

INST. NO. 01-10052

STORY COUNTY, IOWA  
FILED FOR RECORD

11:42 AM JUL 26 2001 PM

SUSAN L. VANDE KAMP, Recorder AP  
REC. FEE \$91.00 AUD. FEE \$5.00

Prepared by Nicholas R. Kennedy WHKS & Co., 1421 S. Bell Avenue, Suite 103, Ames, Iowa 50010, Phone 515-663-9997

# FINAL PLAT NORTHRIDGE HEIGHTS SUBDIVISION FIRST ADDITION



**LEGEND**  
Found Section Corner as noted.....A  
Set or to be set by rubber with yellow plastic cap #6029.....B  
Set not with metal disk #6028.....C

CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	CHORD BEARING
1	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
2	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
3	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
4	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
5	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
6	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
7	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
8	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
9	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
10	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
11	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
12	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
13	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
14	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
15	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
16	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
17	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
18	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
19	100.00	20.90	100.00	100.00	100.00	S89°50'58"W
20	100.00	20.90	100.00	100.00	100.00	S89°50'58"W

Surveyor's Seal: NICHOLAS R. KENNEDY, Surveyor, No. 1421 S. Bell Avenue, Suite 103, Ames, Iowa 50010, Phone 515-663-9997. Commission Expires 12/31/2004.

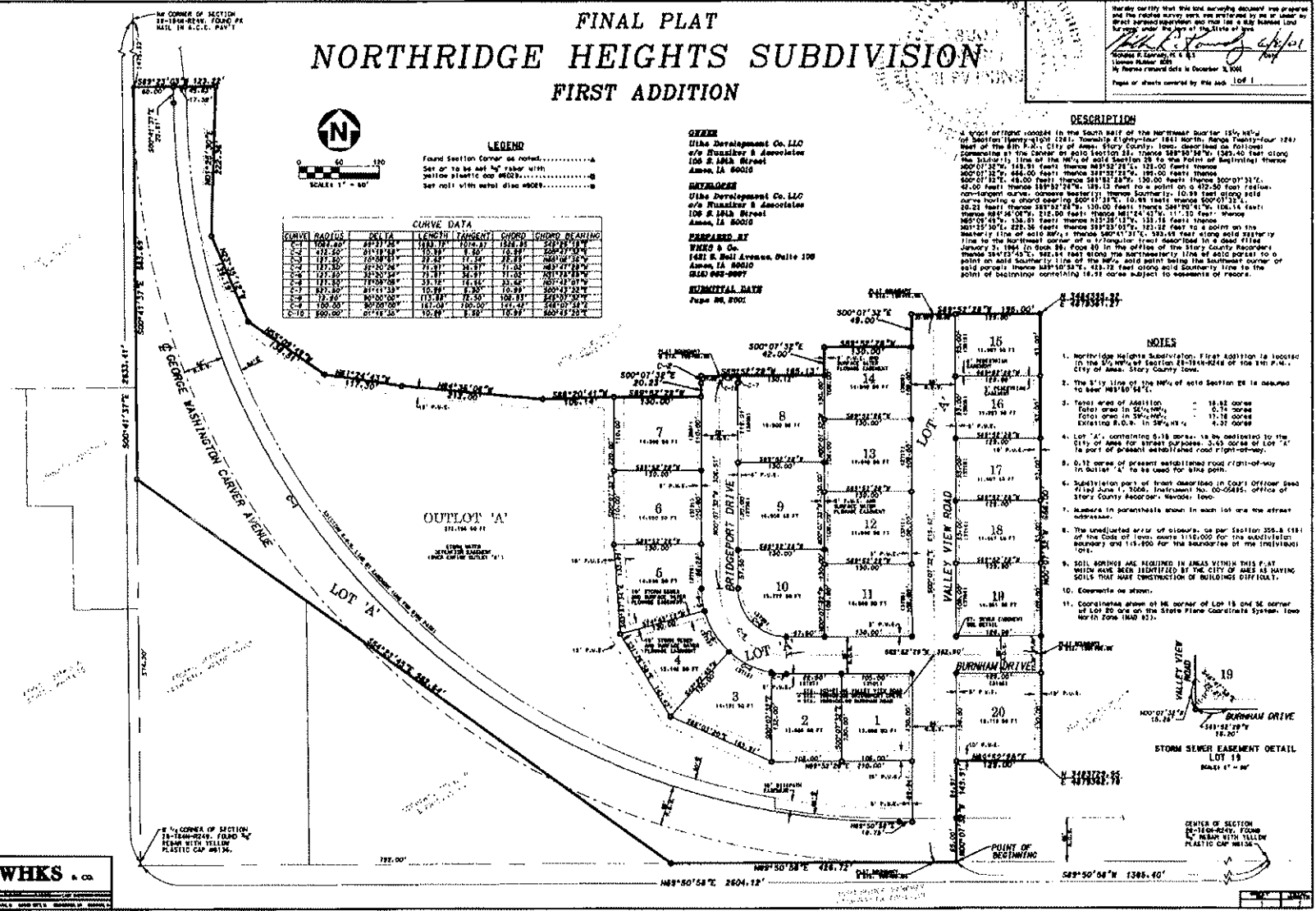
Notary Public Seal: Susan L. Vande Kamp, Notary Public, No. 1421 S. Bell Avenue, Suite 103, Ames, Iowa 50010, Phone 515-663-9997. Commission Expires 12/31/2004.

**DESCRIPTION**  
A block of five (5) lots in the South half of the North quarter 156, 1st 1/2 of Section Twenty-eight (28), Township Twenty-four (24) North, Range Twenty-four (24) East of the 4th P.M., City of Ames, Story County, Iowa, (as located on following) commencing at the Center of said Section 28, to the Point of Beginning thence S00°07'32"W, 145.91 feet thence S89°50'58"W, 125.00 feet along the 1/4 section line of the NW 1/4 of said Section 28 to the Point of Beginning thence S00°07'32"W, 48.00 feet thence S89°50'58"W, 125.00 feet thence S00°07'32"W, 42.00 feet thence S89°50'58"W, 125.00 feet to a point on a 413.50 foot radius non-circular curve, commencing westerly, 10.98 feet along said curve having a chord bearing S00°17'31"W, 10.98 feet thence S00°07'32"W, 40.21 feet thence S89°50'58"W, 120.00 feet thence S00°07'32"W, 108.14 feet thence S89°50'58"W, 212.00 feet thence S00°07'32"W, 117.10 feet thence S00°07'32"W, 134.81 feet thence S89°50'58"W, 133.18 feet thence S00°07'32"W, 225.36 feet thence S89°50'58"W, 121.12 feet to a point on the westerly line of said 1/4 section, thence S00°17'31"W, 323.68 feet along said westerly line to the northern corner of a 17-foot wide road 1/2 mile long, January 31, 1964 in Book 86, Page 40 in the office of the Story County Recorder, thence S89°50'58"W, 342.84 feet along the westerly line of said parcel to a point on said westerly line of the 1/4 section, said point being the southern corner of said parcel thence S89°50'58"W, 421.78 feet along said westerly line to the point of beginning, containing 14.25 acres, subject to easements of record.

**OWNER**  
Uite Development Co. LLC  
c/o Husnik & Associates  
100 E. 15th Street  
Ames, IA 50010

**PREPARED BY**  
WHKS & Co.  
1421 S. Bell Avenue, Suite 100  
Ames, IA 50010  
GSD 993-0007

**NUMERICAL DATA**  
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- NOTES**
- Northridge Heights Subdivision, First Addition is located in the NW 1/4 of Section 28-156-24 of the 1st P.M., City of Ames, Story County, Iowa.
  - The 1/4 line of the NW 1/4 of said Section 28 is assumed to bear S89°50'58"W.
  - Total area of Addition: 16.82 acres. Total area to be shown: 16.82 acres. Total area in 1/4 section: 17.18 acres. Existing A.C.U. in 1/4 section: 4.25 acres.
  - Lot 7, containing 6.18 acres, is to be dedicated to the City of Ames for street purposes, 3.43 acres of Lot 7 is part of a certain established road right-of-way, existing A.C.U. in 1/4 section: 4.25 acres.
  - 0.11 acres of present established road right-of-way in Butler 4, to be used for bike path.
  - Subdivision part of tract described in South Platte Book 112, Page 17, 2001, Instrument No. 03-02485, Office of Story County Recorder, Nevada, Iowa.
  - Numbers in parentheses shown in each lot are the street addresses.
  - The unadjusted error of closure, as per Section 205.8 (6) of the Code of Iowa, more than \$10.00 for the subdivision boundary and \$15.00 for the boundaries of the individual lots.
  - SOIL SPRINGS ARE REQUIRED IN AREAS WITHIN THIS PLAT WHERE HAVE BEEN IDENTIFIED BY THE CITY OF AMES AS HAVING SOILS THAT HAVE CONSTRUCTION OR BUILDING IMPLICATIONS.
  - Cornerwise as shown.
  - Coordinates shown at NE corner of Lot 13 and SE corner of Lot 20 are on the State Plane Coordinate System, Iowa North Zone 1800 ZONE.

**WHKS & Co.**  
NICHOLAS R. KENNEDY, Surveyor  
1421 S. BELL AVENUE, SUITE 103, AMES, IOWA 50010  
515-663-9997