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Document 13276 Type SURVEY Pages 1

Date 10/04/2010 Time 3:16 PM

Rec Amt \$7.00

MTG--  
PCRF--  
BKCB--

ODD--  
D/C--

Carol "Cindy" Hol, Recorder  
Dallas County IOWA

RECORDER'S NOTE: 10-24-2010

BY LETTER DATED 09-28-2010

SIGNED BY: RALPH R. BROWN,

DALLAS CENTER CITY ATTORNEY,

THE CITY OF DALLAS CENTER, IOWA

HEREBY WAIVES ITS REVIEW OF

THIS PLAT OF SURVEY.

PREPARED BY: JOEL R. ROMEY

BISHOP ENGINEERING CO., INC. 3501 104th STREET

URBANDALE IOWA 50322

PH.(515) 276-0467



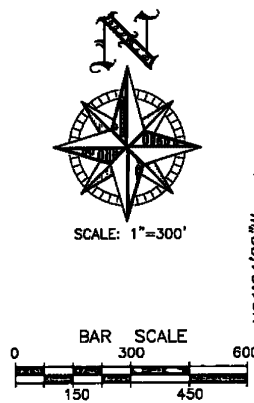
**Bishop Engineering**

"Planning Your Successful Development"

3501 104th Street  
Des Moines, Iowa 50322-3825  
Civil Engineering & Land Surveying

Established 1959

# PLAT OF SURVEY PART S. 1/2 - SW. 1/4 SEC. 29 T80N R27W



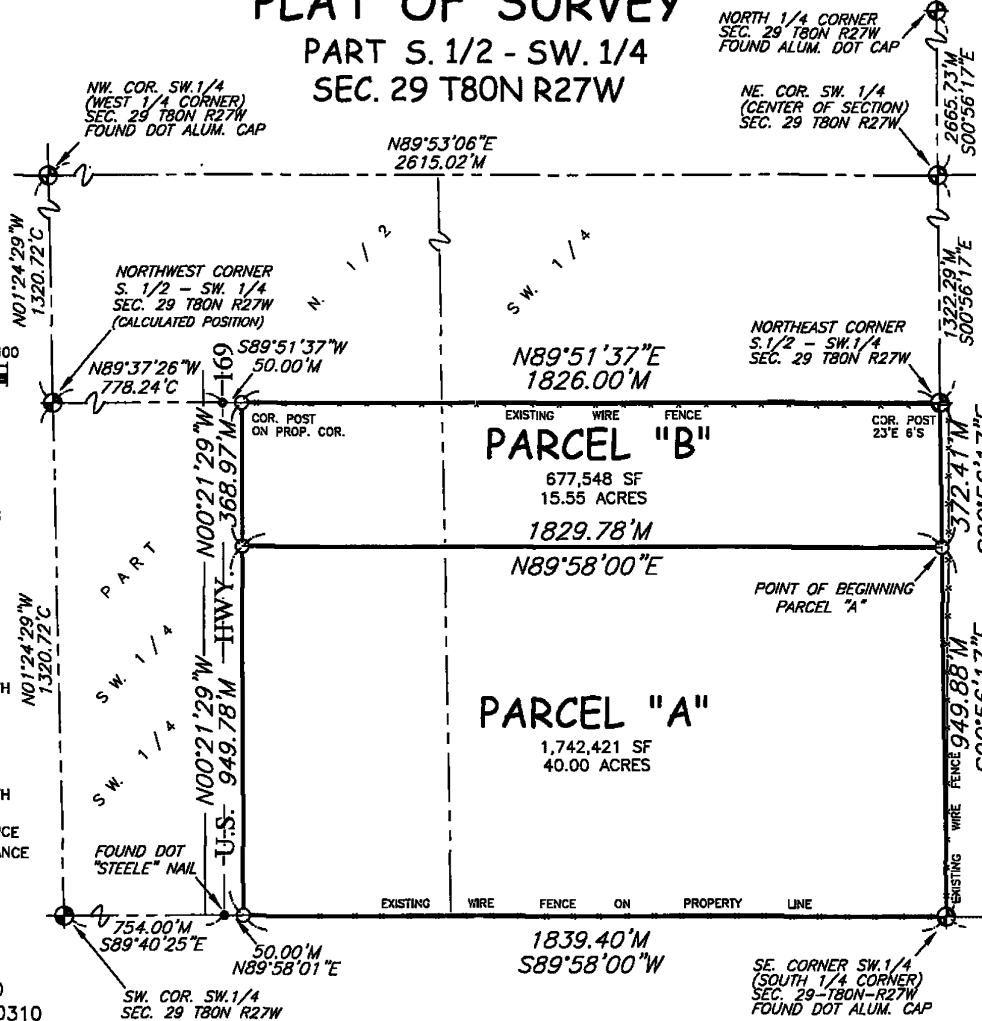
AREAS IN 1/4-1/4:  
PARCEL "A"  
SE. 1/4-SW. 1/4=28.31 ACRES  
SW. 1/4-SW. 1/4=11.69 ACRES  
PARCEL "B"  
SE. 1/4-SW. 1/4=11.09 ACRES  
SW. 1/4-SW. 1/4=4.46 ACRES

## LEGEND:

- INDICATES SECTION CORNER PLACED 3/4" IRON PIPE WITH ORANGE PLASTIC ID. #12971 UNLESS OTHERWISE NOTED
- INDICATES LOT CORNER FOUND DOT "STEELE" NAIL
- INDICATES LOT CORNER PLACED 3/4" IRON PIPE WITH ORANGE PLASTIC ID. #12971
- M INDICATES MEASURED DISTANCE
- C INDICATES CALCULATED DISTANCE
- SF SQUARE FEET

## PROPRIETOR/ SURVEY FOR:

RAYMOND DIPAGLIA  
4500 MERLE HAY ROAD  
DES MOINES, IOWA 50310



NORTH 1/4 CORNER  
SEC. 29 T80N R27W  
FOUND ALUM. DOT CAP

NE. COR. SW. 1/4  
(CENTER OF SECTION)  
SEC. 29 T80N R27W

NE. COR. SW. 1/4  
(EAST 1/4 CORNER)  
SEC. 29 T80N R27W  
FOUND GRANITE STONE

## PARCEL DESCRIPTIONS:

### PARCEL "A":

THE SOUTH 40.00 ACRES OF THE SOUTH ONE-HALF OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 80 NORTH, RANGE 27 WEST OF THE 5th. P.M., DALLAS COUNTY, IOWA LYING EAST OF THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 169, MORE ACCURATELY DESCRIBED AS: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTH ONE-HALF (S.1/2) OF THE SOUTHWEST QUARTER (SW.1/4) OF SAID SECTION 29; THENCE S00°56'17"E (GPS MEASURED BEARINGS) ALONG THE EAST LINE OF THE S.1/2 OF THE SW.1/4 OF SAID SECTION 29, A DISTANCE OF 372.41 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S00°56'17"E ALONG THE EAST LINE OF THE S.1/2 OF THE SW.1/4 OF SAID SECTION 29, A DISTANCE OF 949.88 FEET TO THE SOUTHEAST CORNER OF THE SW.1/4 OF SAID SECTION 29; THENCE S89°58'00"W ALONG THE SOUTH LINE OF THE SW.1/4 OF SAID SECTION 29, A DISTANCE OF 1829.78 FEET TO THE EAST RIGHT-OF-WAY LINE OF U.S. HIGHWAY No. 169 AS IT IS PRESENTLY ESTABLISHED; THENCE N00°21'29"W ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 949.78 FEET; THENCE N89°58'00"E, A DISTANCE OF 1829.78 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND BEING SUBJECT TO AND TOGETHER WITH ANY AND ALL EASEMENTS OF RECORD.

SAID TRACT OF LAND CONTAINS 40.00 ACRES MORE OR LESS.

### PARCEL "B":

THE SOUTH ONE-HALF OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 80 NORTH, RANGE 27 WEST OF THE 5th. P.M., DALLAS COUNTY, IOWA LYING EAST OF THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 169, EXCEPT THE SOUTH 40.00 ACRES THEREOF, MORE ACCURATELY DESCRIBED AS: BEGINNING AT THE NORTHEAST CORNER OF THE SOUTH ONE-HALF (S.1/2) OF THE SOUTHWEST QUARTER (SW.1/4) OF SAID SECTION 29; THENCE S00°56'17"E (GPS MEASURED BEARINGS) ALONG THE EAST LINE OF THE S.1/2 OF THE SW.1/4 OF SAID SECTION 29, A DISTANCE OF 372.41 FEET; THENCE S89°58'00"W, A DISTANCE OF 1829.78 FEET TO THE EAST RIGHT-OF-WAY LINE OF U.S. HIGHWAY No. 169 AS IT IS PRESENTLY ESTABLISHED; THENCE N00°21'29"W ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 368.97 FEET TO THE NORTH LINE OF THE S.1/2 OF THE SW.1/4 OF SAID SECTION 29; THENCE N89°58'00"E ALONG THE NORTH LINE OF THE S.1/2 OF THE SW.1/4 OF SAID SECTION 29, A DISTANCE OF 1826.00 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND BEING SUBJECT TO AND TOGETHER WITH ANY AND ALL EASEMENTS OF RECORD.

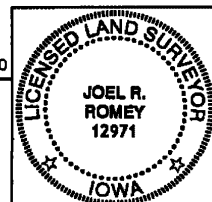
SAID TRACT OF LAND CONTAINS 15.55 ACRES MORE OR LESS.

DATE OF FIELD WORK: 27 AUGUST 2010

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED BY ME AND THE RELATED SURVEY WORK WAS PERFORMED UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA. LICENSE RENEWAL DATE: 31 DEC. 2011 PAGES COVERED BY THIS SEAL: THIS PAGE ONLY

SIGNED: *Joel R. Romey*  
JOEL R. ROMEY P.L.S. 12971

DATE: 09/30/10



SHEET  
1 OF 1

DRAWING NO.  
'10-  
0194