

INDEX LEGEND

SURVEYOR'S NAME:
 ERIN D. GRIFFIN
 SNYDER & ASSOCIATES, INC.
 2727 SW SNYDER BOULEVARD
 ANKENY, IOWA 50023
 515-964-2020
 EGRIFIN@SNYDER-ASSOCIATES.COM

SERVICE PROVIDED FOR:
 ROERS INVESTMENTS

SURVEY LOCATED:
 PT. LOTS 1 & 2,
 BLOCK 39, LYON'S ADDITION
 SECTION 09-78N-24W

REQUESTED BY:
 ROERS INVESTMENTS

RETURN TO:
 ERIN D. GRIFFIN
 SNYDER & ASSOCIATES, INC.
 2727 SW SNYDER BOULEVARD
 ANKENY, IOWA 50023



Doc ID: 031949570002 Type: PLT
 Kind: SURVEY
 Recorded: 06/01/2017 at 08:29:37 AM
 Fee Amt: \$12.00 Page 1 of 2
 Polk County Iowa
 JULIE M. HAGGERTY RECORDER
 File# 2016-00099132

BK **16501** PG **981-982**

PLAT OF SURVEY

OF PERMANENT EASEMENT BEING
 CONVEYED TO THE CITY OF DES MOINES

PUBLIC SIDEWALK EASEMENT DESCRIPTION

A PART OF LOTS 1 AND 2 IN BLOCK 39, JONATHAN LYON'S ADDITION TO FORT DES MOINES, AND A PART OF THE VACATED 14TH STREET RIGHT-OF-WAY, ALL NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DES MOINES, IOWA AND MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 2; THENCE NORTH 74°11'27" EAST ALONG THE NORTH LINE OF SAID LOTS 1 AND 2, A DISTANCE OF 149.42 FEET TO THE WEST RIGHT-OF-WAY LINE OF 14TH STREET; THENCE SOUTH 15°50'11" EAST ALONG SAID WEST RIGHT-OF-WAY LINE, 0.16 FEET; THENCE SOUTH 74°08'05" WEST, 149.42 FEET TO THE WEST LINE OF SAID LOT 2; THENCE NORTH 15°23'36" WEST ALONG SAID WEST LINE, 0.30 FEET TO THE POINT OF BEGINNING AND CONTAINING 35 S.F.

PROPERTY SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.

DATE OF SURVEY

MAY 24, 2015

OWNER

GIFFORD & BROWN INC.

LEGEND

Survey	Found	Set
Section Corner	▲	△
1/2" Rebar, Yellow Plastic Cap #19710 (Unless Otherwise Noted)	●	○
ROW Marker	■	□
ROW Rail	≡	≡
Calculated Point	+	
Platted Distance	P	
Measured Bearing & Distance	M	
Recorded As	R	
Deed Distance	D	
Calculated Distance	C	
Centerline	----	
Section Line	=====	
1/4 Section Line	-----	
1/4 1/4 Section Line	-----	
Easement Line	-----	

E28 12-15-16

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 Professional Land Surveyor under the laws of the State of Iowa.

Erin D. Griffin 12/14/16
 Erin D. Griffin, PLS Date

License Number 19710
 My License Renewal Date is December 31, 2017

Pages or sheets covered by this seal:
 Sheets 1 and 2 of 2

1400 WALNUT STREET

SHEET 1 OF 2

PUBLIC SIDEWALK EASEMENT

PN: 116.0476

FIELD BK 987B PG 67



SNYDER & ASSOCIATES, INC.
 Engineers and Planners

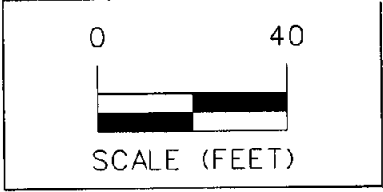
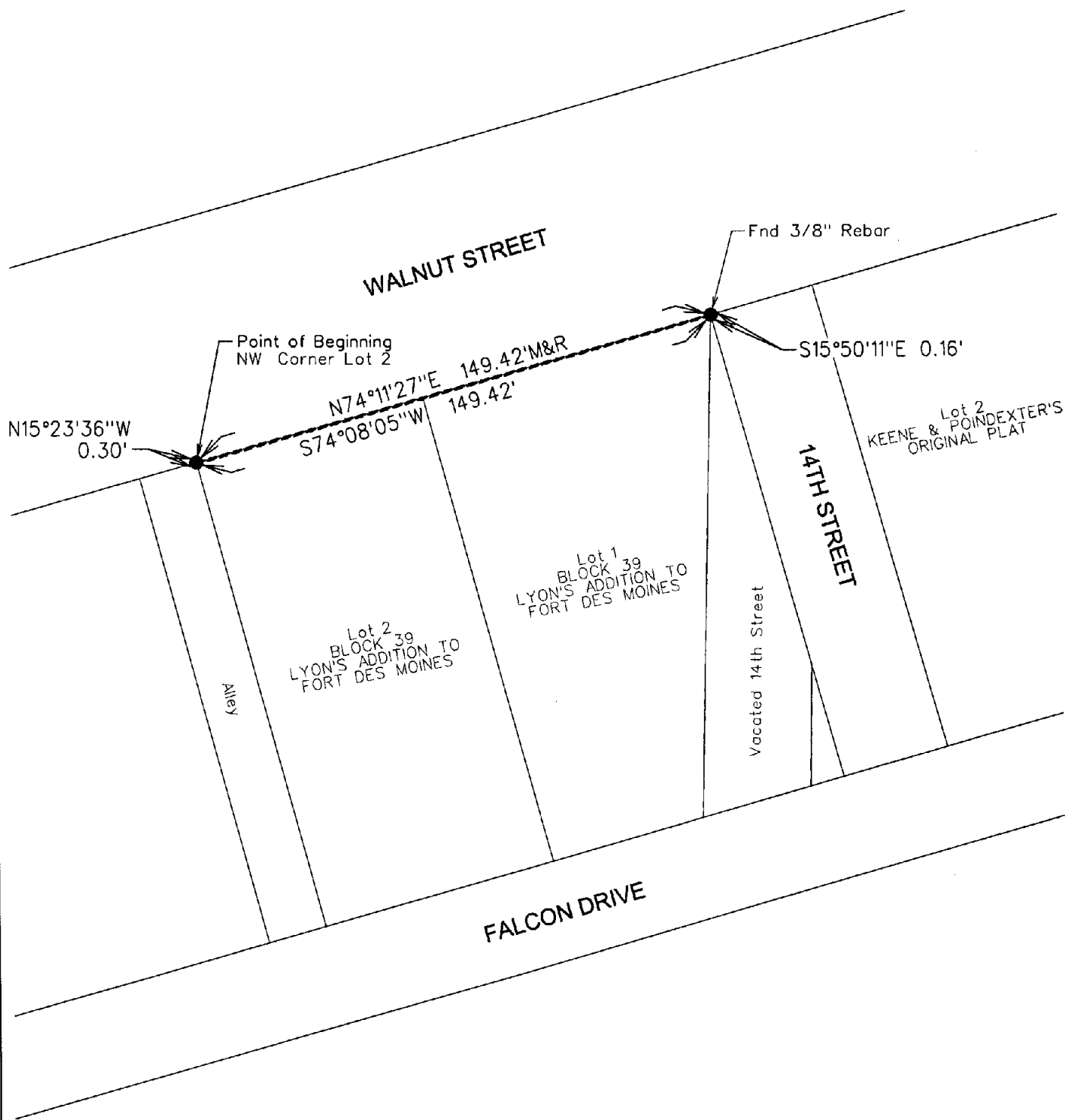
2727 S.W. SNYDER BLVD.
 ANKENY, IA 50023 (515) 964-2020

DATE 10/12/16

PM/TECH EDG/SGK

PLAT OF SURVEY

OF PERMANENT EASEMENT BEING CONVEYED TO THE CITY OF DES MOINES



EVS 12-15-16

1400 WALNUT STREET	SHEET 2 OF 2
	PN: 116.0476
PUBLIC SIDEWALK EASEMENT	FIELD BK 987B PG 67
SNYDER & ASSOCIATES, INC. Engineers and Planners	DATE 10/12/16
	PM/TECH EDG/SGK
2727 S.W. SNYDER BLVD. ANKENY, IA 50023 (515) 964-2020	