

FINAL PLAT
WESTGATE
PLAT 1
SHEET ONE OF TWO

FOR
WESTGATE PARTNERSHIP
2335 70TH STREET
DES MOINES, IOWA 50322

CURVE TABLE

NUMBER	ARC LENGTH	DELTA ANGLE	RADIUS	CHORD DIRECTION	CHORD LENGTH	TANGENT
C1	215.01	0°22'12"	636.00	N 04°35'26" W	213.99	109.54
C2	163	10°07'44"	1175.00	S 25°14'31" W	1.63	0.82
C3	85.21	06°30'50"	750.00	N 84°38'00" E	85.22	42.68
C4	10.14	06°34'156"	7110.00	S 04°34'30" E	0.14	5.31
C5	27.11	0°17'40"	1200.00	S 00°38'50" E	27.11	13.56

LEGAL DESCRIPTION

THE WEST 1/2 OF THE NE 1/4 AND A PORTION OF THE NE 1/4 OF THE NW 1/4 OF SECTION 34, TOWNSHIP 74 NORTH, RANGE 26 WEST, OF THE 5TH P.M., IN THE CITY OF WAUKEE, DALLAS COUNTY, IOWA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

[illegible]

7609
FILED
BOOK 820 PAGE 218-308
DATE 9-18-96 TIME 1:14 P.M.
CAROL HOL
COUNTY RECORDER
DALLAS CO. IOWA
155.00 / 1.00

LEGEND

- ▲ PLAT BOUNDARY
● FOUND CORNER
○ SET CORNER W 3/8" CAP #1B44 (P.C.M.)
I.R. IRON ROD
G.P. GAS PIPE
D.D. DEEDED DISTANCE
D. MEASURED DISTANCE
M. PREVIOUSLY RECORDED DISTANCE
P. PUBLIC UTILITY EASEMENT
P.U.E. ADDRESS
(1234) BUILDING SETBACK LINE
B.S.L. NOT RADIAL
N.R.

NORTH
SCALE: 1"=100'

CIVIL ENGINEERING CONSULTANTS, INC.
2400 86TH STREET, UNIT 12 DES MOINES, IOWA 50322.4379
PHONE: 515.276.4884 FAX: 515.276.7084

FD. CONC. MONUMENT
CENTER SEC. 34-79-26

CERTIFICATION

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

BY: ~~_____~~ DATE: 9/17/96
JERRY P. OLIVER, IOWA REG. NO. 7844
MY REGISTRATION EXPIRES DECEMBER 31, 1996

FINAL PLAT
WESTGATE
PLAT I
SHEET TWO OF TWO

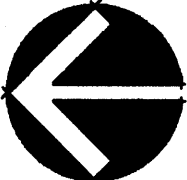
CURVE TABLE

NUMBER	ARC LENGTH	DELTA ANGLE	RADIUS	CHORD DIRECTION	CHORD LENGTH	TANGENT
C1	281.20	22°04'40"	600.00	S 10°51'40" E	228.17	117.05
C2	281.20	22°04'40"	600.00	S 10°51'40" E	228.17	117.05
C3	330.18	19°52'08"	700.00	S 10°51'40" E	271.11	135.56
C4	104.40	06°00'21"	1000.00	N 81°04'22" E	104.40	52.20
C5	261.54	08°14'52"	1000.00	N 82°26'41" E	261.54	130.77
C6	261.54	08°14'52"	1000.00	N 82°26'41" E	261.54	130.77
C7	21.08	01°12'11"	1000.00	S 84°50'09" E	21.08	10.54
C8	511.17	17°44'48"	1000.00	N 85°30'52" E	504.91	252.48
C9	145.34	11°55'45"	1000.00	N 85°30'52" E	145.08	72.54
C10	141.47	04°25'45"	1000.00	S 06°00'31" E	141.25	70.62
C11	10.45	05°22'55"	1000.00	S 19°14'07" E	10.45	5.22
C12	518.62	10°58'01"	1000.00	S 19°14'07" E	518.62	259.31
C13	436.82	28°42'35"	1000.00	S 06°12'25" E	410.81	205.41
C14	44.46	08°42'11"	1000.00	S 06°12'25" E	44.46	22.23
C15	89.78	08°00'00"	600.00	S 04°00'00" E	89.78	44.89
C16	161.55	16°00'00"	600.00	S 04°00'00" E	161.55	81.78
C17	27.04	27°04'40"	600.00	S 10°51'40" E	27.04	13.52
C18	107.20	04°24'54"	2500.00	S 89°45'00" E	107.17	53.63
C19	46.52	106°03'54"	2500.00	S 89°45'00" E	46.49	23.24
C20	69.35	02°31'46"	1455.00	N 01°53'07" E	69.34	34.67
C21	16.19	02°31'46"	1455.00	N 01°53'07" E	16.18	8.08
C22	36.21	82°12'31"	2500.00	S 82°02'35" E	36.20	18.10
C23	89.60	02°31'46"	1455.00	S 01°53'07" E	89.59	44.81
C24	10.54	02°31'46"	1455.00	S 01°53'07" E	10.53	5.26
C25	10.47	01°51'24"	1950.00	S 02°56'54" E	10.46	5.23
C26	37.66	01°51'24"	1950.00	S 02°56'54" E	37.65	18.83
C27	41.17	00°21'59"	1455.00	N 00°06'18" E	41.17	20.58
C28	69.35	02°31'46"	1455.00	N 01°53'07" E	69.34	34.67
C29	16.19	02°31'46"	1455.00	N 01°53'07" E	16.18	8.08
C30	36.21	82°12'31"	2500.00	S 82°02'35" E	36.20	18.10
C31	89.60	02°31'46"	1455.00	S 01°53'07" E	89.59	44.81
C32	40.08	41°30'41"	2500.00	N 36°21'41" E	39.92	20.02
C33	114.66	06°30'31"	1950.00	S 01°53'07" E	114.60	57.30
C34	48.24	08°51'41"	4600.00	N 84°42'24" E	48.20	24.10
C35	37.53	06°00'24"	2500.00	S 43°00'15" E	37.40	18.70
C36	50.28	04°54'22"	6800.00	S 02°11'11" E	50.21	25.10
C37	37.64	08°25'59"	6800.00	S 02°11'11" E	37.63	18.85
C38	69.35	02°31'46"	1455.00	S 01°53'07" E	69.34	34.67
C39	16.19	02°31'46"	1455.00	S 01°53'07" E	16.18	8.08
C40	24.00	02°31'46"	1455.00	S 01°53'07" E	24.00	12.00
C41	36.15	03°11'11"	6800.00	N 06°21'22" E	36.15	18.08
C42	62.05	02°58'35"	6800.00	N 06°21'22" E	62.02	31.01
C43	62.05	02°58'35"	6800.00	N 06°21'22" E	62.02	31.01
C44	15.63	01°58'54"	6800.00	N 07°11'03" E	15.63	7.81
C45	16.35	01°58'54"	6800.00	N 07°11'03" E	16.35	8.17
C46	69.35	02°31'46"	1455.00	S 01°53'07" E	69.34	34.67
C47	16.19	02°31'46"	1455.00	S 01°53'07" E	16.18	8.08
C48	108.80	02°58'35"	6800.00	N 06°21'22" E	108.80	54.40
C49	36.15	03°11'11"	6800.00	N 06°21'22" E	36.15	18.08
C50	37.61	04°54'11"	4700.00	S 11°21'41" E	37.61	18.81
C51	84.45	04°54'11"	4700.00	S 11°21'41" E	84.42	42.21
C52	75.03	04°18'41"	4700.00	S 06°42'38" E	75.01	37.50
C53	72.35	04°18'41"	4700.00	S 06°42'38" E	72.31	36.15
C54	67.64	08°54'43"	4700.00	S 07°42'51" E	67.62	33.81
C55	51.76	01°52'06"	4700.00	S 04°40'51" E	51.76	25.88
C56	24.92	02°03'56"	8800.00	S 04°40'51" E	24.92	12.46
C57	62.60	04°11'04"	8800.00	S 07°15'48" E	62.58	31.29
C58	10.74	00°41'56"	1710.00	N 04°24'26" E	10.74	5.37
C59	12.68	02°24'24"	1710.00	N 04°24'26" E	12.68	6.34



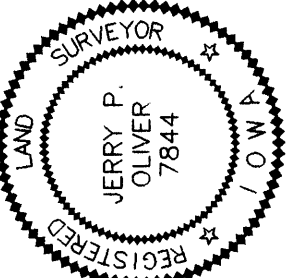
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