

BRENTWOOD

COUNTRY CLUB MEADOWS

LEGAL DESCRIPTION

THE WEST 1/2 OF THE SE 1/4 OF THE SE 1/4 OF SECTION 36, TOWNSHIP 79 NORTH, RANGE 26 WEST OF THE 5TH P.M., WAUKEE, DALLAS COUNTY, IOWA; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE S 1/4 CORNER OF SECTION 36, TOWNSHIP 79 NORTH, RANGE 26 WEST OF THE 5TH P.M., WAUKEE, DALLAS COUNTY, IOWA; THENCE S. 89°05'59" (MINUTES) 46" (SECONDS) E. ALONG THE SOUTH LINE OF SAID SECTION 36 FOR 1324.49 FEET TO THE POINT-OF-BEGINNING; THENCE N. 0°16'13" E. FOR 1319.50 FEET; THENCE S. 89°53'02" E. FOR 663.61 FEET; THENCE S. 0°02'21" W. FOR 330.06 FEET TO THE NORTHWEST CORNER OF COUNTRY CLUB MEADOWS, AN OFFICIAL PLAT IN CLIVE, DALLAS COUNTY, IOWA; THENCE S. 0°25'39" W. ALONG THE WEST LINE OF SAID COUNTRY CLUB MEADOWS FOR 662.12' TO THE SOUTHWEST CORNER OF SAID SECTION 36; THENCE S. 0°23'53" W. FOR 326.04 FEET TO THE SOUTH LINE OF SAID SECTION 36; THENCE N. 89°59'46" W. ALONG THE SOUTH LINE OF SAID SECTION 36 FOR 660.68 FEET TO THE POINT-OF-BEGINNING. THIS PARCEL CONTAINS 20.05 ACRES AND IS SUBJECT TO EASEMENTS OF RECORD.

UNPLATTED

UNPLATTED

UNPLATTED

SE CORNER
SEC. 36-79-26
FND. CUT "X" & UNIVERSITY
W LINE 142nd & UNIVERSITY

10000
RECORDED
BOOK 1995 PAGE 10000
1999 SEP -1 P 3: 06
CAROL HOL. RECORDER
DALLAS COUNTY, IOWA
OF PAGES 28
140.00/1.00

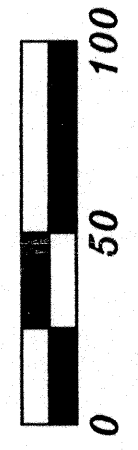
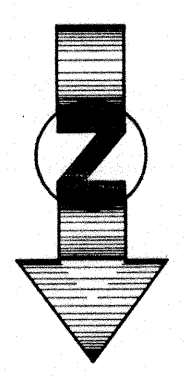
REFERENCE MADE
Book 1995 Page 10000

SUBDIVIDER
BRENTWOOD, LLC
8813 URBANDALE AVENUE
URBANDALE, IOWA 50322
(515) 251-8308

NOTES
SIDEWALKS WILL BE INSTALLED BY PROPERTY OWNERS OF LOTS ADJOINING PUBLIC STREETS.

LEGEND
EXISTING / PROPOSED

PROPERTY CORNER
GOVERNMENT MONUMENT
PLATTED DISTANCE
DEEDED DISTANCE
ADDRESS
#0000



CURVE TABLE

NUMBER	DELTA	CHORD BRG	RADIUS	LENGTH	CHD LENGTH	LENGTH	RADIUS	CHORD BRG	DELTA	CHD LENGTH
C1	37°13'08"	N 18°12'41" W	200.00'	129.92'	127.65'	55.30'	52.50'	N 55°22'08" E	60°21'02"	52.78'
C2	37°05'28"	S 05°32'27" W	350.00'	226.58'	222.64'	59.68'	52.50'	N 07°22'18" E	65°07'44"	56.52'
C3	10°32'27"	S 05°32'27" W	325.00'	59.79'	59.71'	61.61'	52.50'	N 73°33'10" W	58°13'	58.13'
C4	90°23'39"	S 44°47'56" E	300.00'	47.33'	42.57'	26.33'	52.50'	S 58°27'53" W	28°05'	28.05'
C5	89°36'21"	N 05°12'04" E	300.00'	46.92'	42.28'	39.34'	25.00'	S 64°08'24" E	33°42'	33.42'
C6	1°49'19"	N 00°38'42" E	230.00'	71.30'	70.77'	59.85'	295.00'	S 06°05'31" W	59.84'	59.84'
C7	17°41'59"	N 27°58'16" W	230.00'	71.05'	70.77'	59.85'	295.00'	S 05°05'03" W	59.65'	59.58'
C8	88°24'04"	S 07°22'47" W	250.00'	38.57'	34.86'	30.31'	380.00'	S 02°00'52" W	30.30'	30.30'
C9	46°01'01"	S 74°35'19" W	37.50'	30.12'	29.32'	74.46'	380.00'	S 09°54'45" E	74.34'	74.34'
C10	80°04'42"	N 11°02'20" W	52.50'	52.33'	67.55'	81.87'	380.00'	S 11°13'37" E	91.87'	91.87'
C11	57°00'49"	N 68°06'12" W	52.50'	52.24'	50.19'	49.37'	380.00'	S 22°27'07" E	49.37'	49.33'
C12	57°06'55"	N 44°28'35" W	52.50'	52.24'	50.19'	49.37'	380.00'	S 33°05'57" E	81.25'	80.48'
C13	77°49'36"	S 28°34'18" E	52.50'	71.31'	65.96'	23.16'	170.00'	N 04°31'10" W	23.16'	23.14'
C14	46°01'01"	S 28°34'18" E	52.50'	71.31'	65.96'	23.16'	170.00'	N 04°31'10" W	23.16'	23.14'
C15	46°01'01"	S 28°34'18" E	52.50'	71.31'	65.96'	23.16'	170.00'	N 04°31'10" W	23.16'	23.14'
C16	1°32'58"	S 30°08'16" E	320.00'	74.35'	74.36'	131.68'	35.31'	S 33°05'57" E	81.25'	80.48'
C17	1°32'58"	S 30°08'16" E	320.00'	74.35'	74.36'	131.68'	35.31'	S 33°05'57" E	81.25'	80.48'
C18	23°44'50"	S 11°36'12" E	250.00'	39.20'	35.31'	29.32'	37.50'	N 04°31'10" W	23.16'	23.14'
C19	89°50'45"	N 46°01'01" W	250.00'	39.20'	35.31'	29.32'	37.50'	N 04°31'10" W	23.16'	23.14'
C20	46°01'01"	N 46°01'01" W	250.00'	39.20'	35.31'	29.32'	37.50'	N 04°31'10" W	23.16'	23.14'
C21	50°35'23"	S 69°09'42" E	52.50'	46.36'	44.86'					



I HEREBY CERTIFY THAT THIS PLAT, MAP, SURVEY OR REPORT WAS PREPARED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.
SIGNED: *Larry J. Richards* DATE: 8/26/99
MY LICENSE EXPIRES DECEMBER 31, 2000.

eds
ENGINEERING DESIGN SERVICES

1234 68TH ST.
DES MOINES, IOWA 50311
PH. 515-274-1322

BRENTWOOD

FINAL PLAT

REVISIONS

DATE: 7/12/99 (City Comments 5/24/99)
7/27/99 (Easements & Addresses)
8/26/99

WAUKEE, IOWA
DRAWN
DATE: 5/18/99
JOB NO. 20-114
SCALE: 1" = 50'
DWG. NO. 1 OF 1
20-114-482 BRENTWIN