Clay County, Missouri
Land Survey Document

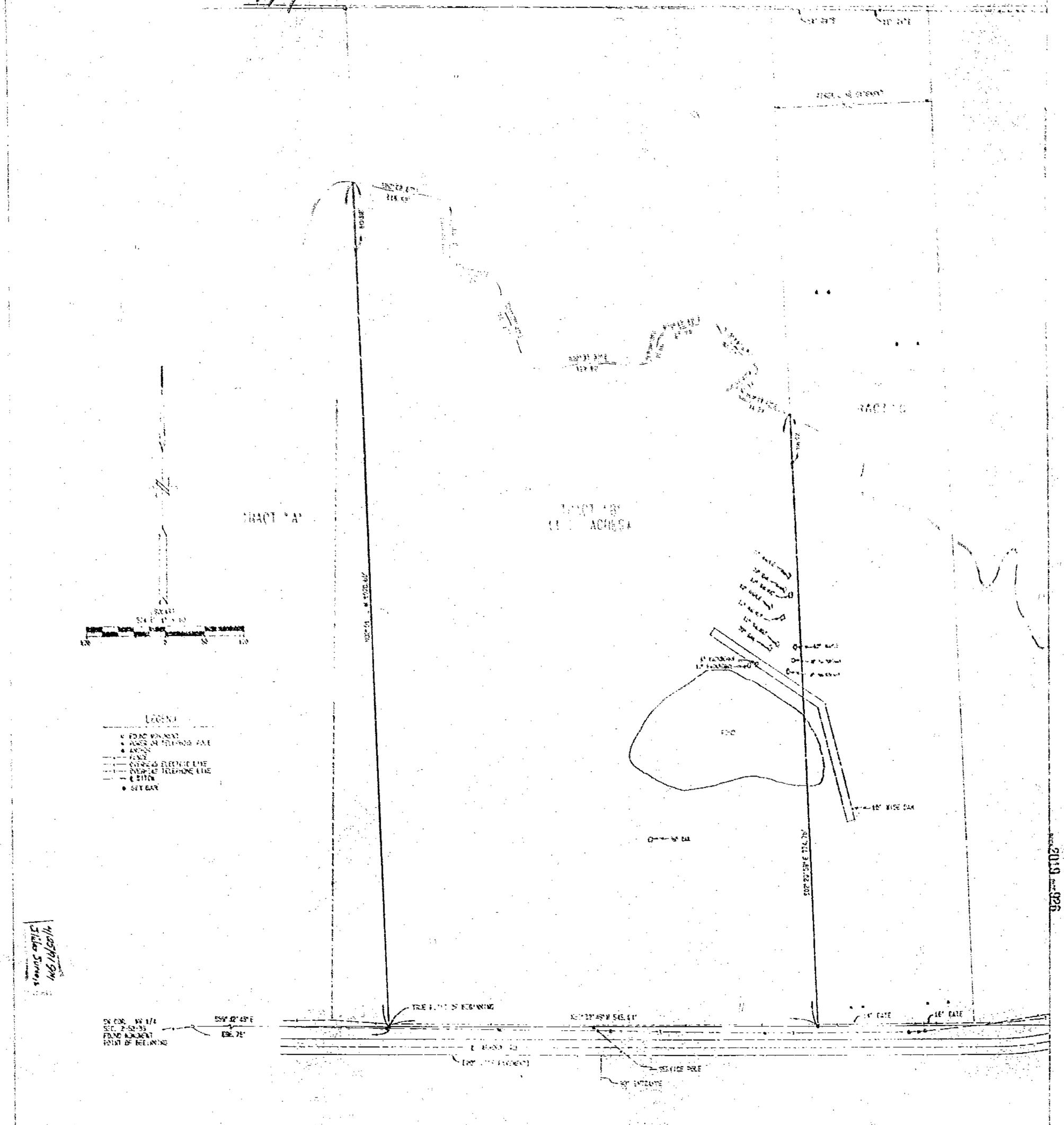
FEB 27 1991 G 88965

STATE OF MO
CLAY COUNTY

FEB 27 P 4:02

BK 2019 PG 925

By Mary Merrant
Deputy



ALTA/ACSM LAND TITLE SURVEY

TO FISCHER CONSTRUCTION COMPANY:

THIS IS TO CERTIFY THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS," JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND ACSM IN 1988, AND INCLUDES THE OPTIONAL REQUIREMENTS OF A CLASS "A" SURVEY, AS DEFINED THEREIN.

[illegible]
MO. R.L.S. [illegible]

LEGAL DESCRIPTION FOR TRACT "B"

A TRACT OF LAND DESCRIBED AS PART OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 52 NORTH, RANGE 33 WEST, CLAY COUNTY, MISSOURI, LYING EAST OF U.S. HIGHWAY 169, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID NORTHWEST QUARTER; THENCE S59°42'45"E ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER 836.75 FEET TO THE SOUTHWEST CORNER OF SAID TRACT AND THE TRUE POINT OF BEGINNING; THENCE N30°41'40"E, 1024.68 FEET TO THE CENTERLINE OF A CREEK AND THE NORTHWEST CORNER OF SAID TRACT; THENCE ALONG SAID CENTERLINE OF SAID CREEK THE FOLLOWING COURSES: S57°03'57"E, 113.53 FEET; THENCE S59°30'13"E, 53.83 FEET; THENCE S74°05'41"E, 53.38 FEET; THENCE S71°05'41"E, 117.83 FEET; THENCE N50°30'37"E, 158.63 FEET; THENCE N31°55'05"E, 75.61 FEET; THENCE N59°12'10"E, 83.76 FEET; THENCE S43°19'47"E, 92.72 FEET; THENCE S59°02'15"E, 42.24 FEET; THENCE S69°55'55"E, 81.73 FEET TO THE NORTHEAST CORNER OF SAID TRACT; THENCE DEPARTING FROM SAID CENTERLINE OF SAID CREEK, S00°20'55"E, 774.76 FEET TO SAID SOUTH LINE OF SAID NORTHWEST QUARTER AND THE SOUTHEAST CORNER OF SAID TRACT; THENCE N59°42'45"W ALONG SAID SOUTH LINE, 585.44 FEET TO THE TRUE POINT OF BEGINNING. SAID TRACT CONTAINS 11.24 ACRES, MORE OR LESS, AND BEING SUBJECT TO ALL PUBLIC ROADS, EASEMENTS, AND RESTRICTIONS NOW OF RECORD.

NOTE: UTILITY LINE LOCATIONS WERE DRAWN AS BEST COULD BE DETERMINED FROM EVIDENCE IN FIELD. UTILITY COMPANIES SHOULD BE CALLED TO VERIFY LOCATIONS BEFORE CONSTRUCTION.

BARNES & RIDDLE SURVEYING CO.
1314 BUCHANAN
ST. JOSEPH, MISSOURI 64501

FISCHER CONSTRUCTION
DATE: 1/17/91 FILE: 90-12-1347G-12

http://www.ClayCoGov.com