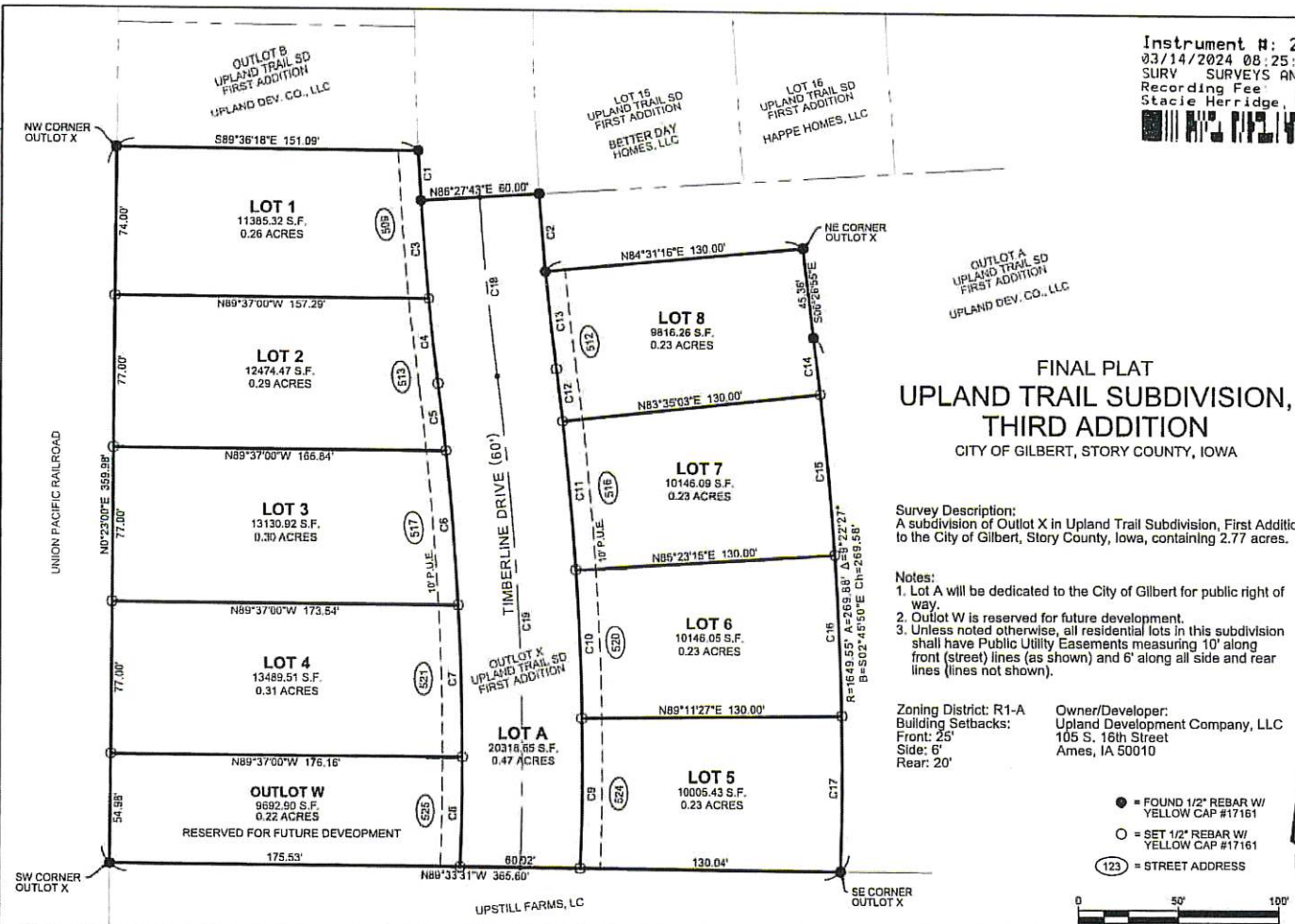


Filed By / Return To: ATS of Story County
 212 SE 16th Street, Ames, IA 50010
 File No. 23-1687

Instrument #: 2024-01495
 03/14/2024 08:25:35 AM Total Pages: 12
 SURV SURVEYS AND PLATS
 Recording Fee \$ 67.00
 Stacie Herridge, Recorder, Story County Iowa



FINAL PLAT
UPLAND TRAIL SUBDIVISION,
THIRD ADDITION
 CITY OF GILBERT, STORY COUNTY, IOWA

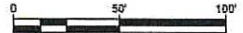
Survey Description:
 A subdivision of Outlot X in Upland Trail Subdivision, First Addition to the City of Gilbert, Story County, Iowa, containing 2.77 acres.

- Notes:
 1. Lot A will be dedicated to the City of Gilbert for public right of way.
 2. Outlot W is reserved for future development.
 3. Unless noted otherwise, all residential lots in this subdivision shall have Public Utility Easements measuring 10' along front (street) lines (as shown) and 6' along all side and rear lines (lines not shown).

Zoning District: R1-A
 Building Setbacks:
 Front: 25'
 Side: 6'
 Rear: 20'

Owner/Developer:
 Upland Development Company, LLC
 105 S. 16th Street
 Ames, IA 50010

- = FOUND 1/2" REBAR W/ YELLOW CAP #17161
- = SET 1/2" REBAR W/ YELLOW CAP #17161
- 123 = STREET ADDRESS



BOUNDARY CURVE DATA					
Curve #	Radius	Length	Delta	Bearing	Chord
C1	1527.05'	24.78'	0°55'46"	S03°28'53"E	24.78'
C2	1471.82'	38.92'	1°30'54"	S04°43'13"E	39.91'
C3	1530.00'	49.45'	1°51'07"	S04°52'17"E	49.45'
C4	1530.00'	43.40'	1°37'31"	S06°38'36"E	43.40'
C5	1459.55'	34.19'	1°20'32"	S08°46'51"E	34.19'
C6	1459.55'	77.30'	3°02'04"	S04°35'33"E	77.29'
C7	1459.55'	77.05'	3°01'29"	S01°33'47"E	77.04'
C8	1459.55'	55.16'	2°09'56"	S01°01'56"W	55.16'
C9	1519.55'	75.55'	2°50'55"	S00°37'28"W	75.54'
C10	1519.55'	74.87'	2°49'23"	S02°12'41"E	74.86'
C11	1519.55'	74.87'	2°49'23"	S05°02'03"E	74.86'
C12	1519.55'	26.69'	1°00'23"	S08°56'56"E	26.69'
C13	1470.00'	49.84'	1°56'33"	S06°27'00"E	49.84'
C14	1649.55'	29.04'	1°00'31"	S06°56'48"E	29.04'
C15	1649.55'	81.23'	2°49'17"	S05°01'54"E	81.22'
C16	1649.55'	81.23'	2°49'17"	S02°12'37"E	81.22'
C17	1649.55'	78.39'	2°43'22"	S00°33'42"W	78.38'
C18	1500.00'	90.82'	3°28'09"	S05°41'17"E	90.81'
C19	1469.55'	247.82'	9°31'57"	S02°41'06"E	247.54'

STRAND
 A SURVEYING COMPANY
 FOX Strand
 414 South 17th Street, Suite 107
 Ames, Iowa 50010
 Phone: (515) 233-0000
 FAX: (515) 233-0103

FINAL PLAT
UPLAND TRAIL SUBDIVISION, THIRD ADDITION
 A SUBDIVISION OF OUTLOT X IN UPLAND TRAIL SUBDIVISION, FIRST ADDITION
 CITY OF GILBERT, STORY COUNTY, IOWA
 JOB # 7150.006 DATE: 4/26/23 PAGE 1 OF 1

I hereby certify that this land surveying document was prepared 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.

R. Bradley Stumbo
 R. BRADLEY STUMBO, PLS
 License number 17161
 My license renewal date is December 31, 2023.

11/13/23
 DATE

