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Location:	PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 80 NORTH, RANGE 24W, POLK COUNTY, IOWA.
Requestor:	CITY OF ANKENY
Proprietor:	ELEANOR L. BAUER
Surveyor:	MATTHEW A. FOUTS
Company:	JEO CONSULTING GROUP INC.
Return To:	1615 SW MAIN STREET, SUITE 205
	ANKENY, IA 50023 (515) 964-5310

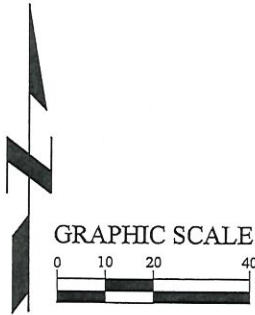
FOR RECORDER'S USE ONLY

WATER UTILITY EASEMENT

LEGAL DESCRIPTION:

PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 80 NORTH, RANGE 24 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 3; THENCE N01°21'37"W (ASSUMED BEARING) ON THE WEST LINE OF SAID SECTION 3, 598.09 FEET TO THE SOUTHWEST CORNER OF A PARCEL OF LAND AS DESCRIBED AND RECORDED IN BOOK 14656, PAGE 661 AT THE POLK COUNTY COURTHOUSE; THENCE N88°38'32"E ON THE SOUTH LINE OF SAID PARCEL OF LAND, 50.00 FEET TO THE EAST RIGHT OF WAY LINE OF NORTHWEST IRVINEDALE DRIVE AND THE POINT OF BEGINNING; THENCE CONTINUING N88°38'32"E ON THE SOUTH LINE OF SAID PARCEL OF LAND, 10.00 FEET; THENCE N01°21'37"W, 126.99 FEET TO THE NORTH LINE OF SAID PARCEL OF LAND; THENCE S89°53'07"W ON SAID NORTH LINE, 10.00 FEET TO THE EAST RIGHT OF WAY LINE OF NORTHWEST IRVINEDALE DRIVE; THENCE S01°21'37"E ON SAID EAST RIGHT OF WAY LINE PARALLEL WITH AND 50.00 FEET DISTANT FROM THE WEST LINE OF SAID SOUTHWEST QUARTER, 127.21 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 1,271 SQ.FT., MORE OR LESS, AND IS SUBJECT TO ANY EASEMENTS OF RECORD NOT SHOWN ON THIS PLAT.

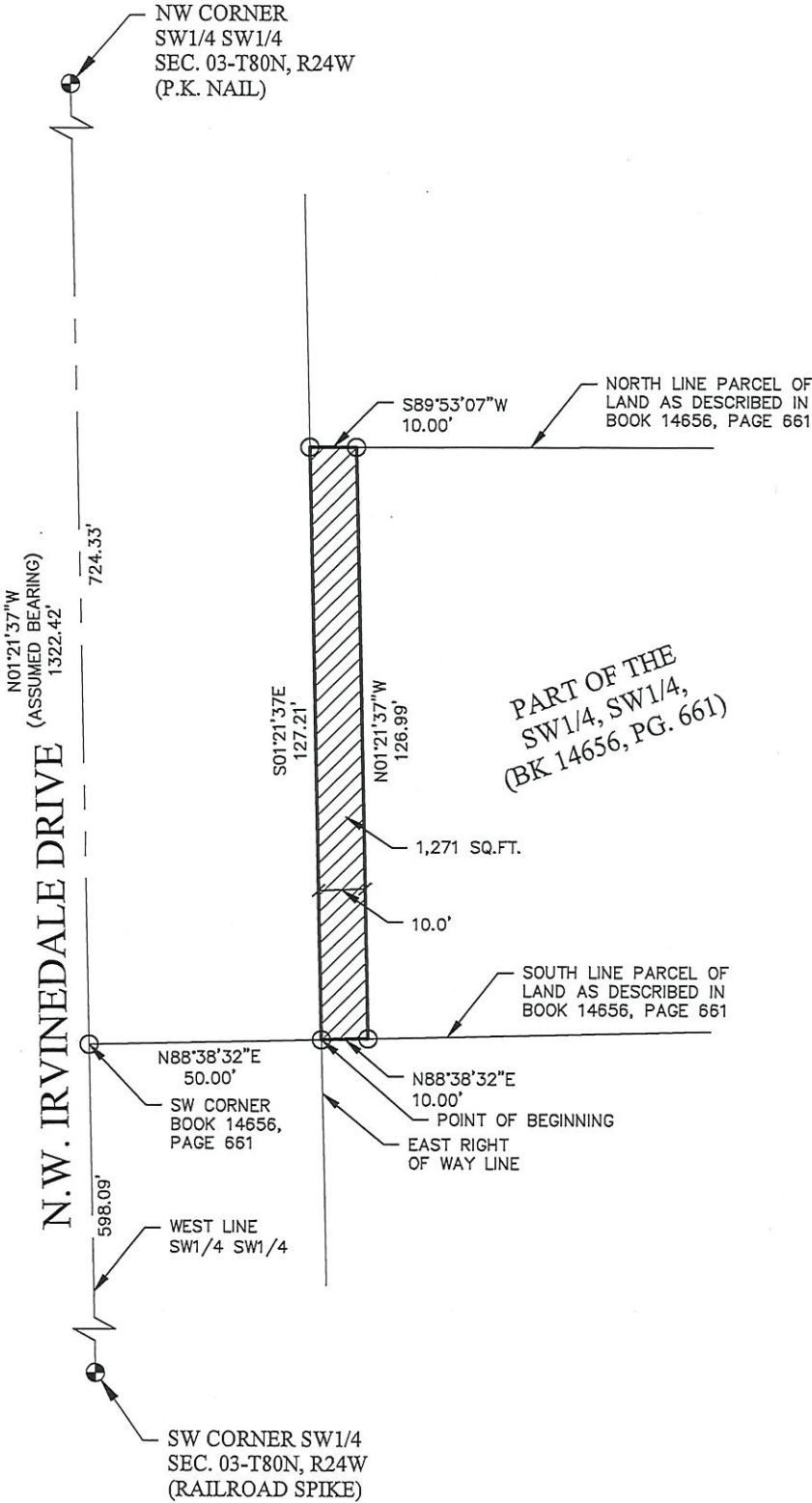


NOTE: ALL BEARINGS ARE ASSUMED.

- LEGEND
- MONUMENT FOUND
  - MONUMENT SET
  - CALCULATED POINT
  - D DEEDED DISTANCE
  - G GOVERNMENT DISTANCE
  - M MEASURED DISTANCE
  - P PLATTED DISTANCE
  - R RECORDED DISTANCE

DATE	9/11/2019
SCALE	1"=40'
DRAWN	RMO
JOB NO.	R190369.00
FIELD BOOK	----
FIELD WORK	WR
SHEET	1 OF 1
FILE NO.	

800.723.8567  
Ankeny, IA 515.964.5310  
www.jeo.com



	I hereby certify that this land surveying document was prepared and the related survey 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.
	<i>Matthew A. Fouts</i> 9-11-2019 (signature) (date)
	Printed or typed name: Matthew A. Fouts
	License Number: 23586
	My license renewal date is December 31, 2019
Pages or sheets covered by this seal: SHEET 1 OF 1	