L 27290

APR 16 1992

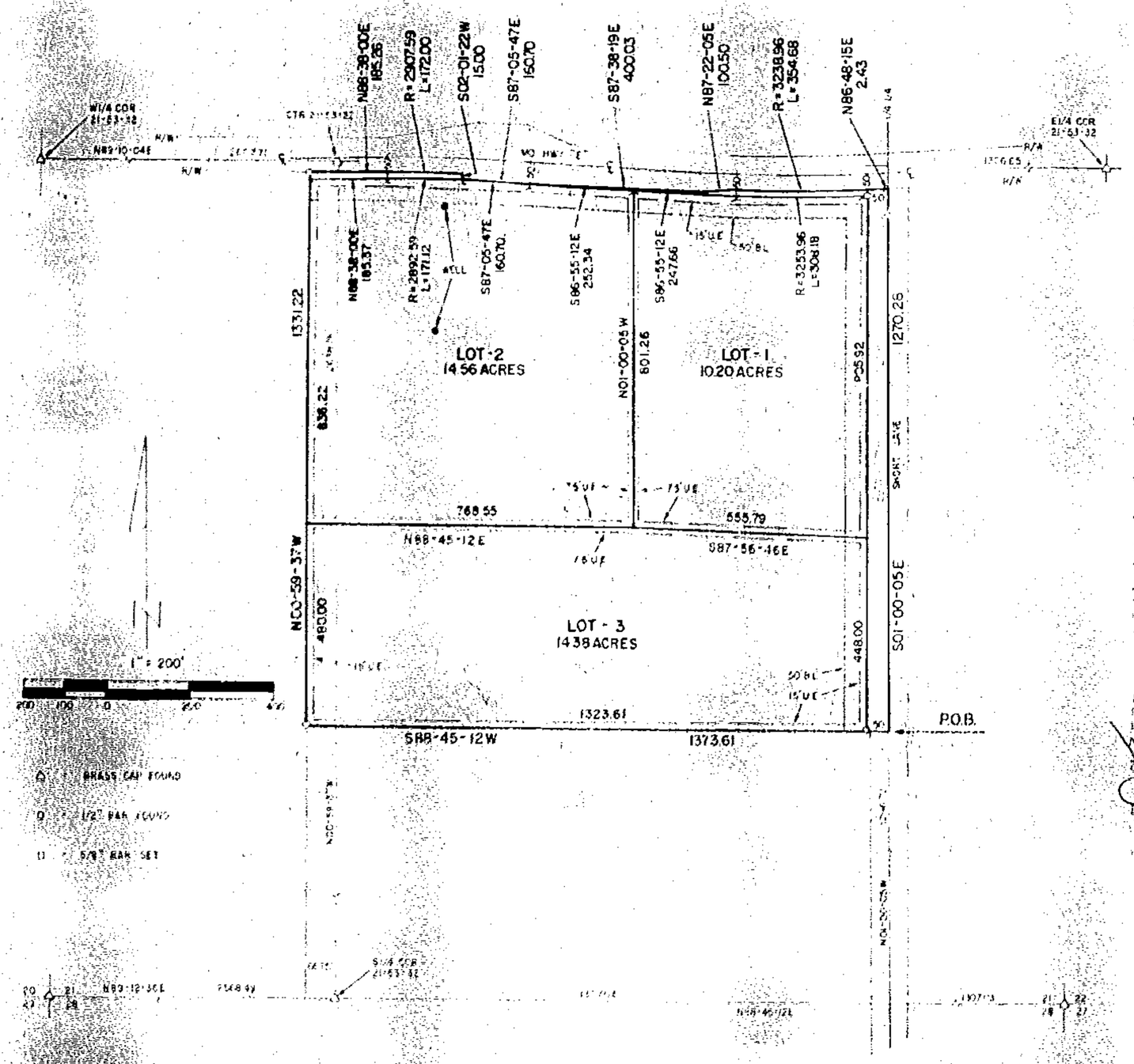
STATE OF MISSOURI
CLAY COUNTY
I CERTIFY THIS

BK 16 P 4026
Cabinet C Slide 585

By May Marrant
Dept

BARNES ACRES

FINAL PLAT



DESCRIPTION

Those portions of the W½ of the SE¼ and of the E½ of the SW¼ all in Section 21, T53N, R32W of the 5th P.M., Clay County, Missouri, described as a whole as follows: Commencing, at the S¼ corner of said Section 21; thence N88-48-12W, 1307.03 feet to the CE corner said W½, SE¼; thence N01-00-05W, 1296.72 feet along the East line of said W½, SE¼ to the point of beginning of the land herein described; thence N88-45-12W, 1373.61 feet; thence N00-59-37W, 1331.22 feet parallel with and 60.75 feet West of the North-South centerline of said Section 21 to the South right of way line of Missouri Highway 92; thence N88-38-00E, 185.26 feet along said r.o.w. line to the beginning of a curve, tangent, concave South and having a radius of 2907.59 feet; thence Easterly along said curve and said r.o.w. line through a central angle of 03-33-22 an arc distance of 172.00 feet; thence S02-01-22W, 15.00 feet along said r.o.w. line; thence S87-05-47E, 160.70 feet along said r.o.w. line; thence S87-38-19E, 400.03 feet along said r.o.w. line; thence N87-22-05E, 100.50 feet along said r.o.w. line to the beginning of a curve, non-tangent, concave North, having a radius of 3238.96 feet and from which point a radial bears N03-04-42E; thence Easterly along said curve and said r.o.w. line through a central angle of 06-16-27 an arc distance of 354.68 feet to a point tangent; thence N86-48-15E, 2.43 feet along said r.o.w. line to the East line of said W½, SE¼; thence S01-00-05E, 1270.26 feet along said East line to the point of beginning. Said portions contain 40.87 acres.

DEDICATION

The undersigned proprietors of the described tract have caused the same to be subdivided as shown on this plat, which subdivision shall be known as BARNES ACRES and shall consist of a total of three (3) lots.

In testimony thereof, George E. Jr. & Andrea E. Barnes, husband and wife, have subscribed their names this 10th day of April, 1992.

George E. Barnes
Andrea E. Barnes

STATE OF MISSOURI
COUNTY OF CLAY

On this 10th day of April, in the year 1992, before me a Notary Public in and for said State, personally appeared, George E. Jr. & Andrea E. Barnes, husband and wife, who executed the within instrument and acknowledged to me that they executed the same for the purposes therein stated.

In witness thereof, I have hereunto set my hand and affixed my seal the year and date last written above.

My commission expires: S. PATRICK HAYNORD NOTARY PUBLIC STATE OF MISSOURI CLAY COUNTY MY COMMISSION EXP. FEB. 23, 1995

Notary Public

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

The easements shown on this plat are hereby dedicated for their designated use.

Notes:

1. Owner/Developer: Ed Barnes, 15900 Shark Lane, Smithville, Missouri 64089.
2. Surveyor: Terry M. McCanless, P.O. Box 83, Richmond, Missouri 64085.
3. Modification zone: Agriculture.
4. Sewer: Sheffield-Mackburg Association.
5. This division is not in a flood zone.
6. ⅝" bars set at all lot corners.
7. All abandoned wells are to be filled in.

APPROVALS AND ACCEPTANCES

This plat of BARNES ACRES has been submitted to and considered by the Clay County Planning and Zoning Commission and is hereby Approved this _____ day of _____, 19__.

Chairman, Planning Commission

Secretary, Planning Commission

Presiding Commissioner

Eastern Commissioner

Western Commissioner

County Clerk

STATE OF MISSOURI
TERRY M. McCANLESS
NUMBER LS-2143
REGISTERED LAND SURVEYOR

SURVEYOR'S CERTIFICATION

I hereby certify that this plat, map, survey or report was prepared by me or under my direct personal supervision and that I am a duly registered Land Surveyor under the laws of the State of Missouri and the boundary survey (☑ does ☐ does not ☑ meet ☐ exceed the current Missouri Department minimum standards for property boundary surveys 0 M.R. 10 CSR 30-2.040.

Date 4-6-92 Signed Terry M. McCanless
TERRY M. McCANLESS MO REG NO. 2143

M & M LAND SURVEYING SERVICE, INC
117 SOUTH COLLEGE ST.
P.O. BOX 83, RICHMOND, MO 64085
OFFICE 816/776-6343

SURVEYOR: ED BARNES
SMITHVILLE, MO.

3-9-1992	92-117	1" = 200'	AE	DR-3300

Clay County
Recorded
4/23/92