

RECORDER'S INDEX

LOCATION: LOT 1 OF KOELKER PLACE AND LOT 2
OF STEFFENSMEIER PLACE NO. 2,
ALL IN DUBUQUE COUNTY, IOWA

REQUESTOR: DANIEL A. HELLE AND CHRIS TALLMAN
PROPRIETOR: DANIEL A. HELLE AND JODI L. HELLE,
AND CHRIS TALLMAN AND MOLLY TALLMAN

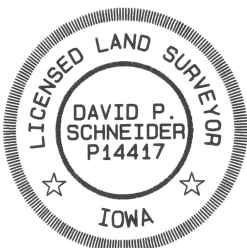
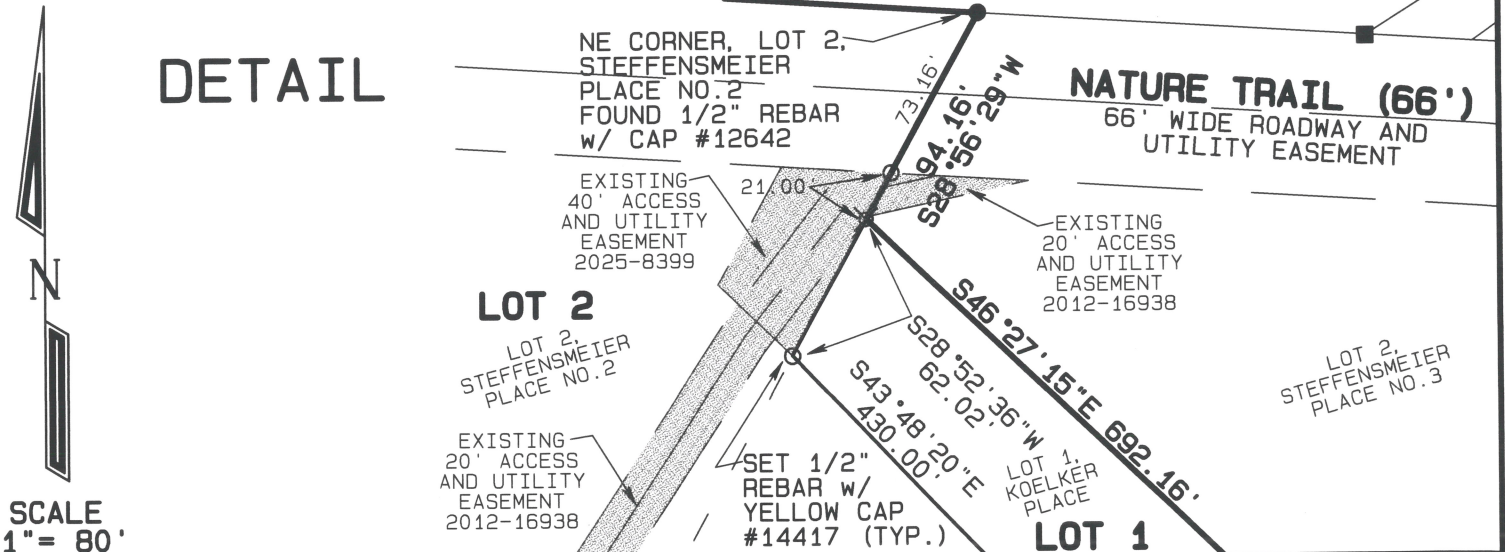
SURVEYOR: DAVID P. SCHNEIDER
SURVEYOR COMPANY: SCHNEIDER LAND SURVEYING
AND PLANNING, INC.
RETURN TO: DAVID P. SCHNEIDER
P.O. BOX 128 FARLEY, IOWA
Ph#563-744-3631 daves@yousq.net

FINAL PLAT NATURE TRAIL ADDITION, DUBUQUE COUNTY, IOWA LOT 1 OF KOELKER PLACE AND LOT 2 OF STEFFENSMEIER PLACE NO. 2, ALL IN DUBUQUE COUNTY, IOWA

TOTAL AREA
38.306 ACRES TOTAL
-1.043 ACRES ROAD
37.263 ACRES NET

SURVEY DESCRIPTION - NATURE TRAIL ADDITION, DUBUQUE COUNTY, IOWA: LOT 1 OF KOELKER PLACE AND LOT 2 OF STEFFENSMEIER PLACE NO. 2, ALL IN DUBUQUE COUNTY, IOWA

DETAIL



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.

David P. Schneider P.L.S. P14417
My license renewal date is December 31, 2027.

Pages or sheets covered by this seal: SHEETS 1 AND 2

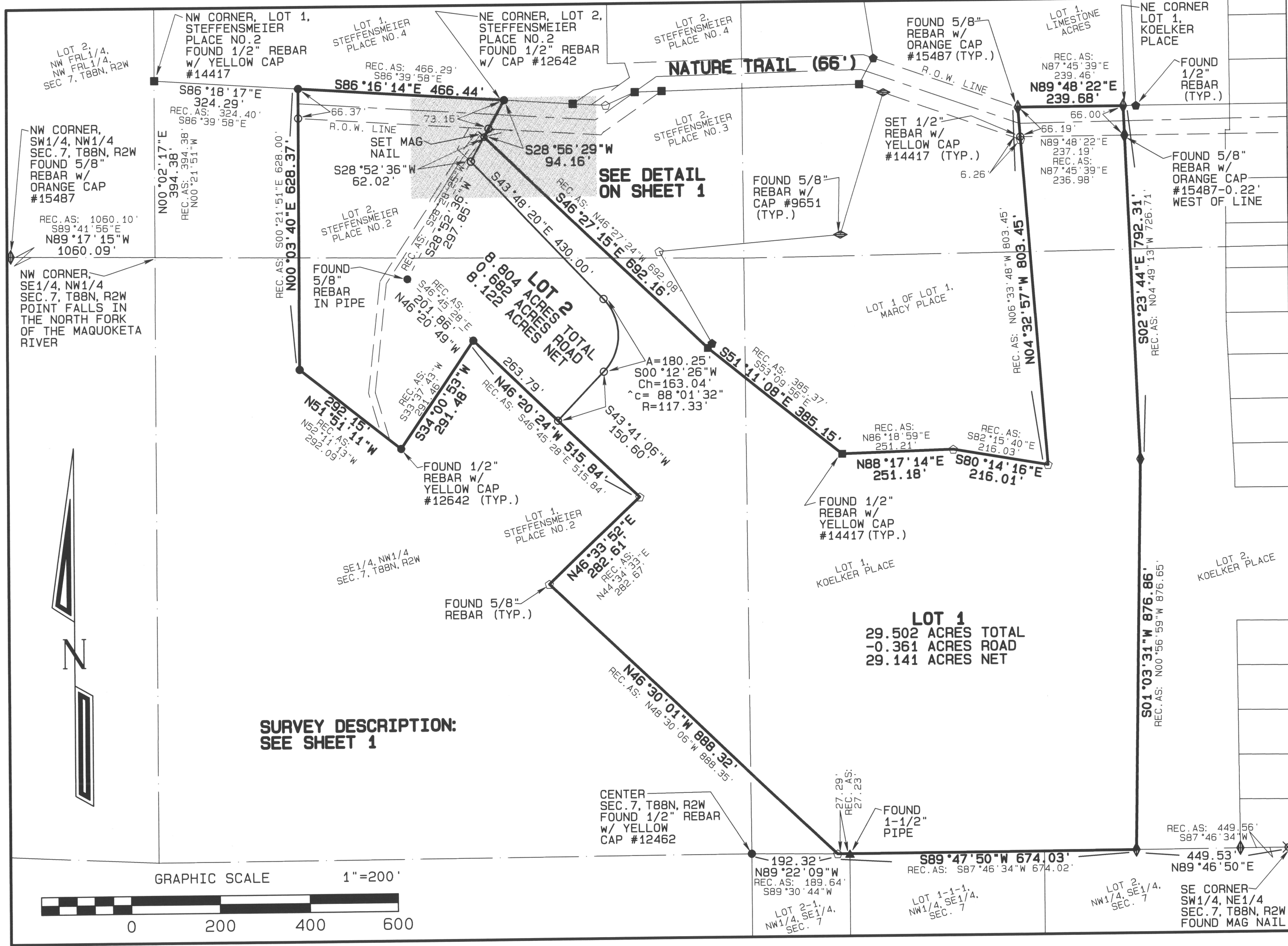
SCHNEIDER
Land Surveying
&
Planning, Inc.

P.O. Box 128
Farley, Iowa 52046
Ph# 563-744-3631
daves@yousq.net

Project: 3118FP

Survey Date: 7/26/2026

Sheet: 1 of 8



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Ph# 563-744-3631
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Sheet: 1 of 8

FINAL PLAT
NATURE TRAIL ADDITION, DUBUQUE COUNTY, IOWA
LOT 1 OF KOELKER PLACE AND LOT 2 OF STEFFENSMEIER PLACE NO. 2, ALL IN DUBUQUE COUNTY, IOWA

DUBUQUE COUNTY – IOWA
APPLICATION FOR PLATTING

1225 SEIPPEL ROAD,
DUBUQUE, IA 52002

(Attach a Sketch Plat with application, showing existing structures, accesses and new lot lines)

Owner Name: Daniel Helle, Jodi Helle
Chris + Molly Tallman Phone: 563-599-1019

Name of new Subdivision: Nature Trail Addition, Dubuque County, Iowa

Current Legal Description:
Lot 1 of Kneelker Place and Lot 2 of Steffensmeier
Place, No. 2, all in Dubuque County, Iowa

Parcel #(s): 1207151004 # Acres 5.0
1207251003 # Acres 32.26
Acres _____

Zoning District: _____ Total Acres: 38.306

Current Use of Property: _____

Lot number with the Buildings & Structures listed on each lot (if any)
Lot 1 = house
Lot 2 = house + shed

Reason for Survey & Proposed Use of Each Lot:
Lot line adjustment between 2 neighbors

List the Access (field, residential or commercial) and street, road or highway name for Each Lot:
Lot 1 = private drive off of Nature Trail
Lot 2 = private drive off of Nature Trail

For Office Use Only

Is Ag Exemption Form Required? No _____ Yes _____
Is property within 2 miles of a City? No _____ Yes _____
Name of City _____

Is there access to each lot? _____

Acquisition Plat _____ Simple Plat _____ Subdivision: Major _____ Minor _____
List current addresses: _____