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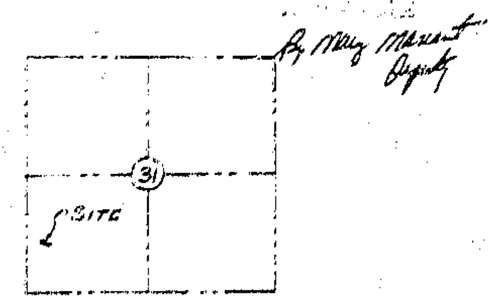
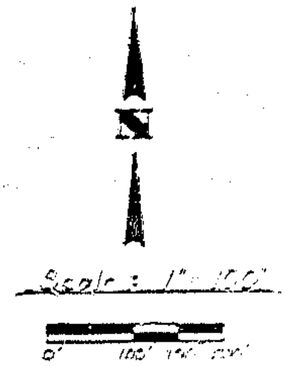
NORTHWYCK PARK FOURTH PLAT

LIBERTY, CLAY COUNTY, MISSOURI

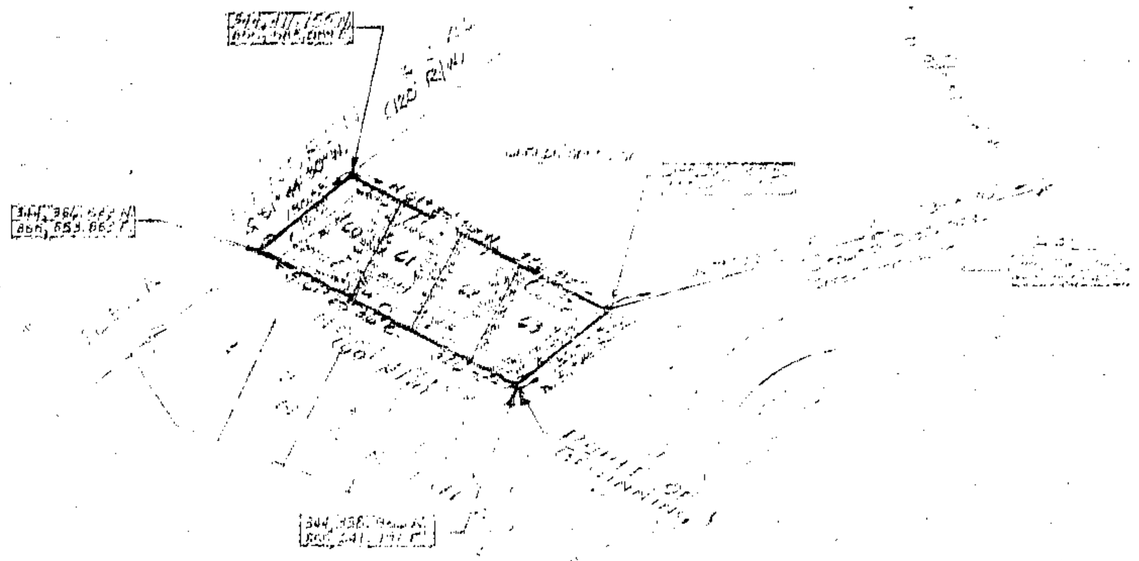


SECTION LOCATION
Sec. 31, Twp. 52, Rng. 31



DEVELOPER:
Northwyck Development Company
8320 North Oak Trafficway
Kansas City, Missouri 64118

NOTE: Bearings and coordinates shown hereon are based on Missouri State Plane Coordinate System, Western Zone. Distances are grid distances. Grid factor is 0.9996. Coordinates are listed in Meters.



LEGEND:
- △ Set Permanent Monument
- ● Set Semi-Permanent Monument
- ○ Found Semi-Permanent Monument

Description: A tract of land in the Southwest Quarter of Section 31, Township 52, Range 31, Liberty, Clay County, Missouri, more particularly described as follows: Beginning at the most West corner of Lot 17, NORTHWYCK PARK FIRST PLAT, a subdivision in Liberty, Clay County, Missouri; thence North 51° 44' 30" East, along the Northwesterly line of said plat, 130.53 feet; thence North 61° 25' 36" West, 326.32 feet to a point on the Southeasterly right-of-way of Glenn Hendren Road; thence South 51° 44' 30" West, along said right-of-way, 130.53 feet to a point on the Northeasterly right-of-way of Northwyck; thence South 61° 25' 36" East, along said right-of-way, 326.32 feet to the Point of Beginning; containing 0.9 Acre, more or less.

Dedication: The undersigned proprietors of the property described herein have caused the same to be subdivided in the manner shown on this plat, and said property shall hereafter be known as NORTHWYCK PARK FOURTH PLAT. It shall be a sufficient description of the Lots on this plat to hereafter designate the same by the number appearing near the center of the Lot followed by the words: of platted NORTHWYCK PARK FOURTH PLAT, a subdivision in Liberty, Clay County, Missouri.

An easement or license is also hereby granted to the City of Liberty, Missouri, to locate, construct and maintain, and to authorize the location, construction, maintenance or use of conduits, for all and any purpose, water, gas and sewer mains, poles, wires, anchors and appurtenances thereto or any or all of them upon, under and along the strips of land outlined on this plat and designed "Utility Easement" or "U.E."

An easement or license is also hereby granted to the City of Liberty, Missouri, to locate, construct, and maintain, and to authorize the location, construction, maintenance, and use of surface drainage ways and installations, and underground drainage conduits and appurtenances for drainage purposes on, under and along the strips of land outlined on this plat designated "Drainage Easement" or "D.E."

Streets shown on this plat and not heretofore dedicated to public use are hereby so dedicated.

Building lines or set back lines are hereby established as shown on this plat and no building or portion thereof shall be built or otherwise located between this line and the lot or street line.

In Testimony Whereof: NORTHWYCK DEVELOPMENT COMPANY has caused these presents to be signed by its President and its seal to be affixed this 27th day of November, 1989.

NORTHWYCK DEVELOPMENT COMPANY

Robert J. Ellis, President — Attest: Larry E. Schulz, Secretary

STATE OF MISSOURI
COUNTY OF CLAY } s.s.

On this 30th day of November, 1989, before me appeared Robert J. Ellis, to me personally known, who being by me duly sworn did say he is the President of NORTHWYCK DEVELOPMENT COMPANY and that the seal affixed to this instrument is the seal of said Corporation and that said instrument was signed in behalf of said Corporation by authority of its governing body and that said Robert J. Ellis acknowledged said instrument to be the free act and deed of said Corporation, and he duly acknowledges the execution of same.

My Commission Expires: September 24, 1993

Notary Public

Approved by the Planning and Zoning Commission of the City of Liberty this October 17, 1989.

Chairman: Aaron M. Resek

Approved by the City Council of the City of Liberty this November 13, 1989 Ordinance No. 6835

Mayor: Glenna F. Todd — Deputy City Clerk: Donna L. Holloway

City Engineer: Steven P. Hansen

Certification: I hereby certify that this plat was executed in accordance with the Current Minimum Standards for Property Boundary Surveys of the Missouri Department of Natural Resources, Division of Geology and Land Survey, to the best of my professional knowledge and belief.

Date of Certification: 11-15-89

SEE BOOK 1467 1969 1970 1974 1977 PAGE 427 306 242 49 408

4/23/91 9:00 AM Filed-Rec

HANDS · FARROW · WEISKIRCH
ENGINEERS
10100 EAST TRUMAN ROAD
INDEPENDENCE, MISSOURI 64053
(816) 254-3000

BY: E. Dan Weiskirch MO. REG. 14377

A-129

http://www.ClayCoGov.com
Clay County, Missouri
Land Survey Document