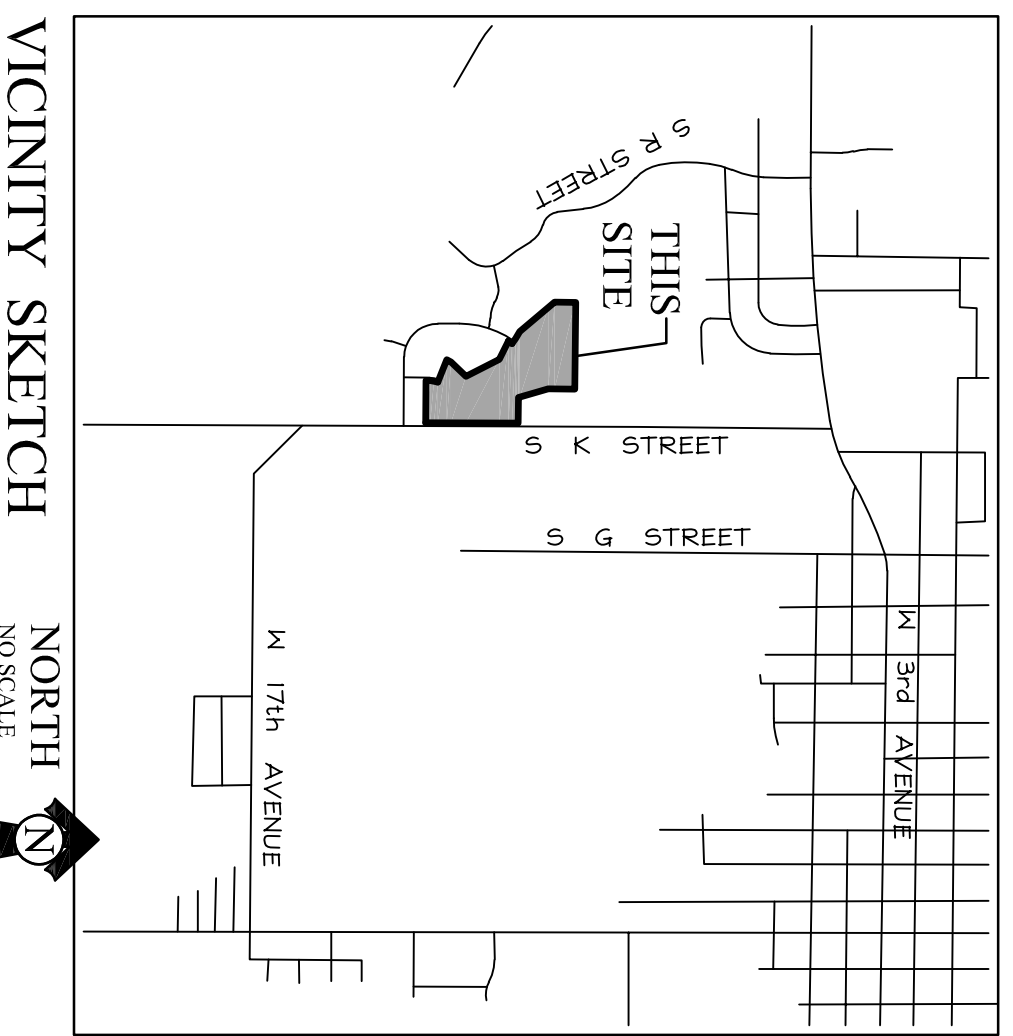
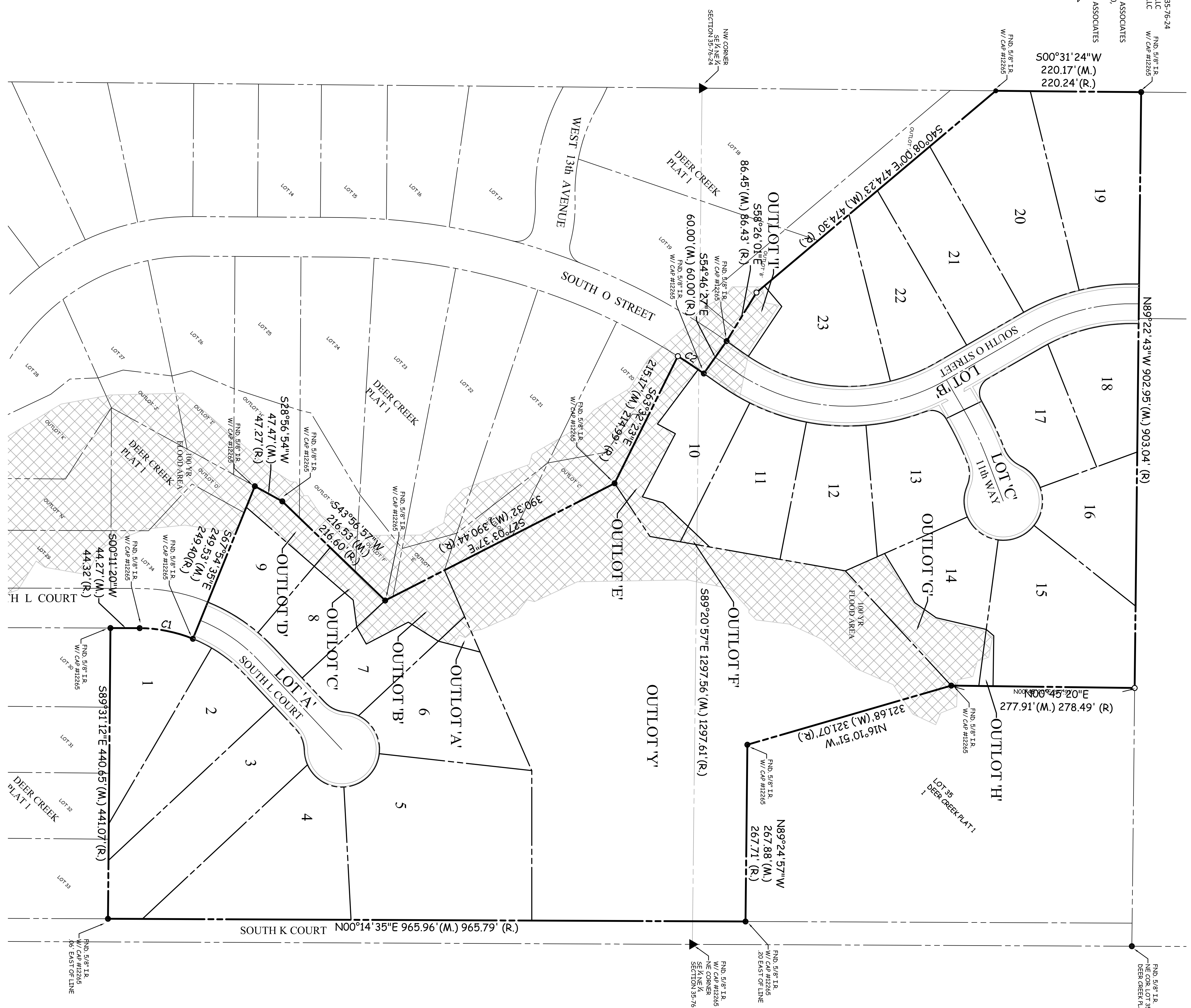


INDEX LEGEND
 LOCATION: E 1/2 NE 1/4 SECTION 35-76-24
 REQUESTOR: DILIGENT DEER CREEK LLC
 PROJECTOR: DILIGENT DEER CREEK LLC
 SURVEYOR: KEVEN J. CRAWFORD
 COMPANY: COOPER CRAWFORD & ASSOCIATES
 RETURN TO: 475 S 50th St, Ste. 800,
 West Des Moines, IA 50325
 COOPER CRAWFORD & ASSOCIATES



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C1	02°34.13'	2200	82.82	41.91	82.34	S18°19'17\"
C2	002°47.16'	97000	47.19	23.60	47.19	S35°42'43\"
C3	024°51.31'	2500	108.47	95.10	107.62	N8°43'11\"
C4	046°13.33'	3000	344.52	191.95	323.38	N02°26'49\"
C5	030°37.17'	3000	160.33	82.13	108.43	N4°41'22\"
C6	009°00.00'	5000	78.54	39.35	78.46	N6°30'00\"
C7	022°13.98'	2200	85.37	44.23	84.83	N02°58'27\"
C8	008°13.38'	2200	31.99	15.82	31.56	N26°12'14\"
C9	008°37.53'	2200	43.86	32.16	43.64	N38°38'00\"
C10	041°49.00'	4900	357.6	18.72	34.97	N67°26'24\"
C11	022°39.24'	5700	22.54	11.42	22.39	N77°26'14\"
C12	049°09.33'	5700	68.80	39.39	64.70	N31°31'49\"
C13	080°33.98'	5700	80.18	48.34	73.73	N42°21'00\"
C14	070°11.33'	5700	69.83	40.05	65.54	S6°19'14\"
C15	021°01.31'	5700	20.92	10.38	20.80	S18°38'42\"
C16	041°49.00'	4900	357.6	18.72	34.97	S26°02'27\"
C17	006°35.32'	2800	32.22	16.13	32.20	S43°39'10\"
C18	018°15.99'	2800	89.27	45.02	88.89	S31°12'29\"
C19	002°34.44'	97000	10.37	5.18	10.37	N34°42'59\"
C20	015°44.49'	33000	90.70	45.44	90.41	N18°43'44\"
C21	008°37.24'	33000	49.67	24.88	49.62	N37°54'51\"
C22	015°44.49'	33000	90.70	45.44	90.41	N02°58'59\"
C23	015°44.49'	33000	90.70	45.44	90.41	N02°58'59\"
C24	016°11.45'	33000	93.28	46.95	92.97	N12°59'22\"
C25	081°06.14'	2500	35.38	21.38	32.50	N19°27'23\"
C26	008°39.30'	47000	71.03	35.98	70.96	N47°19'49\"
C27	044°08.27'	46.50	35.82	18.85	34.94	S8°16'16\"
C28	046°38.59'	59.50	48.44	25.65	47.12	N89°28'30\"
C29	048°35.39'	59.50	60.85	33.39	58.23	N36°21'19\"
C30	059°05.56'	59.50	61.37	33.73	58.69	N27°59'31\"
C31	058°35.39'	59.50	60.85	33.39	58.23	N89°50'16\"
C32	044°40.30'	59.50	46.39	24.45	45.23	S47°31'41\"
C33	044°33.26'	46.50	35.35	18.88	34.50	S46°58'09\"
C34	008°39.21'	53000	80.07	40.11	79.99	S44°22'11\"
C35	088°54.29'	2500	39.23	24.96	38.33	N47°51'14\"
C36	002°08.25'	27000	10.09	5.04	10.09	N28°59'47\"
C37	028°28.51'	27000	134.21	68.82	132.84	N13°37'09\"
C38	04724.41'	33000	83.00	41.72	82.78	S05°35'04\"
C39	015°44.49'	33000	90.70	45.44	90.41	S21°39'49\"
C40	002°27.47'	33000	2.67	1.33	2.67	S29°46'07\"
C41	016°02.09'	27000	75.97	38.03	75.32	S27°56'56\"
C42	047°43.13'	27000	224.88	119.42	218.43	S09°53'46\"
C43	001°28.11'	27000	6.33	3.46	6.33	S34°29'28\"
C44	002°10.32'	97000	36.83	18.42	36.83	S37°24'21\"

LEGEND

- PLAT BOUNDARY
- SECTION CORNER
- FOUND CORNER, AS NOTED
- SET CORNER 5/8" T.R. W/ YELLOW CAP #13156
- IRON ROD
- 6AS PIPE
- DEEBED DISTANCE
- MEASURED DISTANCE
- PREVIOUSLY RECORDED DISTANCE
- PUBLIC UTILITY EASEMENT
- ADDRESS
- MINIMUM OPENING ELEVATION
- MINIMUM PROTECTION ELEVATION
- NOT RADIAL

FINAL PLAT
DEER CREEK
PLAT 2
 OWNER / DEVELOPER
 DILIGENT DEER CREEK, LLC
 12119 STRATFORD DR
 CLIVE, IA 50325
 515-309-0705
ZONING
 R1 SINGLE FAMILY DWELLING
SETBACKS
 FRONT YARD: 30'
 REAR YARD: 35'
 10' ONE STORY
 25' SIDE STREET CORNER LOT

UTILITIES
 SANITARY SEWER - CITY OF INDIANOLA
 WATER - INDIANOLA MUNICIPAL UTILITIES

LEGAL DESCRIPTION
 OUTLOT 2, DEER CREEK PLAT 1, AN OFFICIAL PLAT, CITY OF INDIANOLA, WARREN COUNTY, IOWA.
 SAID TRACT OF LAND CONTAINS 24.58 ACRES MORE OR LESS.
 SAID TRACT OF LAND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.

FLOOD HAZARD INFORMATION
 MAP #1913IC 0286 E
 DATED: 3/02/2009
 ZONE: A - SPECIAL HAZARD AREA WITHOUT BASE FLOOD ELEVATION
 REVISED FLOOD ZONE BASED ON CLOWR-F, CASE # 17-07-0716C
 100-YEAR FLOOD PLAIN ONCE IOWA (LETTER OF MAP AMENDMENT) IS APPROVED
 BASE ON THE CLOWR-F DATED 03-06-2017, - CASE # 17-07-0716C.

NOTES

- LOT A, LOT B, AND LOT C TO BE DEDICATED TO THE CITY FOR USE AS PUBLIC STREETS AFTER PLAT APPROVAL AND IN CONJUNCTION WITH PLAT RECORDING.
- INSTALLATION OF PUBLIC SIDEWALK TO OCCUR AT THE TIME OF INDIVIDUAL LOT DEVELOPMENT. SIDEWALKS ARE REQUIRED ON BOTH SIDES OF THE STREET.
- THIS PLAT HAS AN ERROR OF CLOSURE OF LESS THAN 1 IN 10,000.
- EACH LOT IN THIS PLAT HAS AN ERROR OF CLOSURE OF LESS THAN 1 IN 5,000.
- ALL LOT CORNERS SHALL BE SET WITHIN ONE YEAR OF RECORDING.
- BEARINGS BASED ON AN ASSUMED BEARING.
- COMPLIANCE WITH IOWA STANDARDS FOR SOIL EROSION TECHNIQUES WILL BE MET.

CERTIFICATIONS

I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT WAS PREPARED 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.

KEVEN J. CRAWFORD
 LICENSED PROFESSIONAL ENGINEER
 IOWA
 12980
 13156

BRADLEY R. CRAWFORD
 LICENSED PROFESSIONAL ENGINEER
 IOWA
 12980
 13156

KEVIN R. COOPER, IOWA LICENSE NO. 12980
 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2019
 PAGES OR SHEETS COVERED BY THIS SET: (M.O.E., M.B.E., & FLOOD MAP)

KEVIN J. CRAWFORD
 13156
 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2018
 PAGES OR SHEETS COVERED BY THIS SET: SHEETS 1-3

COOPER CRAWFORD & ASSOCIATES, L.L.C.
 CIVIL ENGINEERS

475 S. 50th STREET, SUITE 800, WEST DES MOINES, IOWA 50325
 PHONE: (515) 224-1344 FAX: (515) 224-1345
 DATE: 11-13-2018
 REVISIONS:

JOB NUMBER
1847

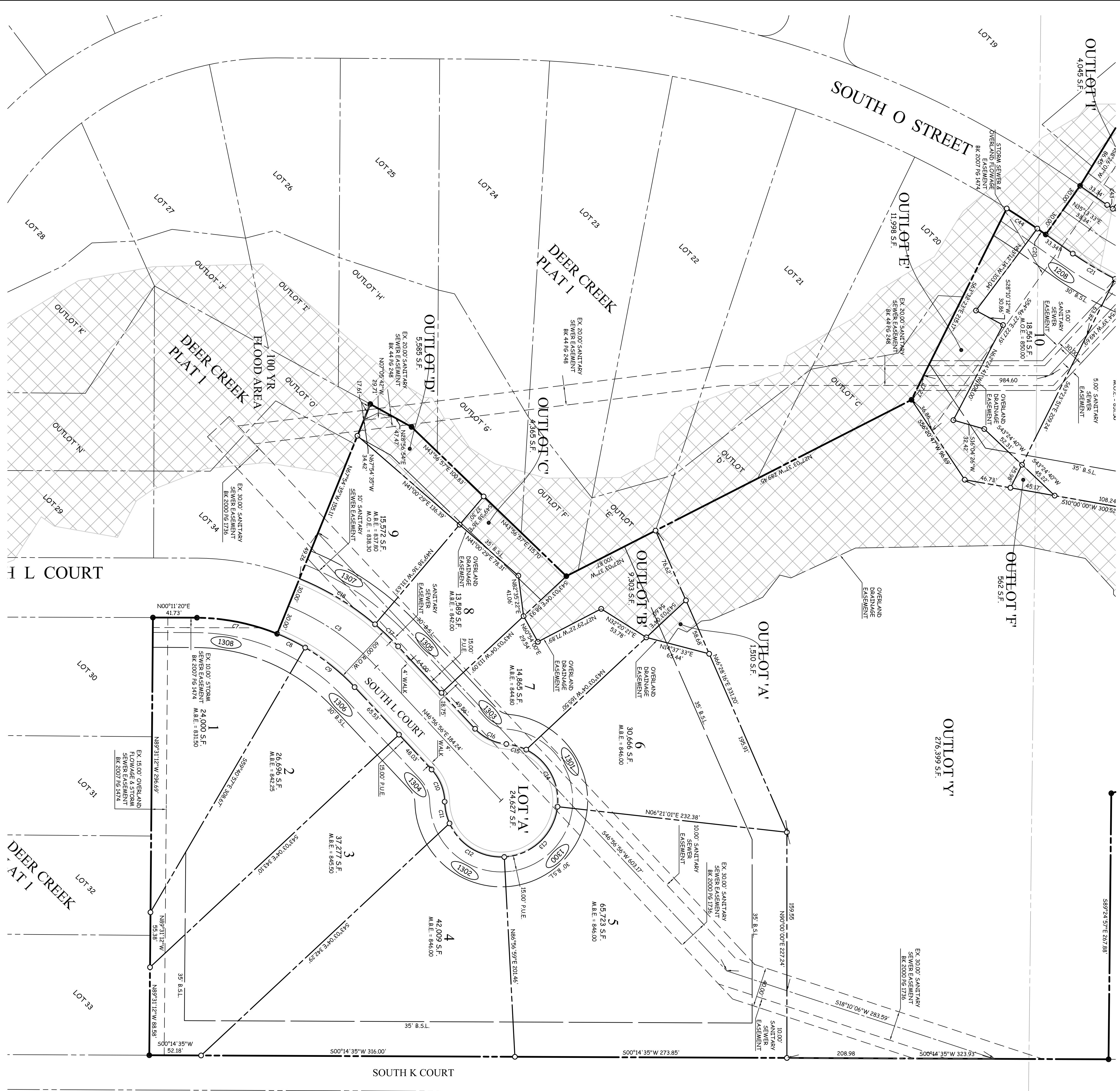
SHEET
1 OF 3

SCALE: 1"=80'
 0 40 80

APPROVED: (X-X-2003) INITIAL:ED:XXX AS-BUILT: (X-X-2003)
DEER CREEK PLAT 2



FINAL PLAT
DEER CREEK
PLAT 2



LEGEND

- ▲ PLAT BOUNDARY
- SECTION CORNER
- FOUND CORNER, AS NOTED
- SET CORNER 5/8" IR W/ YELLOW CAP #13156
- IRON ROD
- 6/4S TYPE
- D. DEBDED DISTANCE
- M. MEASURED DISTANCE
- R. PREVIOUSLY RECORDED DISTANCE
- P.U.E. PUBLIC UTILITY EASEMENT
- ADDRESS
- B.S.L. BUILDING SETBACK LINE
- M.C.E. MINIMUM OPENING ELEVATION
- M.P.E. MINIMUM PROTECTION ELEVATION
- NR. NOT RADIAL

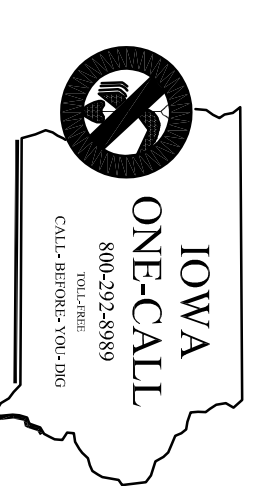
COOPER CRAWFORD
 & ASSOCIATES, L.L.C.
 CIVIL ENGINEERS

475 S. 50th STREET, SUITE 800, WEST DES MOINES, IOWA 50265
 PHONE: (515) 224-1344 FAX: (515) 224-1345

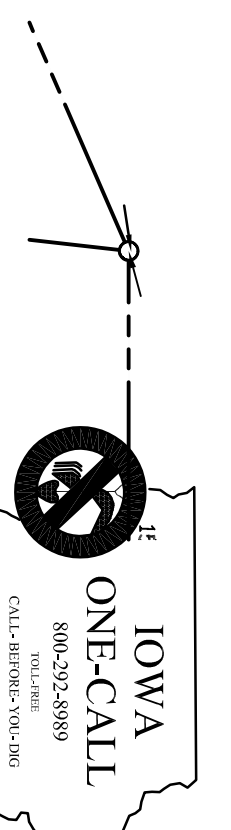
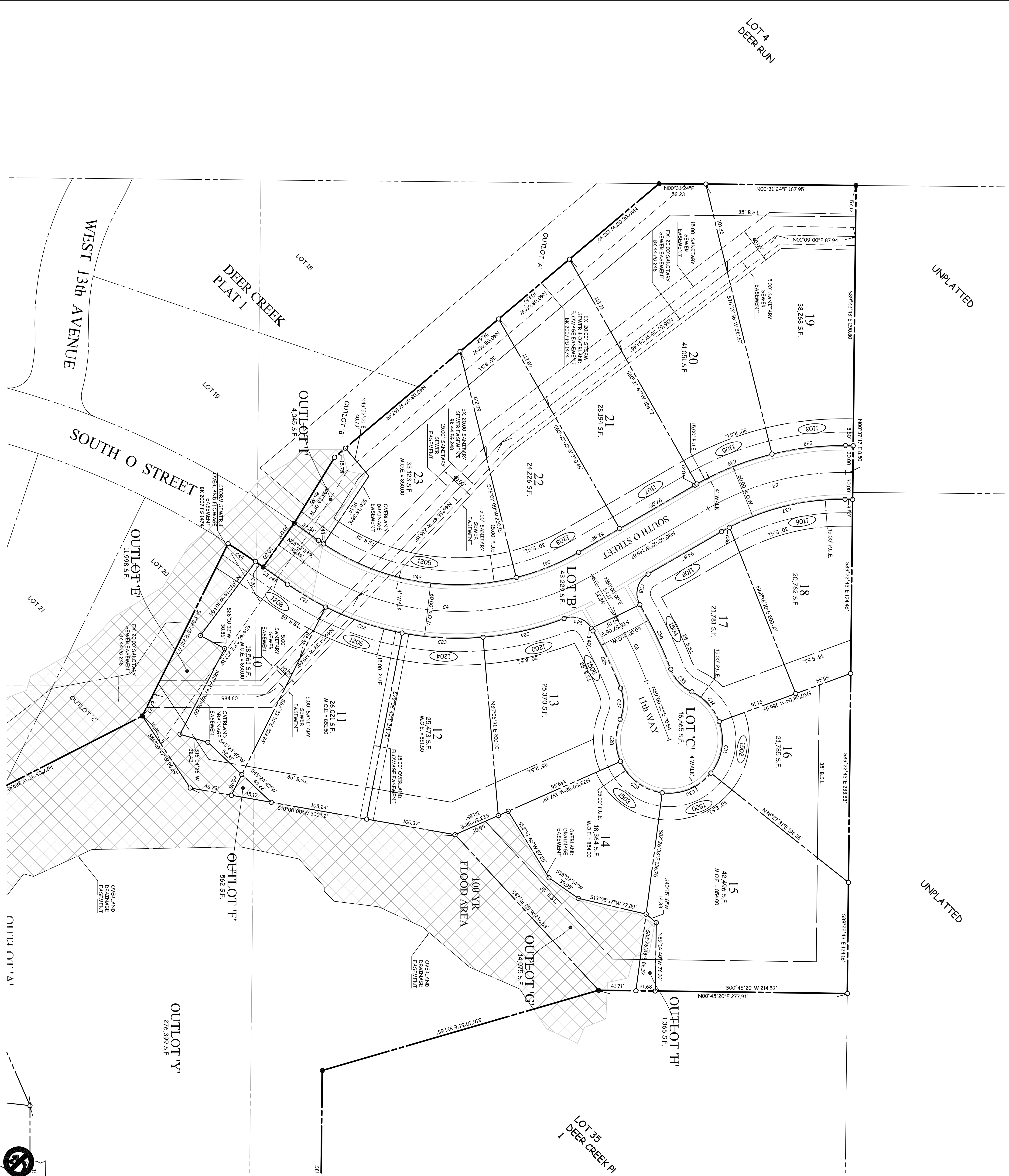
DATE: 11-13-2018
 REVISIONS:

JOB NUMBER
CC 1847

APPROVED: (X-X-2003) INITIALS: XXX AS-BUILT: (X-X-2003)
 FINAL PLAT SHEET 2 OF 3



FINAL PLAT
DEER CREEK
PLAT 2



APPROVED: (X-X-2003) INITIALS: XXX AS-BUILT: (X-X-2003)
 SCALE: 1"=50'
 DATE: 11-13-2018
 JOB NUMBER
1847
 SHEET
 3 OF 3

475 S. 50th STREET, SUITE 800, WEST DES MOINES, IOWA 50265
 PHONE: (515) 224-1344 FAX: (515) 224-1345
COOPER CRAWFORD
 & ASSOCIATES, L.L.C.
 CIVIL ENGINEERS

- LEGEND**
- ▲ PLAT BOUNDARY
 - SECTION CORNER
 - FOUND CORNER, AS NOTED
 - SET CORNER 5/8" IR W/ YELLOW CAP #13156
 - IRON ROD
 - GAS TYPE
 - DEEBED DISTANCE
 - MEASURED DISTANCE
 - PREVIOUSLY RECORDED DISTANCE
 - PUBLIC UTILITY EASEMENT
 - ADDRESS
 - BUILDING SETBACK LINE
 - MINIMUM OPENING ELEVATION
 - M.P.E.
 - NOT RADIAL