

**FINAL PLAT
JOHNS FARM SUBDIVISION**

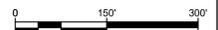
A Residential Parcel Subdivision
in the N1/2 of Section 32-82-24
Story County, Iowa

Owners:
Peggy A. John - 1/2
Thomas J. John - 1/8
Michael S. Johns - 1/8
Vicki D. Johns - 1/8
Kathleen A. Reece - 1/8
51506 Highway 210
Slater, IA 50244

Survey Description:
The Northeast Quarter of the Northwest Quarter, except the West 16 rods and except Parcel A therein, as shown on the Plat of Survey filed in Book 10, Page 203, the Northwest Quarter of the Northeast Quarter, the West Half of the Southwest Quarter of the Northeast Quarter and the North 10 acres, except the West 16 rods thereof, of the Southeast Quarter of the Northwest Quarter, all in Section 32, Township 82 North, Range 24 West of the 5th P.M., Story County, Iowa, and all together being more particularly described as follows: Commencing at the Northwest Corner of said Section 32; thence N89°59'09"E, 1532.16 feet along the north line thereof to the point of beginning; thence N89°59'09"E, 633.39 feet to the Northwest Corner of said Parcel A; thence running coincident with the boundary thereof S00°12'28"E, 316.50 feet; thence N89°48'55"E, 175.03 feet; thence N00°12'19"W, 315.98 feet to the north line of said Section 32; thence departing the boundary of said Parcel A N89°59'09"E, 255.72 feet to the North Quarter Corner of said Section 32; thence N89°59'09"E, 1324.45 feet to the Northeast Corner of said Northwest Quarter of the Northeast Quarter; thence S00°07'50"E, 1324.99 feet to the Southeast Corner thereof; thence S89°52'50"W, 663.28 feet along the south line thereof; thence S00°05'11"E, 1322.25 feet along the east line of said West Half of the Southwest Quarter of the Northeast Quarter to the Southeast Corner thereof; thence N89°54'04"W, 664.34 feet to the Center of said Section 32; thence N00°02'25"W, 989.79 feet along the east line of said Southeast Quarter of the Northwest Quarter to the Southeast Corner thereof; thence N89°54'14"W, 1059.50 feet along the south line of said North 10 acres to the east line of said West 16 rods thereof; thence N00°12'09"W, 1647.62 feet along the east line of said West 16 rods to the point of beginning, containing 99.29 acres, which includes 3.67 acres of existing public right of way.

- Notes:
1. Lot 1 is served by private septic and water is provided by Slater.
2. Outlot A is not intended for development and will be conveyed to the owner of Parcel A.
3. Outlot B will remain in agricultural use.
4. All new lots shall require an E911 address for inhabited structures, including residences and businesses, telecommunications towers and facilities, and for any public assembly area including open-air, outdoor activities. E911 addresses shall be assigned by Story County at the request of the property owner.

Districts:
Zoning: A-1 (Agricultural)
School: Ballard
Fire: Slater
Ambulance: Huxley
Drainage: Palestine #23



STRAND ASSOCIATES, INC.
2802 South Loop Drive
Ames, Iowa 50010
Phone: (515) 233-0000

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JOHNS FARM SUBDIVISION**
A RESIDENTIAL PARCEL SUBDIVISION IN THE N1/2 OF
SEC. 32-82-24, STORY COUNTY, IOWA
JOB# 7079.003 DATE: 2/09/26 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, 2027.

2/09/2026
DATE

