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Clay County, Missouri
Land Survey Document

B 99867

Beverly Haven

Description

ALL THAT PART OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 51, RANGE 34 IN CLAY COUNTY, MISSOURI DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE NORTH LINE OF SAID QUARTER THAT IS 570.0 FEET WEST OF THE NORTHEAST CORNER OF SAID SECTION 24; THENCE SOUTH AND PARALLEL TO THE EAST LINE OF SAID QUARTER A DISTANCE OF 660.0 FEET; THENCE WEST AND PARALLEL TO THE NORTH LINE OF SAID QUARTER A DISTANCE OF 264.0 FEET; THENCE NORTH AND PARALLEL TO THE EAST LINE OF SAID QUARTER A DISTANCE OF 660.0 FEET TO A POINT IN THE NORTH LINE OF SAID QUARTER; THENCE EAST ALONG THE NORTH LINE OF SAID QUARTER A DISTANCE OF 264.0 FEET TO THE POINT OF BEGINNING.

Dedication

THE UNDERSIGNED PROPRIETORS OF THE ABOVE DESCRIBED TRACT OF LAND HAVE CAUSED THE SAME TO BE SUBDIVIDED IN THE MANNER SHOWN ON THE ACCOMPANYING PLAT, WHICH SUBDIVISION SHALL BE KNOWN AS "BEVERLY HAVEN".

EASEMENTS - AN EASEMENT OR LICENSE IS HEREBY GRANTED TO GLADSTONE, MISSOURI TO LOCATE, CONSTRUCT AND MAINTAIN OR 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 OVER, UNDER AND ALONG STRIPS MARKED "UTILITY EASEMENT" OR "U.E.".

STREETS - STREETS SHOWN ON THIS PLAT AND NOT HERETOFORE DEDICATED TO PUBLIC USE ARE HEREBY SO DEDICATED.

BUILDING LINES - BUILDING LINES OR SETBACK LINES ARE HEREBY ESTABLISHED AS SHOWN ON THE ACCOMPANYING PLAT AND NO BUILDING OR PORTION THEREOF SHALL BE BUILT BETWEEN THIS LINE AND THE STREET LINE.

IN TESTIMONY WHEREOF: CHARLES C. CLARK AND BEVERLY B. CLARK, (HIS WIFE), HAVE CAUSED THESE PRESENTS TO BE SIGNED AND THEIR SEAL TO BE AFFIXED THIS 20th DAY OF April, 1966.

CHARLES C. CLARK (HUSBAND) — BEVERLY B. CLARK (WIFE)

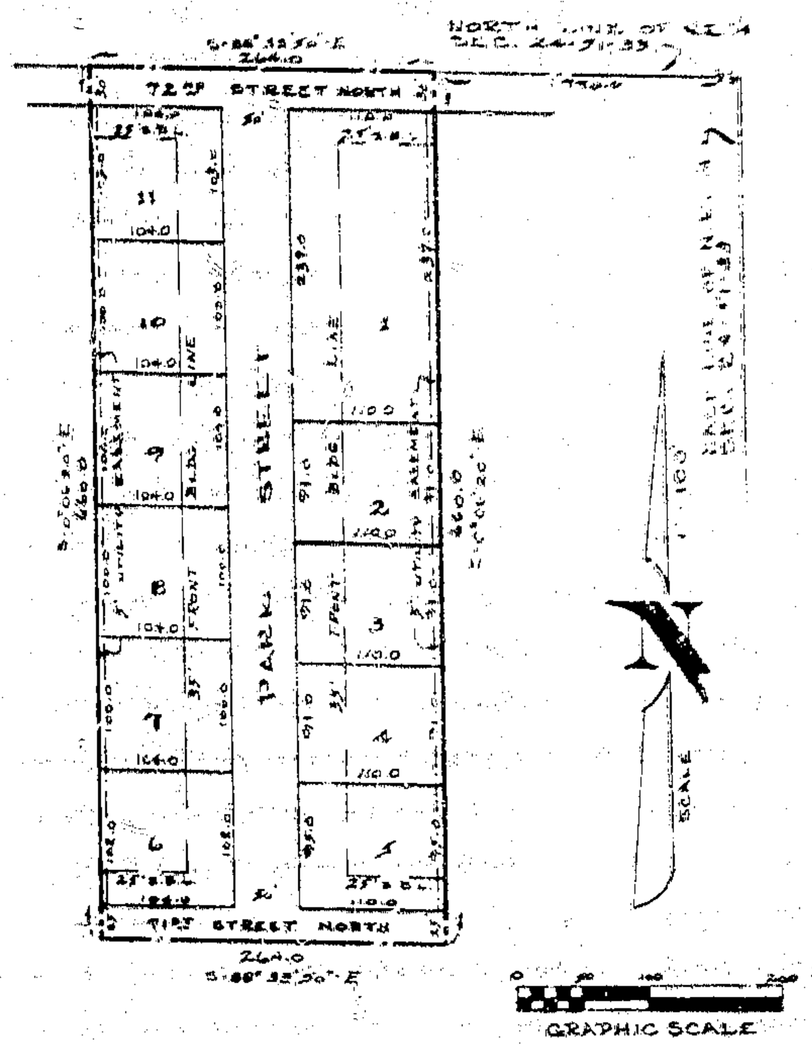
STATE OF MISSOURI } S.S.
COUNTY OF CLAY }

ON THIS 20th DAY OF April, 1966 BEFORE ME APPEARED CHARLES C. CLARK AND BEVERLY B. CLARK, (HIS WIFE), TO ME PERSONALLY KNOWN, WHO BEING BY ME DULY SWORN DID SAY THAT THEY ARE THE SAME PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND ACKNOWLEDGED THE SAME TO BE THEIR OWN FREE ACT AND DEED.

IN WITNESS THEREOF: I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL AT MY OFFICE THE DAY AND YEAR LAST WRITTEN ABOVE.

MY COMMISSION EXPIRES May 3, 1969

NOTARY PUBLIC



GRAPHIC SCALE

CITY PLAN COMMISSION
RECEIVED
APPROVED
John Rosenthal
CHAIRMAN

CITY COUNCIL
RECEIVED
APPROVED 4/25/66
ORD. 6439
MAYOR
CLERK

Evans, Inc.
SURVEYING & ENGINEERING CO.
124 NO. PRAIRIE
LIBERTY, MISSOURI

G 88970 FEB 27 1991

N 1/4 SEC. 6 — NORTHERLY SEC. 6 & E COUNTY ROAD
658.79
POINT OF BEGINNING
NW COR. NE 1/4
SEC. 6-52-31
WEST LINE NE 1/4
N 0°26'15" E
1608.93'
S 0°17'49" E
1610.91'
24.76± ACRES
680.41'
S 89°42'21" W
(SOLAR)
SCALE 1" = 200'

STATE OF MO.
CLAY COUNTY
I CERTIFY THIS REC'D
91 FEB 27 P 4:14
RECORDER OF DEEDS
MARY E. HODGES
RECORDER OF DEEDS

PLAT OF SURVEY
(LEGAL DESCRIPTION)

A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 52 NORTH, RANGE 31 WEST, CLAY COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 6; THENCE N 89°31'11" E, ALONG THE NORTH LINE OF SAID QUARTER SECTION, 658.79 FEET; THENCE S 0°17'49" E 1610.91 FEET; THENCE S 89°42'21" W 680.41 FEET, TO THE WEST LINE OF SAID NORTHEAST QUARTER; THENCE N 0°26'15" E, ALONG SAID WEST LINE, 1608.93 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINING 24.76 ACRES ±, AND BEING SUBJECT TO ALL PUBLIC ROADS, EASEMENTS AND RESTRICTIONS NOW ON RECORD.

THIS IS TO CERTIFY THAT THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS BY THE DEPARTMENT OF NATURAL RESOURCES, DIVISION OF GEOLOGY AND LAND SURVEYS, 10 CSR 30-2.010.

This is to certify that the above plat shows the correct results of a survey made by us on _____

BARNES & RIDDLE SURVEYING CO.
By Gerald L. Barnes
MRLS # 2294

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

For BILL MANN

Date FEB. 22, 1991 File No. 91-2-13660-19

4/25/91 SM
Slide Surveys