Clay County, Missouri
Land Survey Document

M 2572 JAN 6 1994

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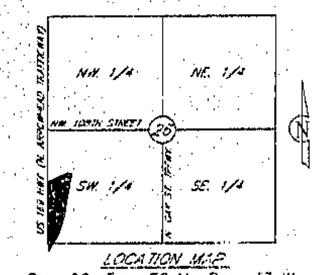
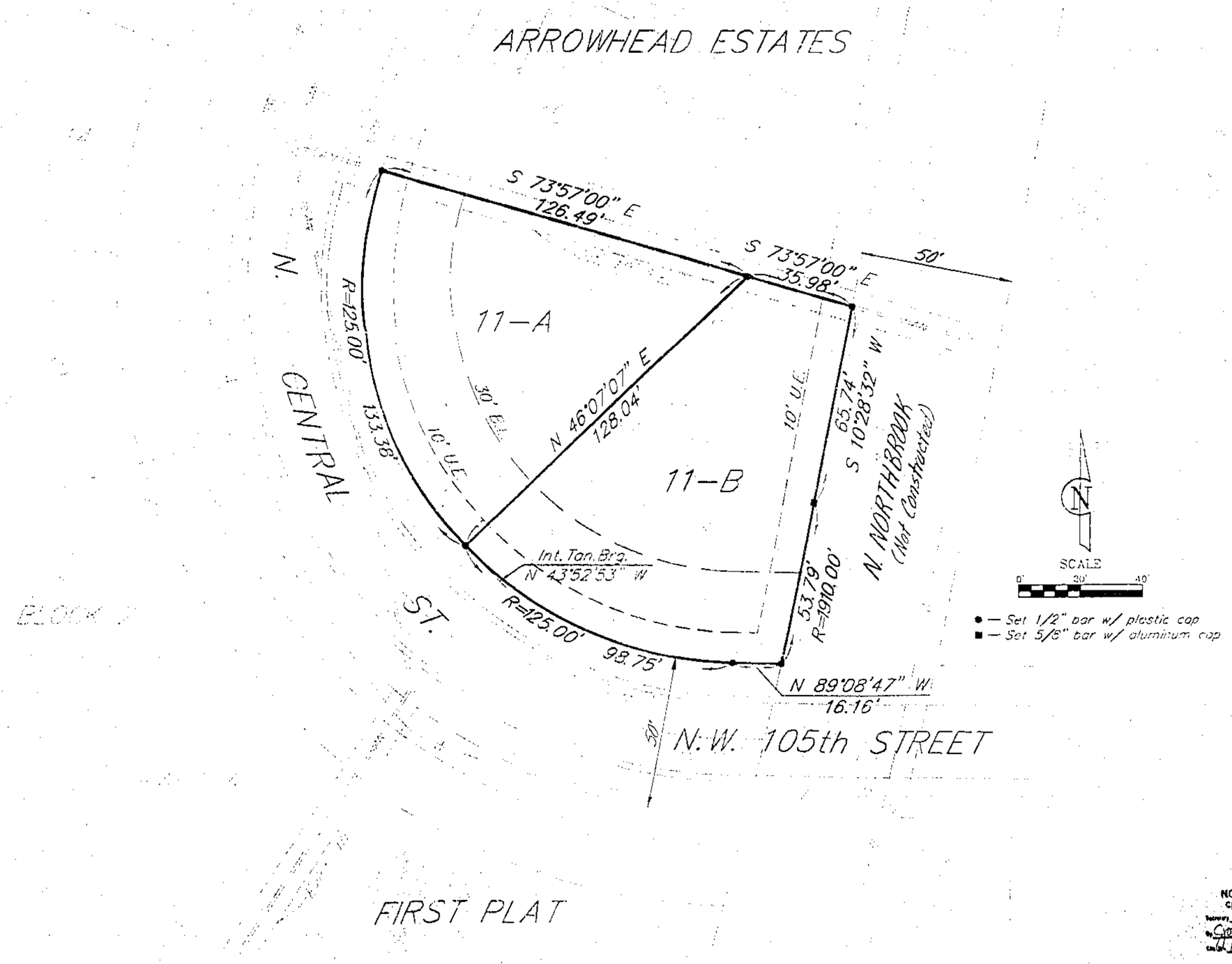
Cabinet B Page 40
PLATS PROPERTY
RECORDER OF DEEDS

By Mary Marcant
Deputy

CERTIFICATE OF SURVEY



LOCATION MAP
Sec. 26, Twp. 52 N., Rge. 33 W
(N.T.S.)



LEGAL DESCRIPTION:

Lot 11-B A tract of land lying in Lot 11, Block 1, ARROWHEAD ESTATES - FIRST PLAT, a subdivision of land in Kansas City, Clay County, Missouri, being bounded and described as follows: Beginning at the Northeast Corner of said Lot 11; thence South 10°28'32" West along the East line of said Lot 11, 65.74 feet; thence Southerly along a curve to the right, tangent to the last described course, having a radius of 1910.00 feet, an arc distance of 53.79 feet to the Southeast Corner of said Lot 11; thence North 89°08'47" West along the South line of said Lot 11, said line being also the North right-of-way line of NW 105th Street, as now established, 16.16 feet; thence Northwesterly along a curve to the right, tangent to the last described course, having a radius of 125.00 feet, an arc distance of 98.75 feet; thence North 46°07'07" East, 128.04 feet to a point on the North line of said Lot 11; thence South 73°57'00" East, along said North line 35.98 feet to the Point of Beginning. Containing 9,459 square feet, more or less.

Lot 11-A A tract of land lying within Lot 11, Block 1, ARROWHEAD ESTATES - FIRST PLAT, a subdivision of land in Kansas City, Clay County, Missouri, being bounded and described as follows: Beginning at the Northwest Corner of said Lot 11; thence South 73°57'00" East along the North line of said Lot 11, 126.49 feet; thence South 46°07'07" West, 128.04 feet to a point on the Southwesterly line of said Lot 11; thence Northwesterly along said Southwesterly line, said line also being the Northeasterly right-of-way line of N. Central Street, as now established, along a curve to the right having an initial tangent bearing of North 43°52'53" West, a radius of 125.00 feet, an arc distance of 133.38 feet to the Point of Beginning. Containing 6,502 square feet, more or less.

IN WITNESS WHEREOF: TALON DEVELOPMENT, INC., a Missouri corporation licensed to do business in the State of Missouri, has caused these presents to be executed this 22nd day of December 1993.

TALON DEVELOPMENT, INC.

Louis A. Springer, President and Secretary

STATE OF MISSOURI)
) SS:
COUNTY OF Platte)

Be it remembered that on this 22nd day of December 1993, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came Louis A. Springer, to me personally known, who being by me duly sworn, did say that he is President and Secretary of TALON DEVELOPMENT, INC., and that said instrument was signed and sealed in behalf of said corporation by the authority of its Board of Directors and that said Louis A. Springer acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF: I have hereunto set my hand and affixed my Notarial Seal on the date herein last above written.

Nancy L. Lutjen
Notary Public

My Commission Expires:

NANCY L. LUTJEN
Notary Public - State of Missouri
Commissioned in Platte County
My Commission Expires Aug. 1, 1997

I HEREBY CERTIFY: that Lot Split # 9346 of the ARROWHEAD ESTATES - FIRST PLAT 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, and Missouri Standards for Property Boundary Surveys, established by the Missouri Board for Architects, Professional Engineers and Land Surveyors. I further certify that I have complied with all statutes, ordinances and regulations governing the practice of surveying and platting of subdivisions to the best of my professional knowledge and belief.

Date: 12-22-93 Signed: W. James Schowe
W. James Schowe, RLS 1989

APPROVED
NO PLAT REQUIRED
CITY OF KANSAS CITY, MISSOURI
Surveyor
By John Schowe
Date 159346 Date DEC 23 1993

2/7/94 gm
Cab D

Date: 12-03-93
JOHN F. LUTJEN & ASSOCIATES
Civil Engineers — Land Surveyors
5577 NW PARRY ROAD KANSAS CITY, MISSOURI 64151
(816) 587-4320

http://www.ClayCoGov.com