

INDEX LEGEND

SURVEYOR'S NAME:
ERIC J. MILLER
SNYDER & ASSOCIATES, INC.
2727 SW SNYDER BOULEVARD
ANKENY, IOWA 50023
515-964-2020
ERICMILLER@SNYDER-ASSOCIATES.COM
SERVICE PROVIDED BY:
SNYDER & ASSOCIATES, INC.
SURVEY LOCATED:
LOT 1, BRIAR CREEK SOUTH PLAT 2
PT. NE1/4 SE1/4
SECTION 07-80N-23W
REQUESTED BY:
REQUESTED BY VANESSA WHITINGER
RETURN TO:
ERIC J. MILLER
SNYDER & ASSOCIATES, INC.
2727 SW SNYDER BOULEVARD
ANKENY, IOWA 50023

RESERVED FOR RECORDERS STAMP

EASEMENT VACATION PLAT

EASEMENT VACATION DESCRIPTION

A PART OF LOT 1 BRIAR CREEK SOUTH PLAT 2, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING A PART OF THE CITY OF ANKENY, POLK COUNTY, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE NORTH 89° 49' 17" WEST ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 135.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00° 12' 55" WEST, 104.00 FEET TO THE SOUTH LINE OF SAID LOT 1; THENCE NORTH 89° 49' 17" WEST ALONG SAID SOUTH LINE, 35.00 FEET; THENCE NORTH 00° 12' 55" EAST, 104.00 FEET TO SAID NORTH LINE; THENCE SOUTH 89° 49' 17" EAST ALONG SAID NORTH LINE, 35.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.08 ACRES (3,640 S.F.).

DATE OF SURVEY

MAY 19, 2017

OWNER

JASON C AND VANESSA J WHITINGER
2713 NE SENECA DRIVE
ANKENY, IOWA

BASIS OF BEARING

THE NORTH LINE OF SAID LOT 1 IS ASSUMED TO BEAR S 89° 49' 17" E FOR THE PURPOSES OF THIS PLAT.

CURVE TABLE

CURVE NO.	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING/DISTANCE
E-3M&R	3° 11' 05" RT	180.00'	10.01'	5.00'	S 1° 46' 16" W 10.00'

LEGEND

Survey

Section Corner
1/2" Rebar, Orange Cap #19515
(Unless Otherwise Noted)
ROW Rail
Calculated Point
Platted Distance
Measured Bearing & Distance
Recorded As
Deed Distance
Calculated Distance
Centerline
Section Line
1/4 Section Line
1/4 1/4 Section Line
Easement Line

Found

▲
●
I
+
P
M
R
D
C

Set

△
○



I hereby certify that this land surveying 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 Land Surveyor under the laws of the State of Iowa.

Eric J. Miller 5/25/2017
Eric J. Miller, PLS Date
License Number 19515
My License Renewal Date is December 31, 2018
Pages or sheets covered by this seal:
Sheets 1 and 2 of 2

LOT 1 BRIAR CREEK SOUTH PLAT 2

EASEMENT VACATION PLAT

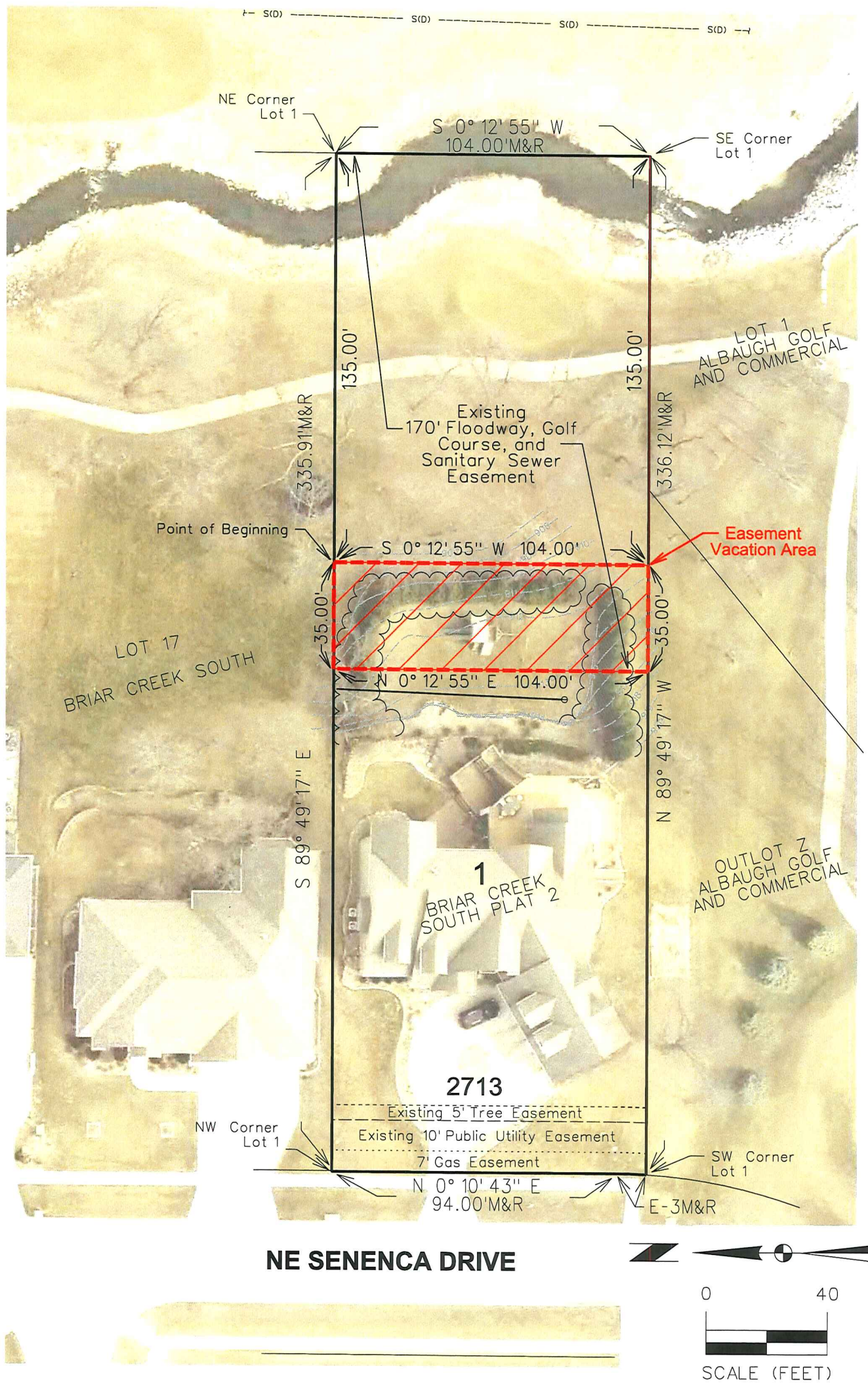


SNYDER
& ASSOCIATES

2727 S.W. SNYDER BLVD.
ANKENY, IA 50023 (515) 964-2020

SHEET 1 OF 2
PN: 1170449
FLD BK: 1232 PG: 42
DATE: 05/25/17
PM/TECH: EJM

EASEMENT VACATION PLAT



LOT 1 BRIAR CREEK SOUTH PLAT 2
EASEMENT VACATION PLAT



2727 S.W. SNYDER BLVD.
ANKENY, IA 50023 (515) 964-2020

SHEET	2 OF 2
PN:	1170449
FLD BK:	1232 PG: 42
DATE:	05/25/17
PM/TECH:	EJM