Clay County, Missouri
Land Survey Document

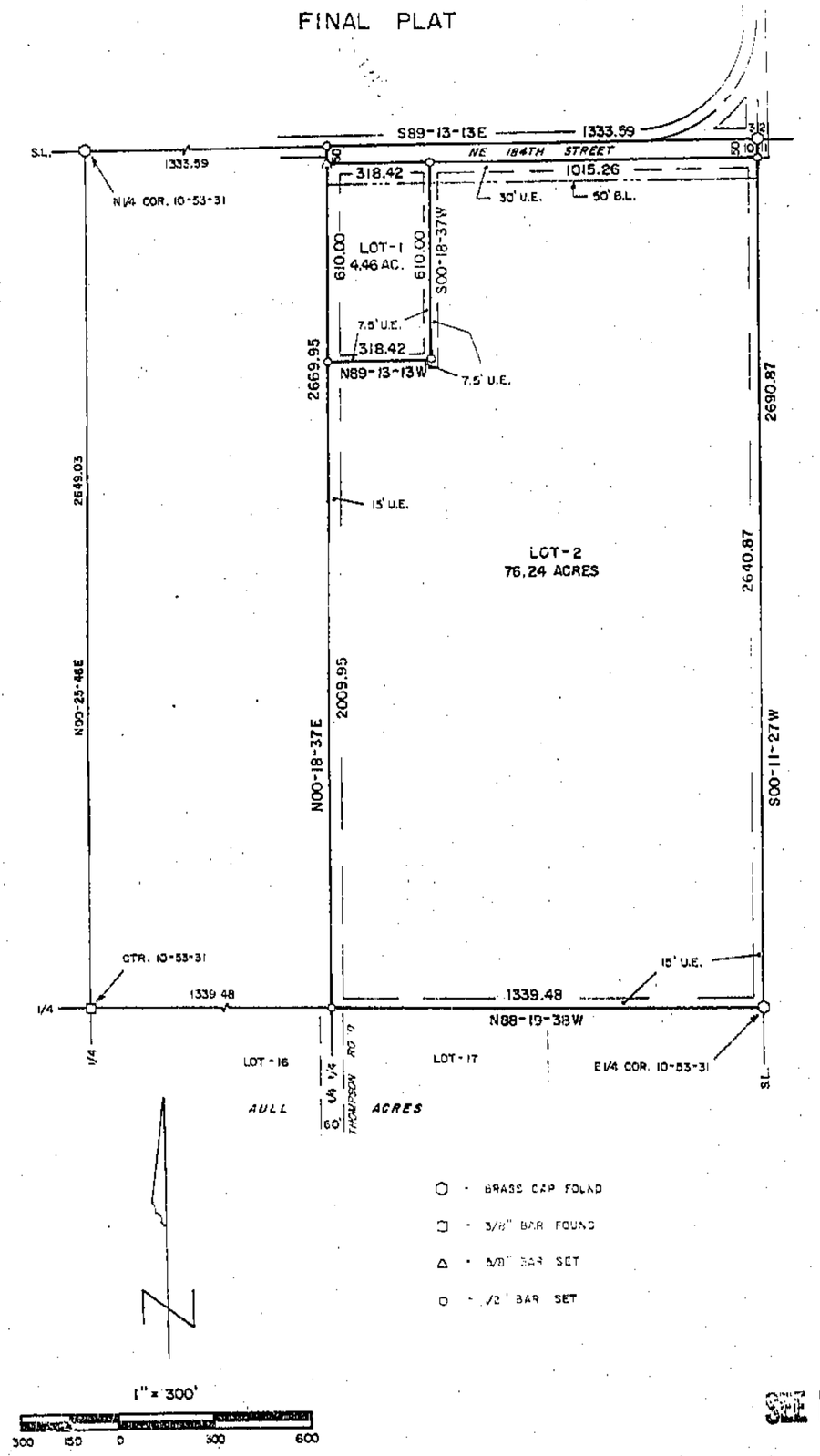
C-370

AUG 8 1994

H 29497

# HIGHLAND MEADOWS

## FINAL PLAT




SEE BOOK 2479 PAGE 400

RECORDER'S NOTE/REC'D
94 AU -8 AM 10:50
C PAGES 370
CLERK OF DEEDS
By Mary Maurent Deputy

### DESCRIPTION

All of the E½ of the NE¼ of Section 10, T53N, R31W of the 5th P.M., Clay County, Missouri. Containing 82.23 acres and subject to all easements and restrictions of record.

### DEDICATION

EASEMENTS: An easement or license is hereby granted to Clay County, Missouri, for the purpose of locating, constructing, operating and maintaining facilities for water, gas, electricity, sewage, telephone, cable TV and surface drainage, including, but not limited to, underground pipes and conduits, pad mounted transformers, service pedestals, any or all of them upon, over, under and along the strips of land designated utility easement (U.E.). All of the above easements shall be kept free from any and all obstructions which would interfere with the construction or reconstruction and proper, safe and continuous maintenance of the aforesaid uses and specifically there shall not be built thereon or thereover any structure (except driveways, paved areas, grass, shrubs and fences) nor shall there be any obstruction to interfere with the agents and employees of Clay County, Missouri, and its franchised utilities from going upon said easement and as much of the adjoining lands as may be reasonably necessary in exercising the rights granted by the easement.

STREETS: The streets shown on this plat and heretofore not dedicated to public use as thoroughfares, are hereby so dedicated.

BUILDING LINES: Building lines or setback lines are hereby established as shown on the accompanying plat and no buildings or portion thereof shall be built between this line and the street line.

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 HIGHLAND MEADOWS and shall consist of a total of two (2) lots.

In testimony whereof, Diamond R Corp., Robert E. Reed, President, & Marilyn A. Reed, Secretary, have hereunto subscribed their names this 11TH day of JULY, 1994.

Diamond R. Corp.
Robert E. Reed
Robert E. Reed, President

Marilyn A. Reed
Marilyn A. Reed, Secretary

Be it remembered that on this 11TH day of JULY, 1994, before me, a notary public in and for said County and State, personally appeared the above persons, who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof, I have hereunto set my hand and affixed my notarial seal the day and year above written.

STATE OF MISSOURI )
COUNTY OF CLAY )

My commission expires: 3-25-97

Notary Public

### APPROVALS AND ACCEPTANCES

This plat of HIGHLAND MEADOWS, has been submitted to and considered by the Clay County Planning and Zoning Commission, and is hereby _____ this 11th day of _____, 1994.

Chairman, Planning Commission

Director, Planning Commission

County Counselor

Planning Commissioner

Eastern Commissioner

Western Commissioner

These easements and rights-of-way accepted by the County Commission, Clay County, Missouri this 8th day of Aug., 1994.

County Clerk

Entered on transfer records this _____ day of _____, 19__.

County Recorder

### NOTES

1. Developer: Diamond R Corp., Robert E. Reed, PO Box 502, Kearney, MO 64060.
2. Surveyor: Terry M. McCanless, PO Box 83, Stewartsville, MO 64490.
3. Soil Type: Armster-Lagonda-Shackelford Association.
4. Topography is taken from the Holt, Mo. Quadrangle.
5. Subdivision is in Flood Hazard Zone "C".
6. Subdivision is zoned Agricultural.
7. No wells exist within this subdivision.
8. Bearings based N.A.D. 1983, G.L.-62 to G.L.-62A, Grid Az. S87-35-31.
9. Survey Classification is "C".
10. Adopted Source of Description: Deed Book 2241 at Page 34.

9/2/94 9AM
Cat C

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

### SURVEYOR'S CERTIFICATION

I hereby certify that this survey 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 survey was performed in accordance with the requirements of the standards for property boundary surveys adopted by the Missouri Board for Architects, Professional Engineers and Land Surveyors. (10 CSR 30-2.020)

Date: 7-7-94 Signed: Terry M. McCanless No. PLS No. LS-2143

M & M LAND SURVEYING SERVICE, INC.
P.O. BOX 83, RICHMOND, MO 64085
816 776-8343

SURVEY FOR: DIAMOND R CORP
KEARNEY, MO.

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| 6-7-94 | 94-140 | 1" = 300' | RE | 94-4224 |

http://www.ClayCoGov.com