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 BOOK 2602 PAGE 1550  
 2002 OCT 25 A & 23  
 CAROL HOLL RECORDED  
 DALLAS COUNTY, IOWA  
 # OF PAGES 23  
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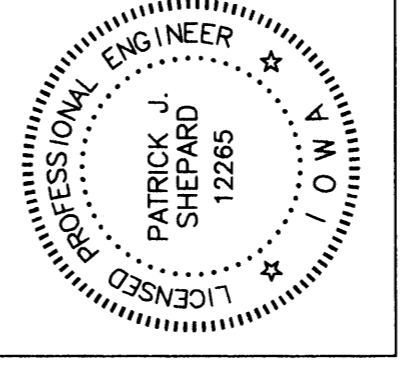
# FINAL PLAT VILLE D'AVRAY WAUKEE, IOWA

**OWNER/DEVELOPER**  
 A H DEVELOPMENT, L.L.C.  
 ATTN: MARY ANN SHAUGHNESSY-KRUM  
 750 NW 142ND STREET  
 WAUKEE, IOWA 50265  
 (515) 554-6248

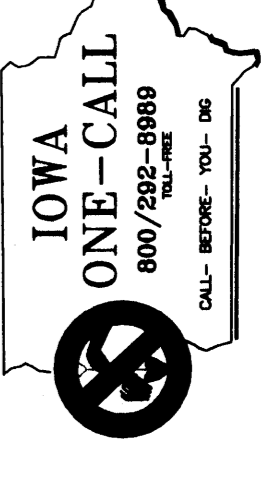
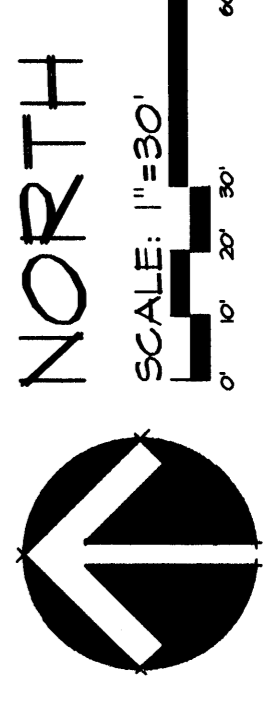
**LEGAL DESCRIPTION**  
 A PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 14 NORTH, RANGE 26 WEST OF THE 5th P.M. IN THE CITY OF WAUKEE, DALLAS COUNTY, IOWA, THAT IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE NORTHEAST CORNER OF COUNTRY CLUB MEADOWS PLAT 1, AN OFFICIAL PLAT IN THE CITY OF CLIVE; THENCE S89° 46' 39" E, 661.51 FEET ALONG THE NORTH LINE OF SAID PLAT TO THE NORTHWEST CORNER OF SAID PLAT, THENCE N00° 00' 00" E, 390.06 FEET TO A POINT ON THE SOUTH LINE OF BELFRY ESTATES, A OFFICIAL PLAT IN THE CITY OF WAUKEE; THENCE N89° 46' 39" E, 662.39 FEET ALONG THE SOUTH LINE OF BELFRY ESTATES TO A POINT; THENCE S00° 00' 00" E, 329.46 FEET TO THE POINT OF BEGINNING AND CONTAINING 5.015 ACRES MORE OR LESS.

**NOTE**  
 LOT 3 DRIVE SHALL BE ADJACENT TO HYDRANT TO PROVIDE ADEQUATE ACCESS

**CERTIFICATION**  
 I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF IOWA.  
 PATRICK J. SHEPARD, IOWA LICENSE NO. 12285, DATE 5-21-02  
 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2005  
 PAGES OR SHEETS COVERED BY THIS SEAL:  
 THIS SHEET ONLY

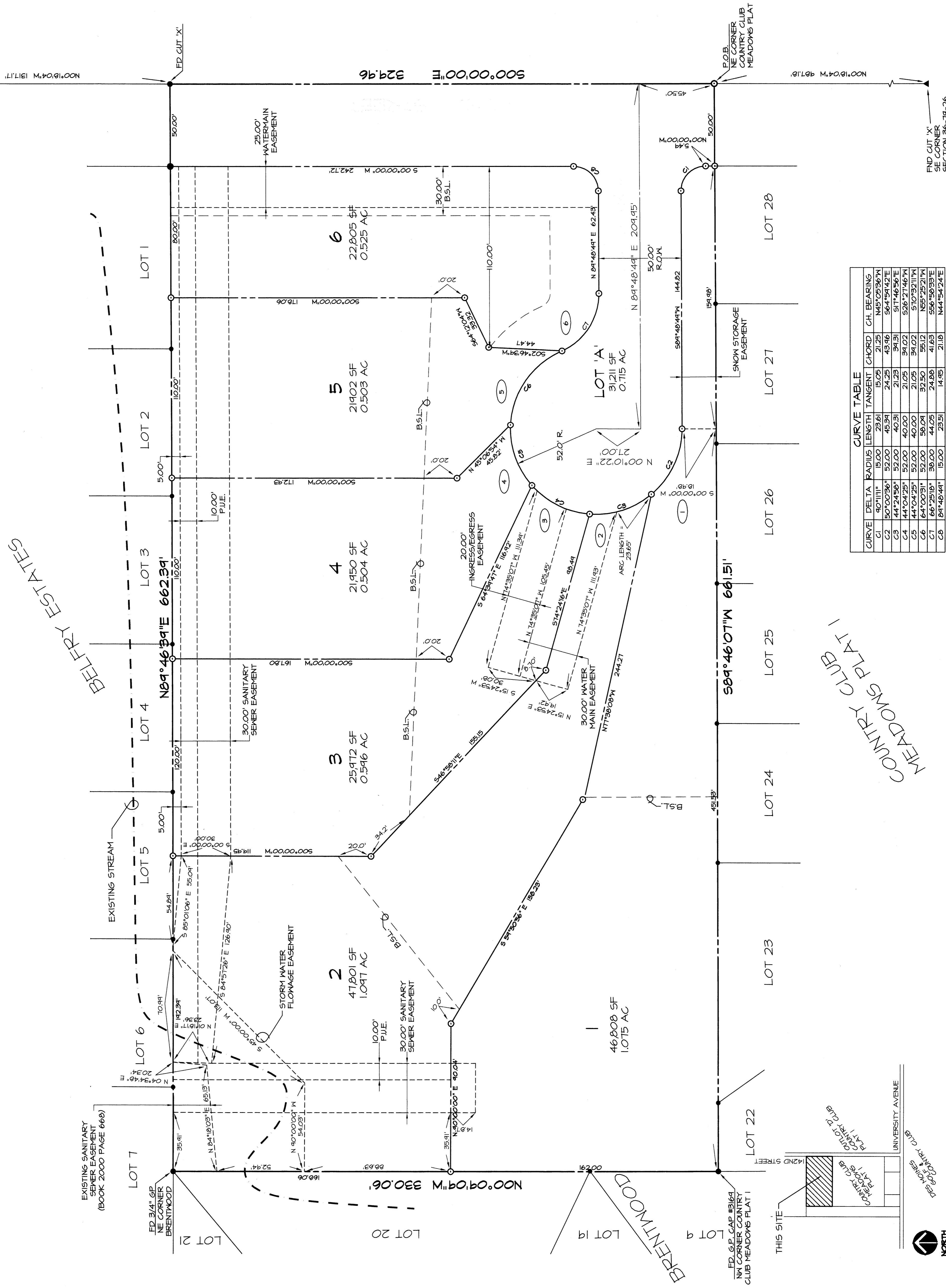


- LEGEND**
- PLAT BOUNDARY
  - SECTION CORNER
  - FOUND CORNER W 5/8" I.R. CAP #12285
  - IR. FOUND CORNER
  - G.P. IRON ROD
  - D. DEEDED DISTANCE
  - M. MEASURED DISTANCE
  - P. PREVIOUSLY RECORDED DISTANCE
  - P.U.E. PUBLIC UTILITY EASEMENT
  - B.S.L. ADDRESS
  - NR. BUILDING SETBACK LINE
  - NOT RADIAL



CIVIL ENGINEERING CONSULTANTS, INC.  
 2400 86TH STREET, UNIT 12 DES MOINES, IOWA 50322-4379  
 PHONE: 515.276.4884 FAX: 515.276.7084

E-4650



**CURVE TABLE**

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C1	50°11'11"	15.00	29.61	15.00	21.25	N45°25'36"N
C2	50°00'36"	52.00	45.34	24.25	43.46	S64°51'42"E
C3	44°24'56"	52.00	40.31	21.25	34.51	S17°46'56"E
C4	44°04'25"	52.00	40.00	21.05	34.02	S26°27'146"N
C5	44°04'25"	52.00	40.00	21.05	34.02	S10°55'11"N
C6	44°00'31"	38.00	36.04	17.65	32.14	S54°33'21"N
C7	66°23'04"	38.00	24.68	14.53	24.68	S54°33'21"N
C8	64°46'44"	15.00	29.61	14.95	21.05	N44°54'24"E