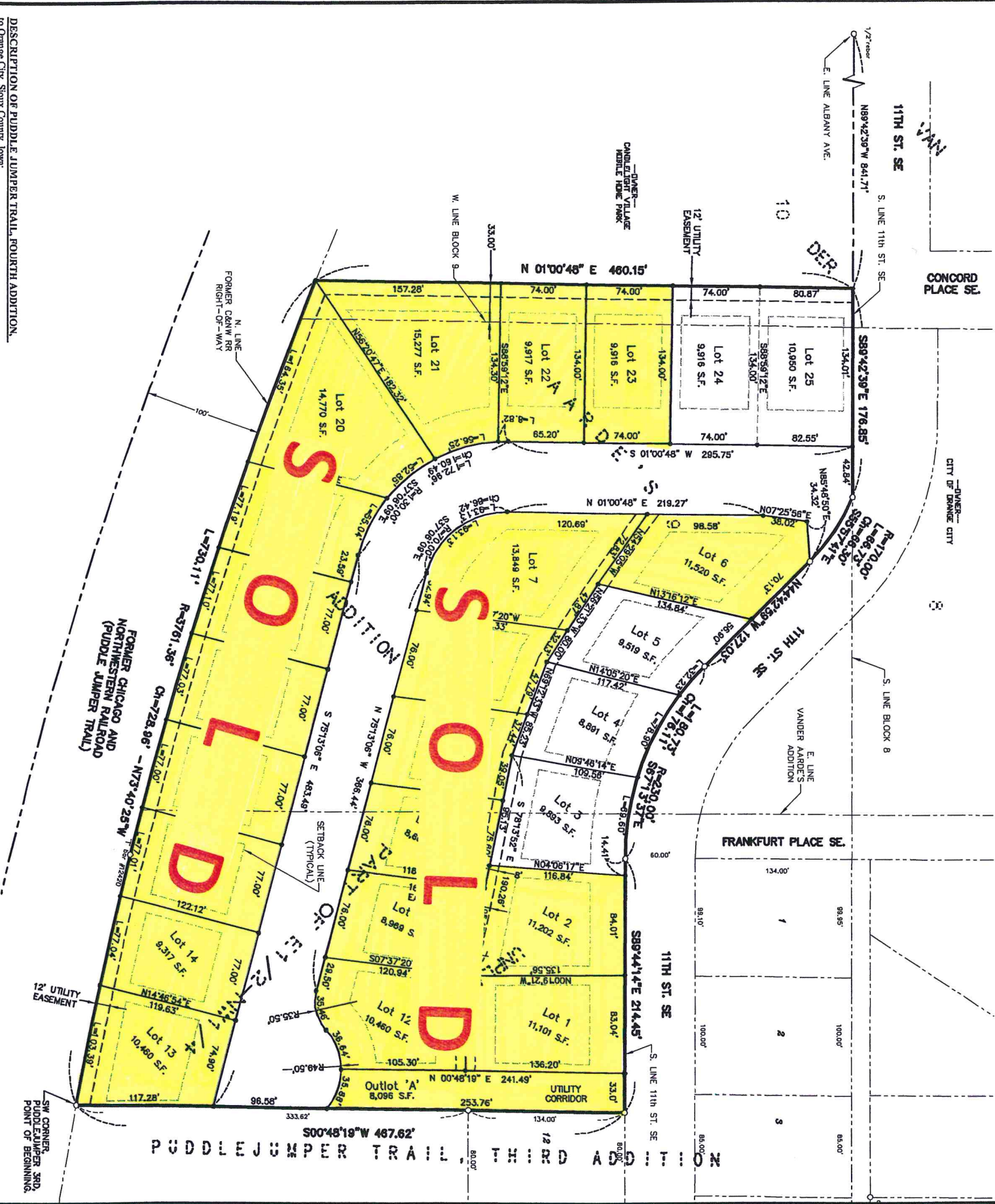


FINAL PLAT OF
Puddle Jumper Trail, Fourth Addition
CITY OF ORANGE CITY,
SIOUX COUNTY, IOWA



DESCRIPTION OF PUDDLE JUMPER TRAIL, FOURTH ADDITION.

Those portions of the East 1/2 of Section 4, Township 94 North, Range 44 West of the 5th P.M., and Blocks 9 and 10 of Van Der Aardts Addition to Orange City, Sioux County, Iowa, described as follows:
 Beginning at the southwest corner of Puddle Jumper Trail, Third Addition to Orange City, Sioux County, Iowa; thence, northwesterly along the south Right-of-Way line of the abandoned Chicago & Northwestern Railroad and along a curve to the right with a radial line in of North 10°45'57" East, having a radius of 3761.36 feet, and a central angle of 11°07'18" for a distance along the arc of 730.11 feet, the long chord of which bears North 73°40'25" West a distance of 728.96 feet; thence North 01°00'48" East parallel with and 3,300 feet distant from the east line of said Block 10 for a distance of 460.15 feet to the south line of 11th Street; thence South 89°42'39" East along said south line for a distance of 176.83 feet; thence along said south line southeasterly along a non-tangent curve to the right with a radial line in of South 22°47'36" West, having a radius of 170.00 feet, and a central angle of 22°29'25" for a distance along the arc of 66.73 feet, the long chord of which bears South 55°27'41" East a distance of 66.30 feet; thence South 49°22'59" East along said south line for a distance of 127.03 feet; thence along said south line southeasterly along a curve to the left with a radius of 220.00 feet, through a central angle of 45°01'15", for a distance along the arc of 180.73 feet, the chord of which bears South 67°13'37" East a distance of 176.11 feet; thence South 89°44'14" East along said south line for a distance of 214.45 feet to the northwest corner of Lot 12, Puddle Jumper Trail Third Addition; thence South 00°48'19" West along the west line of Lot 12 and Ordinal A of said addition for a distance of 467.62 feet to the Point of Beginning, containing 324,000 square feet or 7.44 acres, subject to encumbrances, if any, of record or apparent.

BASIS OF BEARINGS:

All bearings are referred to Geodetic North by GPS measurements taken at NGS Control Monument ORC A, and based upon NAD83 (1996), Iowa State Plane Coordinate System, North Zone. Rotate bearings clockwise 1°44'11" for Grid North. The south line of Puddle Jumper Trail Second Addition was determined to bear South 89°44'14" East.

Acreage Breakdown:

PRIVATE LOTS	= 5.93 ac.
PUBLIC OUTLOT	= 0.19 ac.
PUBLIC R.O.W.	= 1.32 ac.
AREA	= 7.44 ac.

LEGEND

- FOUND MONUMENT AS NOTED
- SET 1/2" x 30" REBAR
- W/ORANGE CAP #15746
- M MEASURED DIMENSION
- R RECORD DIMENSION

SUBDIVISION:
 25 LOTS + 1 PUBLIC OUTLOT
 MIN. LOT SIZE = 8,472 S.F.
 TOTAL PARCEL = 7.44 ACRES

EXISTING ZONING CLASSIFICATION:
 A-1, AGRICULTURAL DISTRICT
PROPOSED ZONING CLASSIFICATION:
 R-1, LOW DENSITY RESIDENTIAL DISTRICT

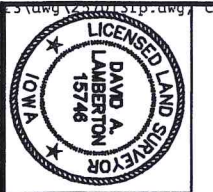
MINIMUM SETBACKS:
 FRONT: 30'
 SIDE: 8'
 STREET SIDE: 15'
 REAR: 25'

OWNER/DEVELOPER:
 CITY OF ORANGE CITY,
 125 CENTRAL AVE. SE, BOX 406
 ORANGE CITY, IOWA 51041
 PHONE: (712) 707-4885.

ENGINEER / SURVEYOR:
 DEWILD GRANT RECKERT & ASSOC. CO.
 6115 WHISPERING CREEK DRIVE
 SIOUX CITY, IOWA 51106
 PHONE: (712) 266-1554
 BRIAN K. MASTERBERGEN, P.E.
 DAVID A. LAMBERTON, PLS.

Dewild Grant Reckert & Associates Co.
 Consulting Engineers
 6115 Whispering Creek Drive, Sioux City, Iowa,
 Tel. 712-266-1554 Fax. 712-266-1707 51106

Date: July 22, 2007
 Drawn By: DM
 Project No. 52703
 Sheet 1 of 2



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 Land Surveyor under the laws of the State of Iowa.

COPY AS SIGNED, 8/07/07

DAVID A. LAMBERTSON License No. 15746 DATE

My license renewal date is December 31, 2008
 Pages or sheets covered by this seal: 1 of 2
 Survey performed at the request of: City of Orange City.

