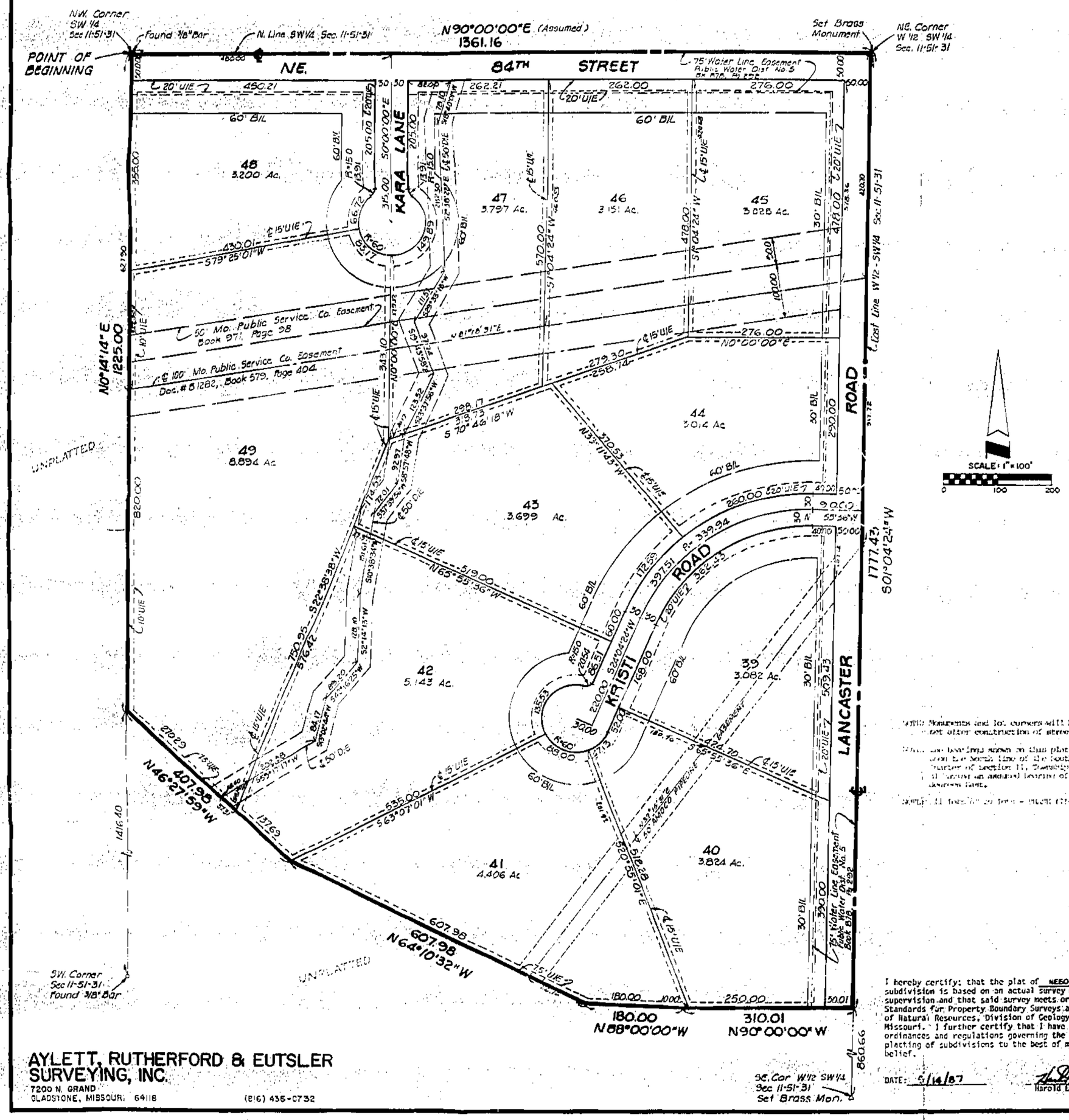
Clay County, Missouri
Land Survey Document

FINAL PLAT

NEBO HILL ESTATES - PHASE III-A

F 74430



DESCRIPTION: All that part of the West one half of the Southwest Quarter of Section 11, Township 51 North, Range 31 West, Clay County, [illegible] described as follows: Beginning at the Northwest corner of the Southwest Quarter of said Section 11; thence North 90 degrees 00 minutes [illegible] seconds East (assumed bearing) along the North line of the Southwest Quarter of said Section 11, a distance of 1361.16 feet to the North [illegible] corner of the West one half of the Southwest Quarter of said Section 11; thence South 1 degree 05 minutes 24 seconds East along the East [illegible] of the West one half of the Southwest Quarter of said Section 11, a distance of 1777.43 feet; thence North 90 degrees 00 minutes 00 seconds West, a distance of 310.01 feet; thence North 88 degrees 00 minutes 00 seconds West, a distance of 180.00 feet; thence North 64 degrees [illegible] minutes 32 seconds West, a distance of 607.98 feet; thence North 46 degrees 27 minutes 59 seconds West, a distance of 407.98 feet to a [illegible] on the West line of the Southwest Quarter of said Section 11; thence North 0 degrees 14 minutes 14 seconds East along the West line of the Southwest Quarter of said Section 11, a distance of 1225.00 feet to the point of beginning.
The above described tract of land contains 50.[illegible] acres more or less.

DEDICATION: The undersigned proprietors of the above described tract of land have caused the same to be subdivided in the manner as shown on the accompanying plat, which subdivision and plat shall hereafter be known as "NEBO HILL ESTATES-PHASE III-A."

STREETS: The streets and roads shown on this plat and not heretofore dedicated to public use are hereby so dedicated.

EASEMENTS: An easement or license is hereby granted to Clay County, Missouri to locate, construct and maintain or to authorize the location, maintenance and use of conduits, sewer and water mains, gas, poles or wires, anchors and surface drainage, upon, over and under the [illegible] this plat and designated by the words "Utility Easement" or "U/E".

BUILDING LINES: Building lines or setback lines are hereby established as shown on the accompanying plat and no building or portion thereof between this line and the street line.

IN TESTIMONY WHEREOF: The undersigned proprietors of the above described tract of land have hereunto set their hands this 18TH day of [illegible]

Dwaine L. Enloe — Marsha L. Enloe — Don A. Enloe
Victoria D. Enloe — Don A. Enloe — Dianne Enloe

STATE OF MISSOURI
COUNTY OF CLAY } s.s.

On this 18th day of May, 1987, before me the undersigned Notary Public personally appeared Dwaine L. Enloe and Marsha L. [illegible] and wife, Don A. Enloe and Victoria D. Enloe, husband and wife, and Don A. Enloe and Dianne Enloe, husband and wife, to me known to be the [illegible] described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

IN WITNESS WHEREOF: I have hereunto set my hand and affixed my Notarial Seal at my office in Clay County, Missouri the day and year [illegible]

My Commission Expires: 29 September 1989

NOTARY PUBLIC

APPROVAL AND ACCEPTANCE:
This plat of "NEBO HILL ESTATES-PHASE III-A" has been submitted to and considered by the Clay County, Missouri Planning Commission and is [illegible] this 22 day of May, 1987.

CLAY COUNTY COMMISSIONERS

Charles S. Broomfield
William Kersten

PLANNING COMMISSION

Marie Johnson, Director
[illegible]
[illegible], Secretary

NOTE: Monuments and lot corners will be set after construction of streets.

NOTE: The bearings shown on this plat are based upon the North line of the Southwest Quarter of Section 11, Township 51, Range 31 [illegible] an assumed bearing of North 90 degrees East.

NOTE: [illegible] - PHASE III-A

I hereby certify: that the plat of NEBO HILL ESTATES - PHASE III-A subdivision is based on an actual survey made by me or 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. I further certify that I have complied with all statutes, ordinances and regulations governing the practice of surveying and the platting of subdivisions to the best of my professional knowledge and belief.

DATE: 5/14/87

Harold E. Rutherford, LS-294

F 74431
Protective Covenants
Filed 5-22-87
Book 1768 - Page 431

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