVIL DESIGN ADVANTAGE ENGINEER

3405 S.E. CROSSROADS DRIVE, SUITE C
 CLIVE, IOWA 50241
 PHONE: (515) 393-4400 FAX: (515) 393-4410

DATE: FEBRUARY 23, 2015
 SHEET NO.: 1
 TOTAL SHEETS: 1