Clay County, Missouri
Land Survey Document

OAKWOOD MANOR CONDOMINIUM SECOND PLAT

A SUBDIVISION IN GLADSTONE, CLAY COUNTY, MISSOURI

DESCRIPTION: This is a subdivision of all that part of the Southeast Quarter of the Northwest Quarter of Section 26, Township 51 North, Range 33 West, in the City of Gladstone, Clay County, Missouri, described as follows: Beginning at the Southeast corner of the Southeast Quarter of the Northwest Quarter of said Section 26; thence North 89 degrees 29 minutes 39 seconds West along the South line of the Northwest Quarter of said Section 26, a distance of 350.00 feet; thence North 0 degrees 44 minutes 08 seconds East and parallel with the East line of the Northwest Quarter of said Section 26, a distance of 133.33 feet; thence South 89 degrees 29 minutes 39 seconds East and parallel with the South line of the Northwest Quarter of said Section 26, a distance of 350.00 feet to a point in the East line of the Northwest Quarter of said Section 26; thence South 0 degrees 44 minutes 08 seconds West along the East line of the Northwest Quarter of said Section 26, a distance of 133.33 feet to the point of beginning. Subject to the highway right of way over the East 50.00 feet thereof.

DEDICATION: The undersigned proprietors of the above described land has caused the same to be platted in the manner as shown on this plat, which subdivision and plat shall hereafter be known as "OAKWOOD MANOR CONDOMINIUM SECOND PLAT". The undersigned proprietors have caused this plat to be filed under an authority to Oakwood Manor Construction and Development Company in Section 6 of the Condominium Declaration for Oakwood Manor Condominium filed in the Office of the Recorder of Deeds for Clay County, Missouri, on July 10, 1984 in Book 1562 at Page 1 and the Transfer of Special Declarants Rights from Oakwood Manor Construction and Development to Lakey-Donalson Joint Venture filed in the Office of the Recorder of Deeds for Clay County, Missouri, filed on the 12th day of August, 1986, in Book 1946 at Page 154. This plat adds land and condominium units to Oakwood Manor Condominium as originally established under the aforesaid Declaration and The Plat for Oakwood Manor Condominium recorded in July 10, 1984, in Book 20 at Page 25-28 in the Office of the Recorder of Deeds for Clay County, Missouri.

EASEMENTS: An easement or license is hereby granted to the City of Gladstone, to locate, construct and maintain or to authorize the location, construction, maintenance and use of conduits for all and any purpose: water, gas, sewer mains, poles and wires, or all or any of them upon, over, under or along the strips of land outlined on this plat and designated by the words "Utility Easement" or "U/E" or "Drainage Easement" or "D/E".

RIGHT OF INTRANCE: The right of ingress, egress and travel within the boundaries of the property is hereby granted to the City of Gladstone, Missouri, for the purpose of fire and police protection and to the U.S. Postal Service for the delivery of the mail.

IN TESTIMONY WHEREOF: Lakey-Donalson Joint Venture, a Missouri Partnership of Lakey Custom Building, Inc., a Missouri Corporation and Donvest, Inc., a Missouri Corporation has caused these presents to be signed by their Presidents and attested by their Secretaries, and their Corporate Seals to be affixed this 1 day of August, 1986.

LAKEY CUSTOM BUILDING, INC.

President: Bernie A. Lakey

ATTEST: Secretary: Bernie A. Lakey

DONVEST, Inc.

President: James R. Donalson

ATTEST: Secretary: James R. Donalson

STATE OF MISSOURI)
COUNTY OF CLAY)S.S.

On this 1 day of August, 1986, before me a Notary Public, appeared Bernie A. Lakey, to me personally known, who being by me duly sworn did say that he is President of Lakey Custom Building, Inc., a corporation and that the seal affixed to the foregoing instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and that said Bernie A. Lakey acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF: I have hereunto set my hand and seal at my office in Clay County, Missouri, the day and year last above written.

My Commission Expires: November 15, 1986

NOTARY PUBLIC

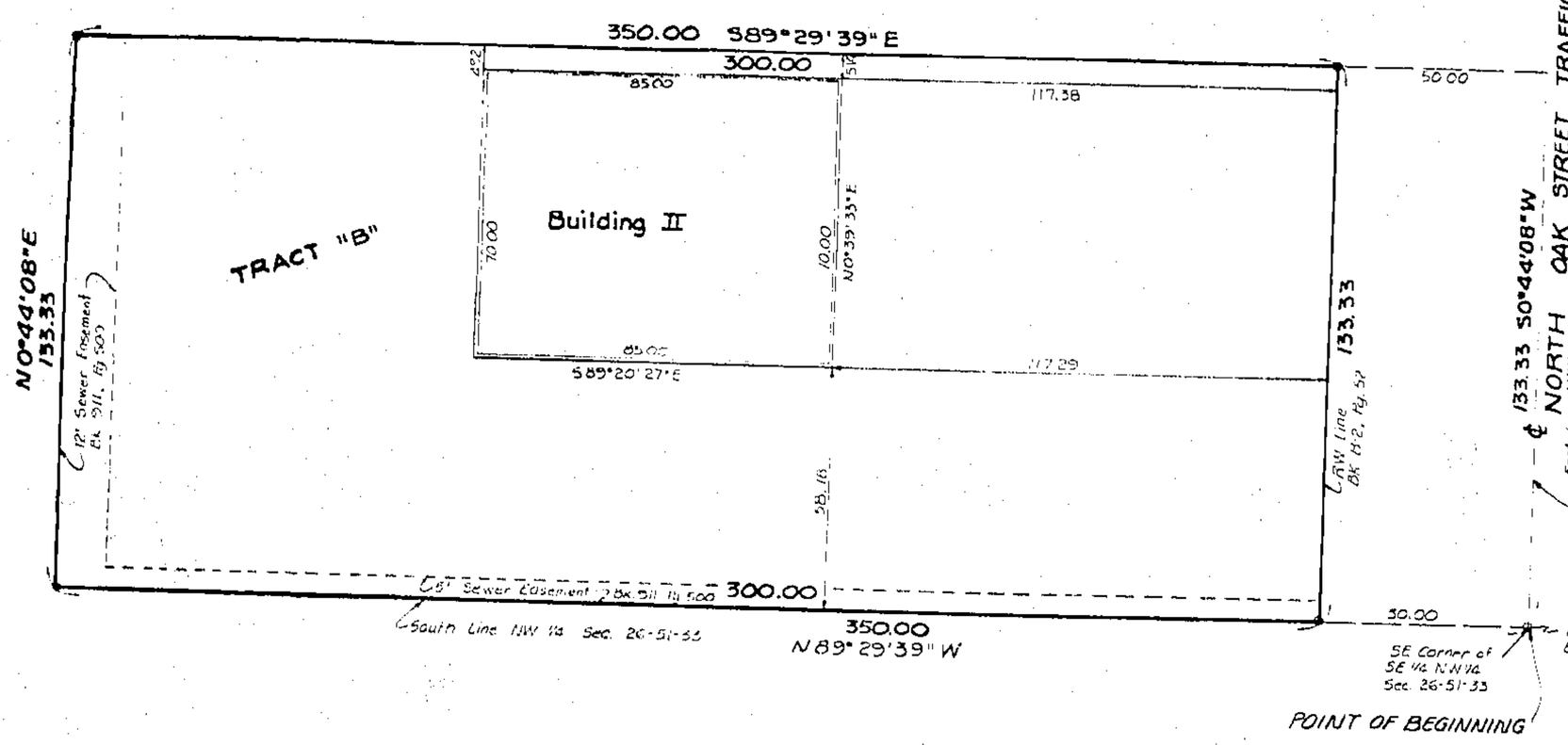
STATE OF MISSOURI)
COUNTY OF CLAY)S.S.

On this 1 day of August, 1986, before me a Notary Public, appeared James R. Donalson, to me personally known, who being by me duly sworn did say that he is President of Donvest, Inc., a corporation and that the seal affixed to the foregoing instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and that said James R. Donalson acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF: I have hereunto set my hand and seal at my office in Clay County, Missouri the day and year last written.

My Commission Expires: November 15, 1986

NOTARY PUBLIC



o denotes Monument Set

NOTE: Bearings shown on this plat are based upon the bearings shown on Certificate of Survey by Robert L. Buford, Job No. L-5071.

Scale: 1"=20'

CITY COUNCIL

RECEIVED: 7-28-86
APPROVED: 7-28-86
Ordinance No.: 3644
CITY CLERK: Marilyn F. Arnold
MAYOR: Robert Ashcroft

CITY PLAN COMMISSION

RECEIVED: 7-21-86
APPROVED: 7-21-86
CHAIRMAN: Brian Hall

I hereby certify that the within plat of OAKWOOD MANOR CONDOMINIUM SECOND PLAT is based upon an actual survey made under my direct supervision and that said survey meets or exceeds the current minimum standards for property boundary surveys as established by the Department of Natural Resources, Division of Geology and Land Survey, of the State of Missouri; and that said plat contains all the information required by Section 448.2-109, Revised Statutes of Missouri. (Supp. 1984)

Sam A. Aylett, LS 2574

DATE: 8-1-86

11/14/86 5:11
Plats

AYLETT, RUTHERFORD & EUTSLER SURVEYING, INC.
7200 N. GRAND
GLADSTONE, MISSOURI 64118
(816) 436-0732

SHEET 1 OF 3

http://www.ClayCoGov.com