

Plat received in Clerk's Office 5-1-2023
Date

P & Z Recommendation Approved
Approval or Rejection
5-15-2023
Date

Warren County Zoning
Plat of Survey Review
Approved by:
Miranda Bailey
Signature

Council Action Approved
Approval or Rejection
5-22-2023
Date
Shalee Crispin
City Clerk, Carlisle, Iowa

Approval of parcel V,W,X only
08/16/2023

PLAT OF SURVEY

INDEX LEGEND

LOCATION: NW 1/4 OF SE 1/4 OF SECTION 14
T 77N, R 23W, WARREN COUNTY, IOWA

OWNER: ONE OVER LLC
624 21ST ST., WEST DES MOINES IA 50265

SURVEY FOR: JAKE SICKELS - PEOPLES COMPANY

PREPARED BY CHAD A. DANIELS
DANIELS LAND SURVEYING, 22470 18TH LN, NEW VIRGINIA IA 50210
RETURN TO: 515-577-2583

SURVEY LEGEND

- () - Recorded Distance/Bearing
- — — — 33' Road Easement
- · - · - Section line
- * — * — Fence line

Monuments

- ▲ - Found section corner
- - Set 1/2" red plastic capped rebar, #17532
- - Set 12" spike w/ brass washer, #17532
- - Found 1/2" yellow cr #6808

BASIS OF BEARINGS IS IA RCS ZONE 8

DESCRIPTION - PARCEL V:

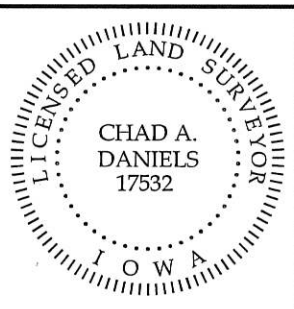
That part of Parcel C, recorded in Irregular Plat Book 16 Page 1 of 77-23, of the Northwest Quarter of the Southeast Quarter of Section 14, Township 77 North, Range 23 West of the 5th P.M., Warren County, Iowa, described as follows; Beginning at the Southwest corner of said Parcel C; thence South 88 degrees 27 minutes 37 seconds East, 421.67 feet along the South line of said Parcel C; thence North 00 degrees 19 minutes 32 seconds West, 513.41 feet to a corner of said Parcel C; thence South 56 degrees 22 minutes 38 seconds West, 47.32 feet to a corner of said Parcel C; thence South 89 degrees 09 minutes 40 seconds West, 381.91 feet to a corner of said Parcel C; thence South 00 degrees 19 minutes 32 seconds East, 470.29 feet to the Point of Beginning, having an area of 4.65 Acres including 0.32 Acres of Road Easement.

DESCRIPTION - PARCEL W:

That part of Parcel C, recorded in Irregular Plat Book 16 Page 1 of 77-23, of the Northwest Quarter of the Southeast Quarter of Section 14, Township 77 North, Range 23 West of the 5th P.M., Warren County, Iowa, described as follows; Commencing at the Southwest corner of said Parcel C; thence South 88 degrees 27 minutes 37 seconds East, 421.67 feet along the South line of said Parcel C to the Point of Beginning; thence North 00 degrees 19 minutes 33 seconds West, 513.41 feet to a corner of said Parcel C; thence North 03 degrees 48 minutes 05 seconds West, 468.20 feet to a corner of said Parcel C; thence North 88 degrees 55 minutes 17 seconds East, 158.00 feet along the North line of said Parcel C; thence South 00 degrees 16 minutes 05 seconds East, 183.76 feet; thence South 46 degrees 56 minutes 01 seconds East, 224.24 feet; thence South 10 degrees 15 minutes 47 seconds East, 188.19 feet; thence South 44 degrees 11 minutes 03 seconds East, 72.59 feet; thence South 00 degrees 19 minutes 30 seconds East, 419.53 feet to said South line of Parcel C; thence North 88 degrees 27 minutes 37 seconds West, 375.33 feet to the Point of Beginning, having an area of 6.74 Acres including 0.28 Acres of Road Easement.

DESCRIPTION - PARCEL X:

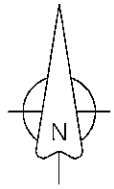
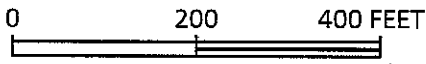
That part of Parcel C, recorded in Irregular Plat Book 16 Page 1 of 77-23, of the Northwest Quarter of the Southeast Quarter of Section 14, Township 77 North, Range 23 West of the 5th P.M., Warren County, Iowa, described as follows; Beginning at the Southeast corner of said Parcel C; thence North 03 degrees 34 minutes 35 seconds West, 436.10 feet to a corner of said Parcel C; thence North 34 degrees 50 minutes 30 seconds East, 19.04 feet to a corner of said Parcel C; thence North 03 degrees 38 minutes 47 seconds East, 149.69 feet to a corner of said Parcel C; thence North 03 degrees 38 minutes 48 seconds West, 366.65 feet to a corner of said Parcel C; thence North 49 degrees 14 minutes 05 seconds West, 64.06 feet to a corner of said Parcel C; thence South 88 degrees 55 minutes 17 seconds West, 416.22 feet along the North line of said Parcel C; thence South 00 degrees 16 minutes 05 seconds East, 183.76 feet; thence South 46 degrees 56 minutes 01 seconds East, 224.24 feet; thence South 10 degrees 15 minutes 47 seconds East, 188.19 feet; thence South 44 degrees 11 minutes 03 seconds East, 72.59 feet; thence South 00 degrees 19 minutes 30 seconds East, 419.53 feet to the South line of said Parcel C; thence South 88 degrees 27 minutes 37 seconds East, 243.70 feet to the Point of Beginning, having an area of 7.22 Acres including 0.18 Acres of Road Easement.



I hereby certify that this surveying document was prepared by me and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Professional Land Surveyor under the laws of the State of Iowa.

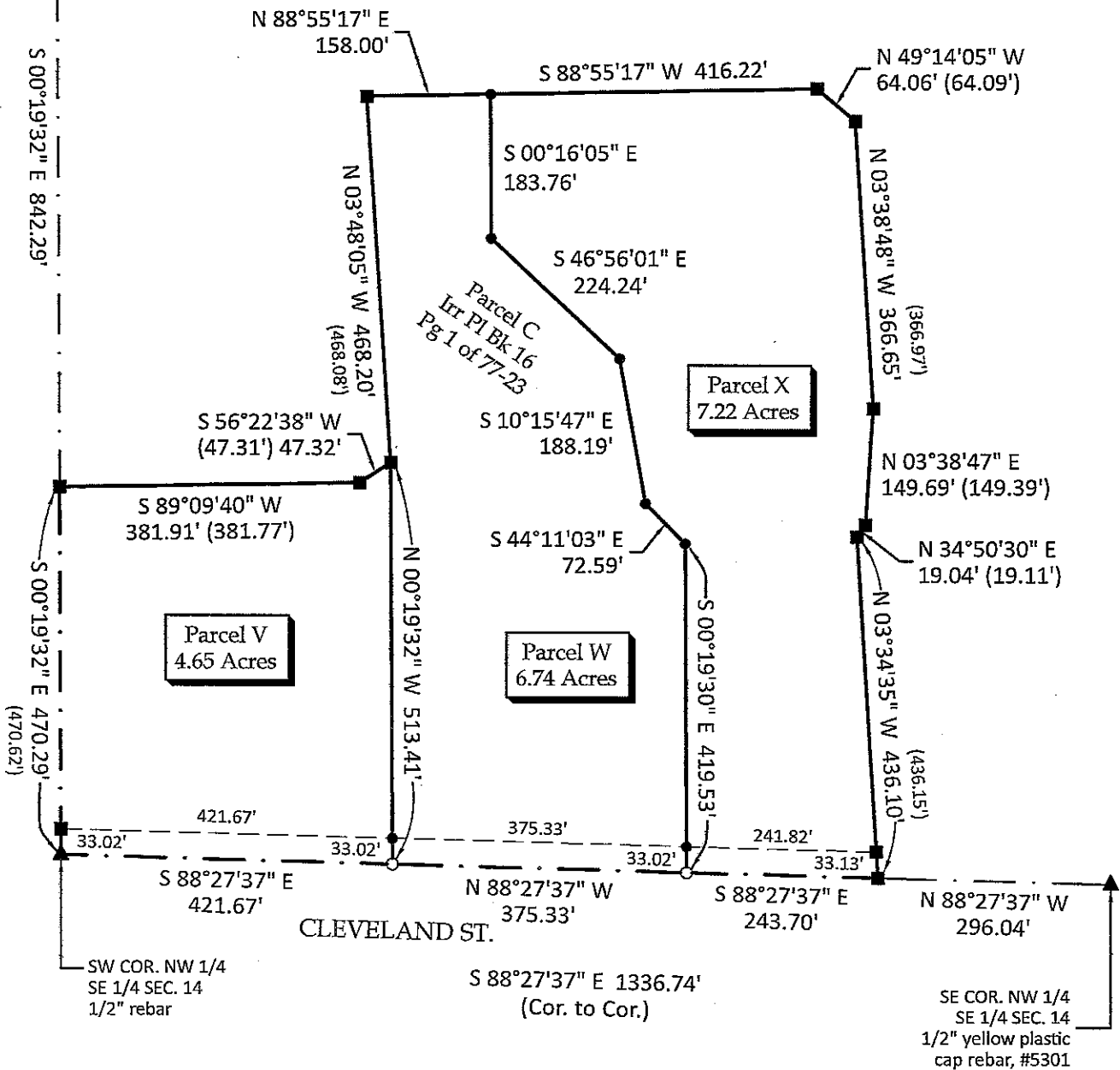
Signed Chad A. Daniels 9 MAY 23
Chad A. Daniels Date

Iowa License No. 17532
My license renewal date is 12-31-2024
Page No.'s covered by this seal: 1 and 2



CENTER, SEC. 14
1/2" yellow plastic
cap rebar, #6808

THE ENTIRE OUTSIDE BOUNDARY IS FENCED.



NOTE: PARCELS V, W, AND X CONTAIN ALL
OF THE SURVEY OF PARCEL C, RECORDED IN
IRREGULAR PLAT BOOK 16 PAGE 1 OF 77-23.