

LEGAL DESCRIPTION

A TRACT OF LAND IN BLOCK 23, 1ST LAMBERS, PLATTED IN THE EAST 1/4 OF SECTION 36, T4S, R10E, S10W, 10TH PRINCIPAL MERIDIAN, OF THE 6TH PA. IN THE CITY OF LAMAR, JOHNSON COUNTY, IOWA.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 23, IN COUNTYFIDE AND 22.60 FEET N90°00'E OF THE WEST QUARTER CORNER OF SAID LOT 23, 100.00 FEET S89°00'E OF THE SOUTHWEST CORNER OF SAID LOT 23, AND THE WEST LINE OF SAID LOT 23, IN SAID TOWNSHIP 4 NORTH, RANGE 10 EAST, SECTION 36, T4S, R10E, S10W, 10TH PRINCIPAL MERIDIAN, OF THE 6TH PA. IN THE CITY OF LAMAR, JOHNSON COUNTY, IOWA, THENCE

S.00°02'12"E 79.88 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3 AND

ON A CURVE TO THE LEFT WITH A RADIUS OF 75.00 FEET, AN ARC LENGTH OF 10.00 FEET, BEING 10.00 FEET OF THE WEST LINE OF SAID LOT 3, TO THE NORTHWEST CORNER OF LOT 2, IN SAID TOWNSHIP 4 NORTH, RANGE 10 EAST, SECTION 36, T4S, R10E, S10W, 10TH PRINCIPAL MERIDIAN, OF THE 6TH PA. IN THE CITY OF LAMAR, JOHNSON COUNTY, IOWA, THENCE

S.88°58'00"E 105.11 FEET THENCE

S.00°20'12"E 105.11 FEET THENCE

TO THE POINT OF BEGINNING, CONTAINING 12.00 ACRES.

SURVEYOR

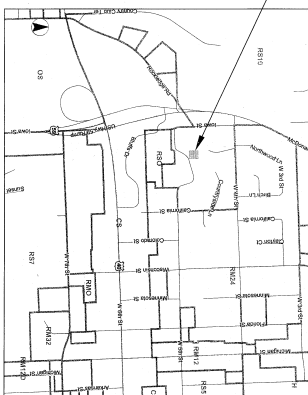
AL DIEBALL, R.L.S. (KS #758)
BG CONSULTANTS, INC.
1405 WAKARUSA DRIVE
LAWRENCE, KS 66049
785.749.4474

OWNER / SUBDIVIDER

JMC CONSTRUCTION INC.
1032 ELDRIDGE
LAWRENCE KS, 66049
(785)423-0840

GENERAL NOTES

1. THERE ARE NO IMPROVEMENTS ON THIS PROPERTY
2. THE SOIL SUREY FOR DOUGLAS COUNTY INDICATES THAT THE SOIL TYPE IS PAMMER-WOODSON-MORRILL ASSOCIATION; DEEP, NEARLY LEVEL TO STRONGLY SLOPING, WELL DRAINED TO SOMEWHAT POORLY DRAINED SOILS; ON UPLANDS

PROJECT LOCATION

FLOODPLAIN DATA

THE SUBJECT PROPERTY IS NOT LOCATED WITHIN THE 100 YEAR FLOODPLAIN. RE: THE FEDERAL EMERGENCY MANAGEMENT AGENCY FEDERAL INSURANCE ADMINISTRATION PUBLICATIONS: FLOOD INSURANCE RATE MAP, MAP NUMBER 20045C0036C, EFFECTIVE DATE NOVEMBER 7, 2001.

BENCHMARK

D-371 NGS BENCH MARK AT 6TH AND COLORADO ELEVATION = 905.41

SITE AREA SUMMARY

GRASS AREA IN THE SUBDIVISION	12.702
AREA OF FIFTH STREET DEDICATION	213.5
NET AREA LOT 1 BLOCK 1	12,488.5

LEGEND

- | SECTION CORRELATION | U/E |
|-------------------------------------|-----|
| EXISTING OVERHEAD ELECTRIC LINE | — |
| EXISTING POWER POLE | A |
| EXISTING WATER LINE | — |
| EXISTING FIRE HOBOAT | ① |
| EXISTING WATER WETTER | ② |
| EXISTING TREE | ③ |
| EXISTING HEDGE | ④ |
| EXISTING UNDERGROUND TELEPHONE LINE | ⑤ |
| EXISTING TELEPHONE POST/STAKE | ⑥ |
| EXISTING CONDUIT | ⑦ |
| EXISTING FENCE | ⑧ |
| EXISTING STORM SEWER PIPE | ⑨ |
| EXISTING SANITARY SEWER PIPE | ⑩ |
| EXISTING SANITARY SEWER MANHOLE | ⑪ |

