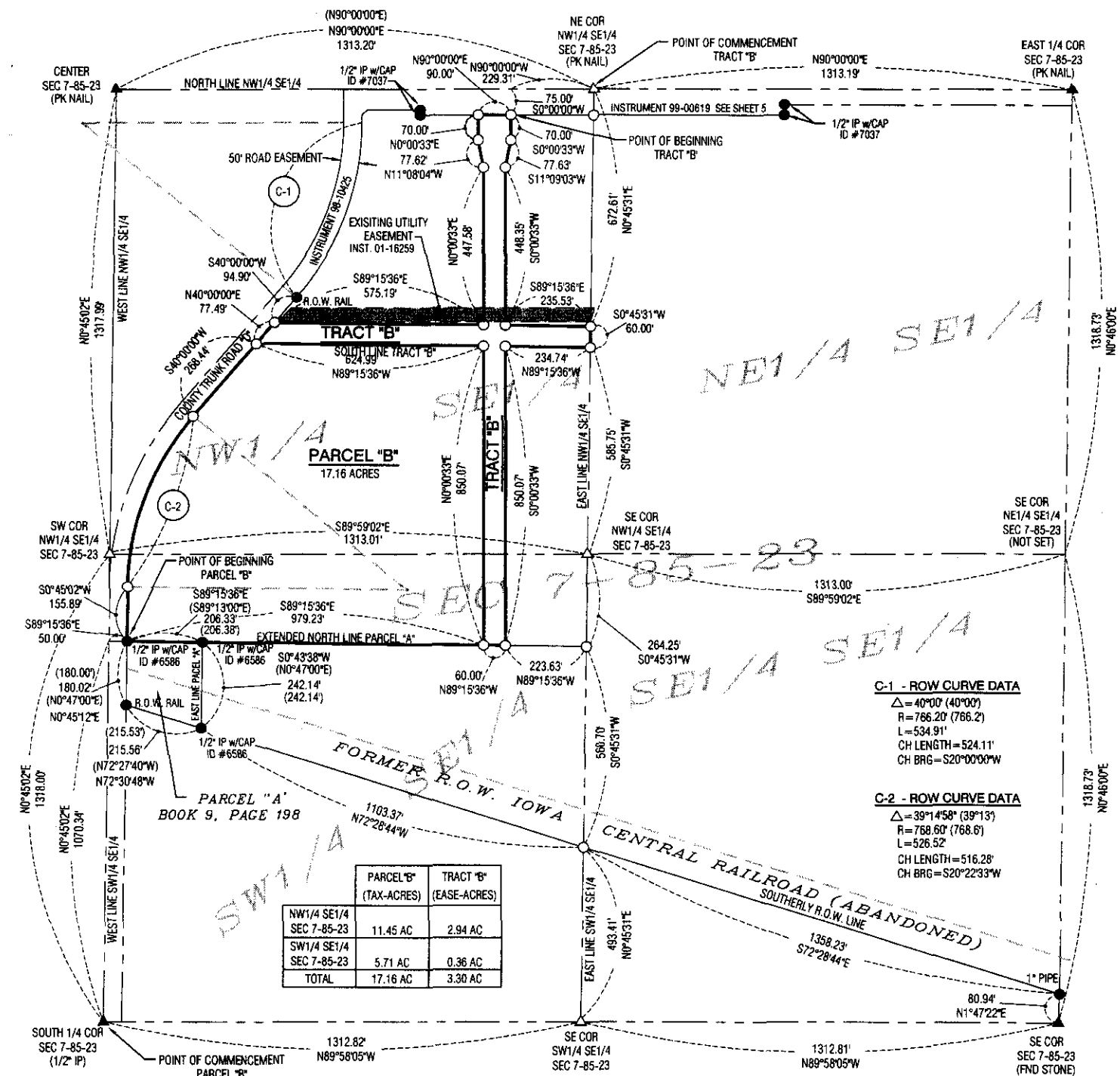


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 Date: 06-10-2004 Time: 02:40:33 pm.
 Rec Fee: 26.00 E-Com Fee: 5.00
 Aud Fee: .00 Trans Tax: .00
 Filed for Record in STORY COUNTY IOWA
 SUSAN L. VANDE KAMP, COUNTY RECORDER

PREPARED BY - CLAPSADDLE-GARBER ASSOCIATES, INC. 16 EAST MAIN STREET, P.O. BOX 754, MARSHALLTOWN, IOWA 50158 - PHONE 641-752-6701

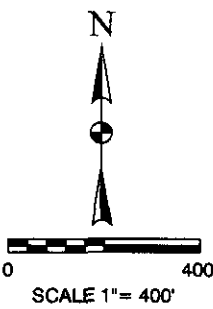
PLAT OF SURVEY



NOTE:
 PROPERTY PINS AND SECTION CORNERS WILL BE SET
 PRIOR TO CONSTRUCTION OF TRACT "B"(FUTURE ROAD).

OWNER OF RECORD: Alvin C. Clark 1/4
 Colleen Clark 1/4
 Paul Varnum 1/8
 Daniel Varnum 1/8
 Kirsten Teeter 1/8
 Lavonne Stygsstad 1/8
 Life Estate to Minnie Paulson

SURVEY REQUESTED BY: Mark Jackson (City Administrator)
 FIELD WORK COMPLETED: 5-20-04



- ▲ GOVERNMENT CORNER MONUMENT FOUND
- △ GOVERNMENT CORNER MONUMENT SET
- 1/2"x30" REBAR w/YELLOW PLASTIC ID CAP #15270
- PARCEL OR LOT CORNER MONUMENT FOUND
- SET 1/2"x30" REBAR w/YELLOW PLASTIC ID CAP #15270
- () RECORDED AS

CITY OF STORY CITY SURVEY
 IN THE SE 1/4 OF SECTION 7-85-23
 STORY COUNTY, IOWA

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.

Joseph D. Falk
 Joseph D. Falk, P.L.S.
 Iowa License No. 15270
 My License Renewal Date is Dec. 31, 2005.

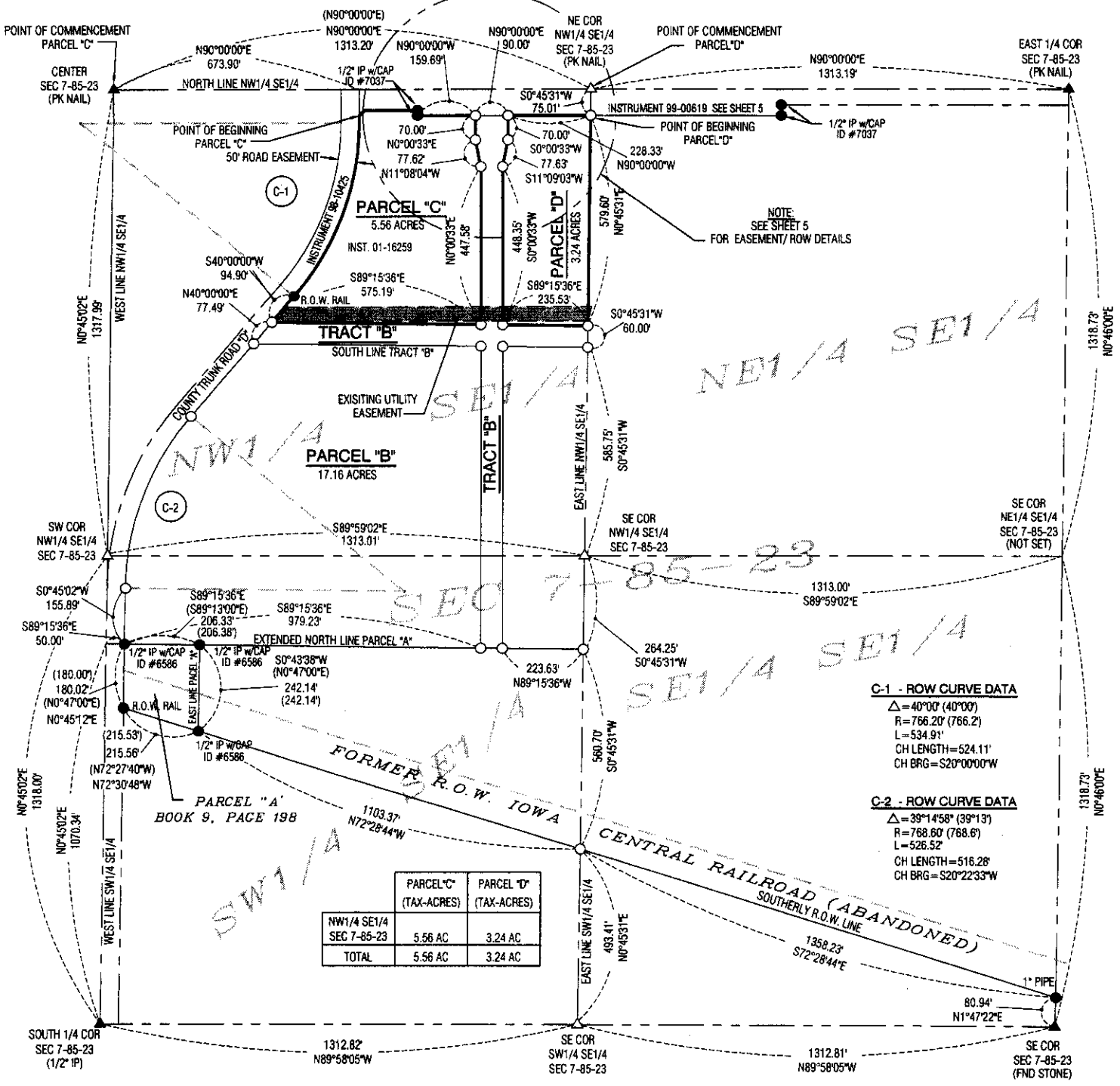
6-7-04
 date

Clapsaddle-Garber Associates, Inc.
 16 East Main Street
 Marshalltown, Iowa 50158
 Ph. 641 752-6701
 www.cgaconsultants.com

DRAWN DKM	SHEET NO. 1 OF 5
DATE 5-05-04	PROJECT NO. 73676.05

PREPARED BY - CLAPSADDLE-GARBER ASSOCIATES, INC, 16 EAST MAIN STREET, P.O. BOX 754, MARSHALLTOWN, IOWA 50158 - PHONE 641-752-6701

PLAT OF SURVEY

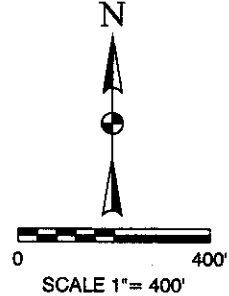


C-1 - ROW CURVE DATA
 $\Delta = 40^{\circ}00'$ (40°00')
 R = 766.20' (766.2)
 L = 534.91'
 CH LENGTH = 524.11'
 CH BRG = S20°00'00"W

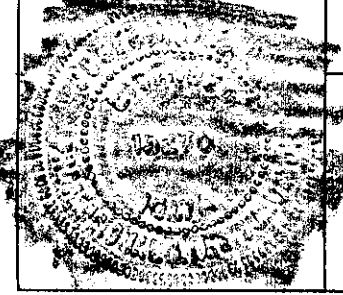
C-2 - ROW CURVE DATA
 $\Delta = 39^{\circ}14'58''$ (39°13')
 R = 768.60' (768.6)
 L = 526.52'
 CH LENGTH = 516.28'
 CH BRG = S20°22'33"W

OWNER OF RECORD: Alvin C. Clark 1/4
 Colleen Clark 1/4
 Paul Varnum 1/8
 Daniel Varnum 1/8
 Kirsten Teeter 1/8
 Lavonne Slygstad 1/8
 Life Estate to Minnie Paulson

SURVEY REQUESTED BY: Mark Jackson (City Administrator)
 FIELD WORK COMPLETED: 5-20-04



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- PARCEL OR LOT CORNER MONUMENT FOUND
- SET 1/2"x30" REBAR w/YELLOW PLASTIC ID CAP #15270
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CITY OF STORY CITY SURVEY
 IN THE SE 1/4 OF SECTION 7-85-23
 STORY COUNTY, IOWA

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 Joseph D. Falk, P.L.S.
 Iowa License No. 15270
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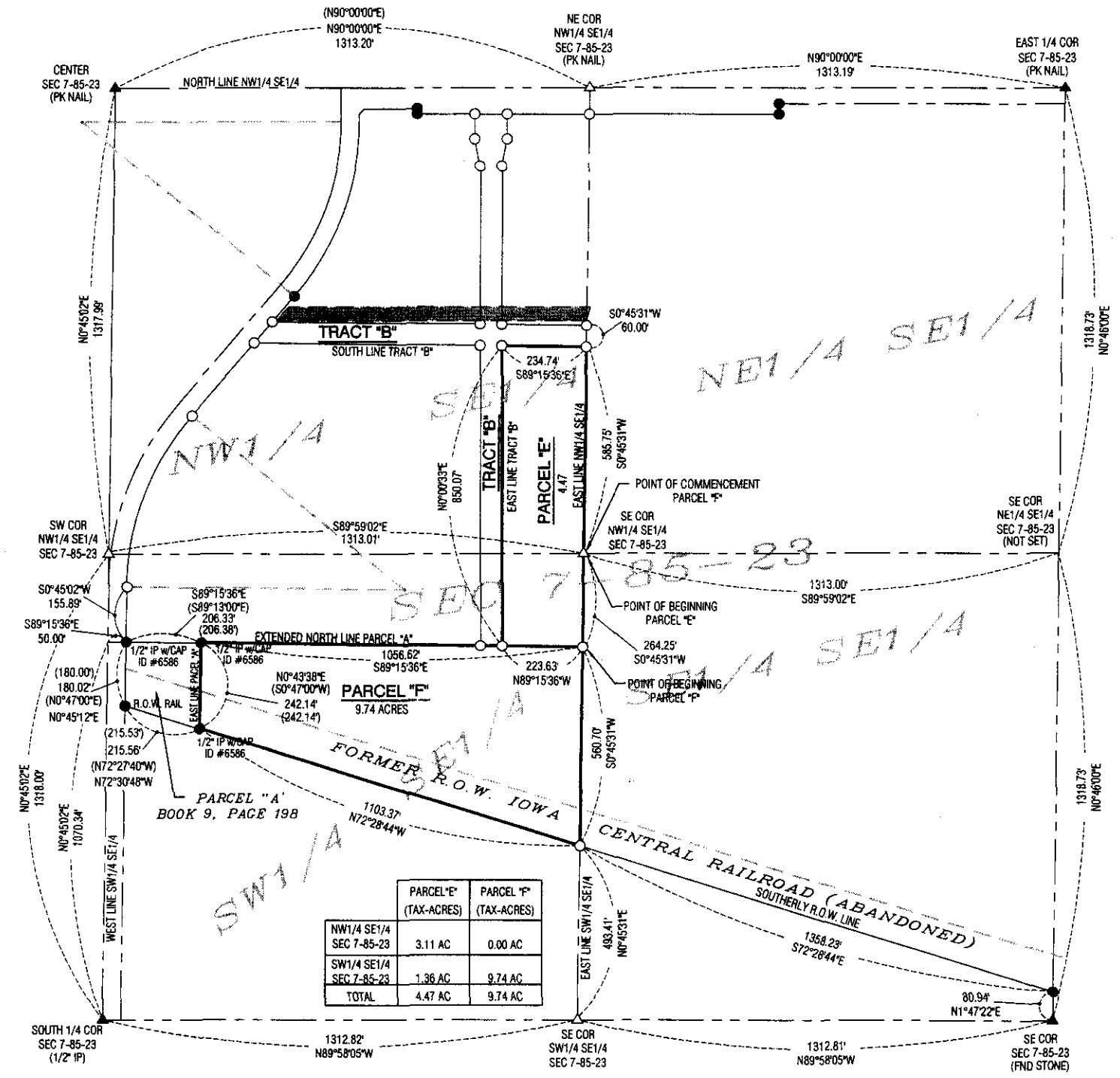
6-7-04
 date

CGA
 Clapsaddle-Garber Associates, Inc
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DRAWN DKM	SHEET NO. 2 OF 5
DATE 5-05-04	PROJECT NO. 73676.05

PREPARED BY - CLAPSADDLE-GARBER ASSOCIATES, INC. 16 EAST MAIN STREET, P.O. BOX 754, MARSHALLTOWN, IOWA 50158 - PHONE 641-752-6701

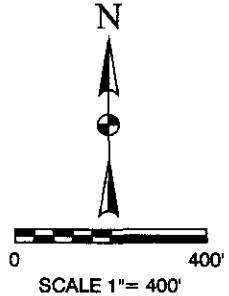
PLAT OF SURVEY



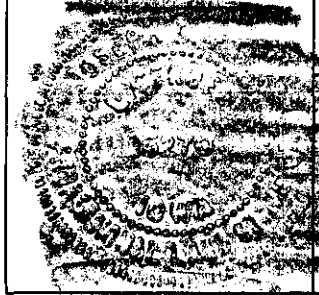
	PARCEL "E" (TAX-ACRES)	PARCEL "F" (TAX-ACRES)
NW 1/4 SE 1/4 SEC 7-85-23	3.11 AC	0.00 AC
SW 1/4 SE 1/4 SEC 7-85-23	1.36 AC	9.74 AC
TOTAL	4.47 AC	9.74 AC

OWNER OF RECORD: Alvin C. Clark 1/4
 Colleen Clark 1/4
 Paul Varnum 1/8
 Daniel Varnum 1/8
 Kirsten Teeter 1/8
 Lavonne Slygstad 1/8
 Life Estate to Minnie Paulson

SURVEY REQUESTED BY: Mark Jackson (City Administrator)
 FIELD WORK COMPLETED: 5-20-04



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CITY OF STORY CITY SURVEY
 IN THE SE 1/4 OF SECTION 7-85-23
 STORY COUNTY, IOWA

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 Joseph D. Falk, P.L.S.
 Iowa License No. 15270
 My License Renewal Date is Dec. 31, 2005.

6-7-04
 date

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DRAWN DKM	SHEET NO. 3 OF 5
DATE 5-05-04	PROJECT NO. 73676.05

PREPARED BY - CLAPSADDLE-GARBER ASSOCIATES, INC, 16 EAST MAIN STREET, P.O. BOX 754, MARSHALLTOWN, IOWA 50158 - PHONE 641-752-6701

DESCRIPTION PARCEL "B":

PARCEL "B" LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 85 NORTH, RANGE 23 WEST OF THE 5TH P.M., STORY COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH 1/4 CORNER OF SAID SECTION 7; THENCE, N0°45'02"E 1070.34' ALONG THE WEST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, S89°15'36"E 50.00' TO THE EASTERLY RIGHT OF WAY OF COUNTY TRUNK ROAD "D" AND THE NORTHWEST CORNER OF A CERTAIN PARCEL OF LAND DESCRIBED AS PARCEL "A" AND RECORDED IN BOOK 9, PAGE 198 IN THE OFFICE OF THE RECORDER STORY COUNTY, IOWA AND THE POINT OF BEGINNING; THENCE, CONTINUING S89°15'36"E 979.23' ALONG SAID NORTH LINE EXTENDED EASTERLY TO THE WEST LINE OF TRACT "B"; THENCE N0°00'33"E 850.07' ALONG SAID WEST LINE TO THE SOUTH LINE OF SAID TRACT "B"; THENCE, N89°15'36"W 624.99' ALONG SAID SOUTH LINE TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY TRUNK ROAD "D" AS RECORDED ON INSTRUMENT #98-10425 IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA; THENCE, S40°00'00"W 268.44' ALONG SAID EASTERLY RIGHT OF WAY; THENCE, SOUTHERLY 528.52' ALONG THE ARC OF A 768.60' RADIUS CURVE CONCAVE SOUTHEASTERLY, THE CHORD HAVING A BEARING OF S20°22'33"W AND A DISTANCE OF 516.28'; THENCE, S0°45'02"W 155.89' TO THE POINT OF BEGINNING. THE AFORESAID ALL BEING ALONG SAID EASTERLY RIGHT OF WAY LINE OF COUNTY TRUNK ROAD "D"; PARCEL "B" CONTAINS 17.16 ACRES.

DESCRIPTION TRACT "B":

TRACT "B" LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 AND SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 85 NORTH, RANGE 23 WEST OF THE 5TH P.M., STORY COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, N90°00'00"W 229.31' ALONG THE NORTH LINE OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, S0°00'33"W 75.00' TO THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD E-15 AS DESCRIBED ON INSTRUMENT # 99-00619 IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA AND THE POINT OF BEGINNING; THENCE, CONTINUING S0°00'33"W 70.00'; THENCE, S11°09'03"W 77.63'; THENCE, S0°00'33"W 448.35'; THENCE, S89°15'36"E 235.53' TO THE EAST LINE OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, S0°45'31"W 60.00' ALONG SAID EAST LINE; THENCE N89°15'36"W 234.74'; THENCE, S0°00'33"W 850.07' TO THE NORTH LINE OF A CERTAIN PARCEL OF LAND DESCRIBED AS PARCEL "A" AND RECORDED IN BOOK 9, PAGE 198 IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA, EXTENDED EASTERLY; THENCE, N89°15'36"W 60.00' ALONG SAID NORTHERLY LINE EXTENDED; THENCE, N0°00'33"E 850.07'; THENCE, N89°15'36"W 624.99' TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY TRUNK ROAD "D" AS RECORDED ON INSTRUMENT # 98-10425 IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA; THENCE, N40°00'00"E 77.49' ALONG SAID EASTERLY RIGHT OF WAY LINE; THENCE S89°15'36"E 575.19'; THENCE, N0°00'33"E 447.58'; THENCE N11°08'04"W 77.62'; THENCE N0°00'33"E 70.00' TO THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD E-15; THENCE, N90°00'00"E 90.00' ALONG SAID SOUTHERLY RIGHT OF WAY LINE TO THE POINT OF BEGINNING. TRACT "B" CONTAINS 3.30 ACRES.

DESCRIPTION PARCEL "C":

PARCEL "C" LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 85 NORTH, RANGE 23 WEST OF THE 5TH P.M., STORY COUNTY, IOWA MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE CENTER OF SAID SECTION 7; THENCE, N90°00'00"E 673.90' ALONG THE NORTH LINE OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, S0°00'00"W 75.00' TO THE EASTERLY RIGHT OF WAY LINE OF COUNTY TRUNK ROAD "D" AS DESCRIBED ON INSTRUMENT #98-10425 AND RECORDED IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA; AND THE POINT OF BEGINNING; THENCE, CONTINUING S0°00'00"W 21.10' ALONG SAID EASTERLY RIGHT OF WAY LINE; THENCE, SOUTHWESTERLY 534.91' ALONG THE ARC OF 766.20' RADIUS CURVE CONCAVE NORTHWESTERLY, THE CHORD HAVING A BEARING OF S20°00'00"W AND A DISTANCE OF 524.11'; THENCE, S40°00'00"W 94.90' TO THE NORTH LINE OF TRACT "B"; THENCE, S0°45'31"W 75.01' ALONG SAID EAST LINE OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7 TO THE SOUTH RIGHT OF WAY LINE OF TRACT "B"; THENCE, N0°00'33"E 447.58' ALONG SAID WEST LINE; THENCE, N11°08'04"W 77.62' ALONG SAID WEST LINE; THENCE, N0°00'33"E 70.00' TO THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD E-15 AS DESCRIBED ON INSTRUMENT #99-00619 AND RECORDED IN THE OFFICE OF THE RECORDER STORY COUNTY, IOWA; THENCE, N90°00'00"W 159.69' ALONG SAID SOUTHERLY RIGHT OF WAY LINE; THENCE, N0°00'00"W 15.00' ALONG THE WESTERLY RIGHT OF WAY LINE AS DESCRIBED ON INSTRUMENT #99-00619 TO THE SOUTHERLY RIGHT OF WAY LINE OF THE IOWA DEPARTMENT OF TRANSPORTATION AS DESCRIBED ON INSTRUMENT #98-10425 AND RECORDED IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA; THENCE, N90°00'00"W 145.29' ALONG SAID SOUTHERLY RIGHT OF WAY LINE; THENCE, S44°59'47"W 21.21' ALONG SAID SOUTHERLY RIGHT OF WAY LINE TO THE POINT OF BEGINNING. PARCEL "C" CONTAINS 5.56 ACRES.

DESCRIPTION PARCEL "D":

PARCEL "D" LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 85 NORTH, RANGE 23 WEST OF TH 5TH P.M., STORY COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7, THENCE, S0°45'31"W 75.01' ALONG THE EAST LINE OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7 TO THE SOUTH RIGHT OF WAY LINE OF COUNTY ROAD E-15 AS DESCRIBED ON INSTRUMENT #99-00619 AND RECORDED IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA, AND THE POINT OF BEGINNING; THENCE, N90°00'00"W 228.33' ALONG SAID SOUTH RIGHT OF WAY LINE TO THE EASTERLY RIGHT OF WAY LINE OF TRACT "B"; THENCE, S0°00'33"W 70.00' ALONG SAID EAST RIGHT OF WAY LINE; THENCE, S11°09'03"W 77.63' ALONG SAID EAST RIGHT OF WAY LINE; THENCE, S0°00'33"W 448.35' ALONG SAID EAST RIGHT OF WAY LINE TO THE NORTH RIGHT OF WAY LINE OF SAID TRACT "B"; THENCE, S89°15'36"E 235.53' ALONG SAID NORTH RIGHT OF WAY LINE TO THE EAST LINE OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, N0°45'31"E 597.60' ALONG SAID EAST LINE TO THE POINT OF BEGINNING. PARCEL "D" CONTAINS 3.24 ACRES.

DESCRIPTION PARCEL "E":

PARCEL "E" LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 85 NORTH, RANGE 23 WEST OF THE 5TH P.M., STORY COUNTY, IOWA MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, S0°45'31"W 264.25' ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7 TO THE NORTH LINE OF A CERTAIN PARCEL OF LAND DESCRIBED AS PARCEL "A" AND RECORDED IN BOOK 9, PAGE 198 IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA EXTENDED EASTERLY; THENCE, N89°15'36"W 223.63' ALONG SAID NORTH LINE EXTENDED EASTERLY TO THE EAST LINE OF TRACT "B"; THENCE, N0°00'33"E 850.07' ALONG SAID EAST LINE OF TRACT "B" TO THE SOUTH LINE OF SAID TRACT "B"; THENCE, S89°15'36"E 234.74' ALONG SAID SOUTH LINE TO THE EAST LINE OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, S0°45'31"W 585.75' ALONG SAID EAST LINE TO THE POINT OF BEGINNING. PARCEL "E" CONTAINS 4.47 ACRES.

DESCRIPTION PARCEL "F":

PARCEL "F" LOCATED IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 85 NORTH, RANGE 23 WEST OF THE 5TH P.M., STORY COUNTY, IOWA MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7; THENCE, S0°45'31"W 264.25' ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 7, TO THE NORTH LINE OF A CERTAIN PARCEL OF LAND DESCRIBED AS PARCEL "A" AND RECORDED IN BOOK 9, PAGE 198 IN THE OFFICE OF THE RECORDER STORY COUNTY IOWA EXTENDED EASTERLY, AND THE POINT OF BEGINNING; THENCE, CONTINUING S0°45'31"W 580.70' ALONG SAID EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 TO THE SOUTHERLY RIGHT OF WAY LINE OF IOWA CENTRAL RAILROAD (ABANDONED); THENCE, N72°28'44"W 1103.37' ALONG SAID SOUTHERLY RIGHT OF WAY LINE TO THE SOUTHEAST CORNER OF A CERTAIN PARCEL OF LAND DESCRIBED AS PARCEL "A" AND RECORDED IN BOOK 9, PAGE 198 IN THE OFFICE OF THE RECORDER, STORY COUNTY, IOWA; THENCE, N0°43'38"E 242.14' ALONG THE EAST LINE OF SAID CERTAIN PARCEL TO THE NORTHEAST CORNER OF SAID CERTAIN PARCEL; THENCE, S89°15'36"E 1056.62' ALONG THE NORTH LINE OF SAID CERTAIN PARCEL EXTENDED EASTERLY TO THE POINT OF BEGINNING. PARCEL "F" CONTAINS 9.74 ACRES.




CITY OF STORY CITY SURVEY
IN THE SE 1/4 OF SECTION 7-85-23
STORY COUNTY, IOWA

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Joseph D. Falk, P.L.S.
Iowa License No. 15270
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6-7-09
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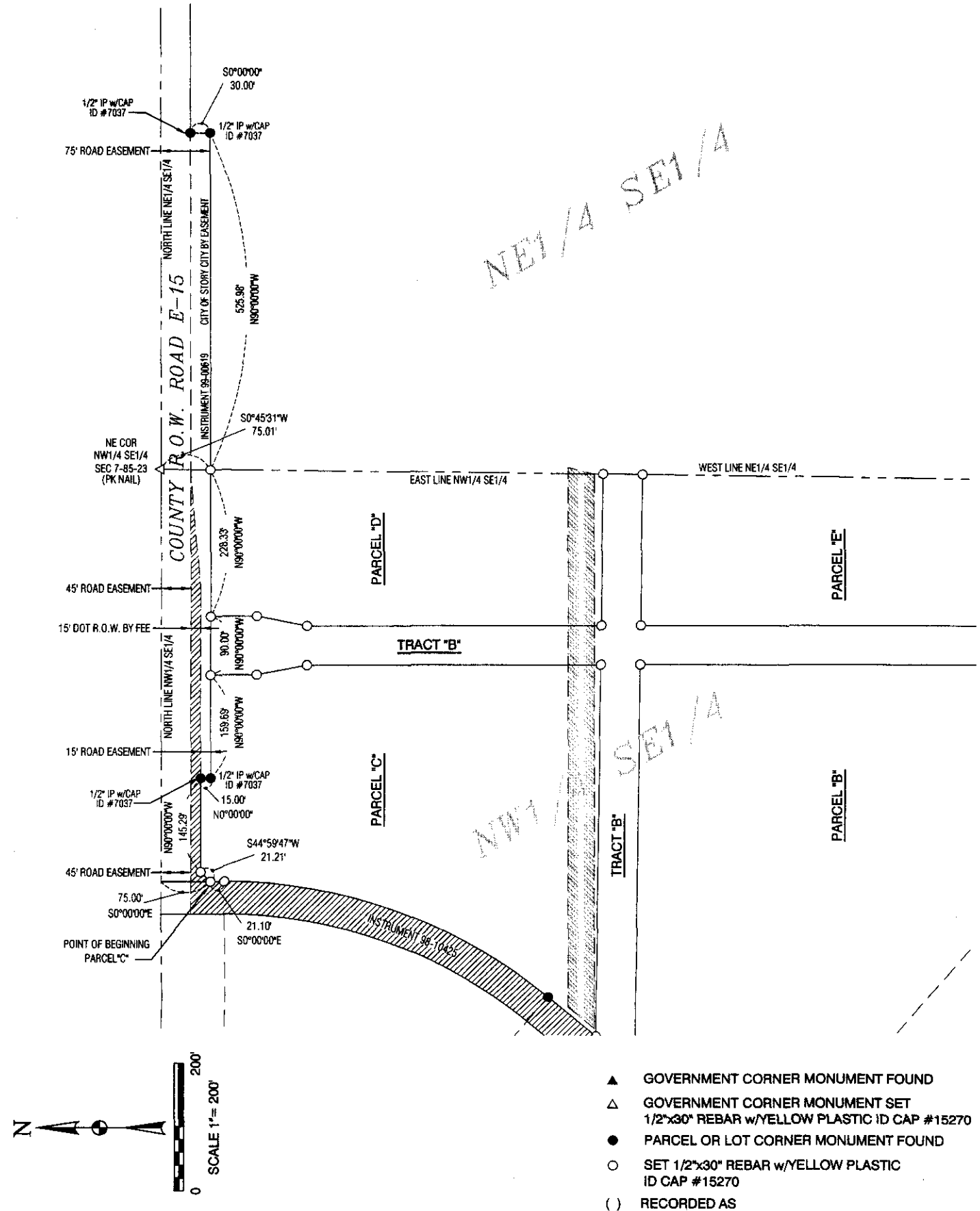


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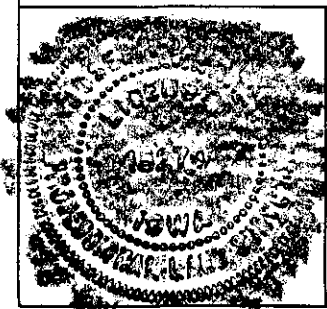
DRAWN DKM	SHEET NO. 4 OF 5
DATE 5-05-04	PROJECT NO. 73676.05

PREPARED BY - CLAPSADDLE-GARBER ASSOCIATES, INC, 16 EAST MAIN STREET, P.O. BOX 754, MARSHALLTOWN, IOWA 50158 - PHONE 641-752-6701

PLAT OF SURVEY



- ▲ GOVERNMENT CORNER MONUMENT FOUND
- △ GOVERNMENT CORNER MONUMENT SET
- PARCEL OR LOT CORNER MONUMENT FOUND
- SET 1/2"x30" REBAR w/YELLOW PLASTIC ID CAP #15270
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CITY OF STORY CITY SURVEY
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DRAWN DKM	SHEET NO. 5 OF 5
DATE 5-05-04	PROJECT NO. 73676.05