Clay County, Missouri
Land Survey Document

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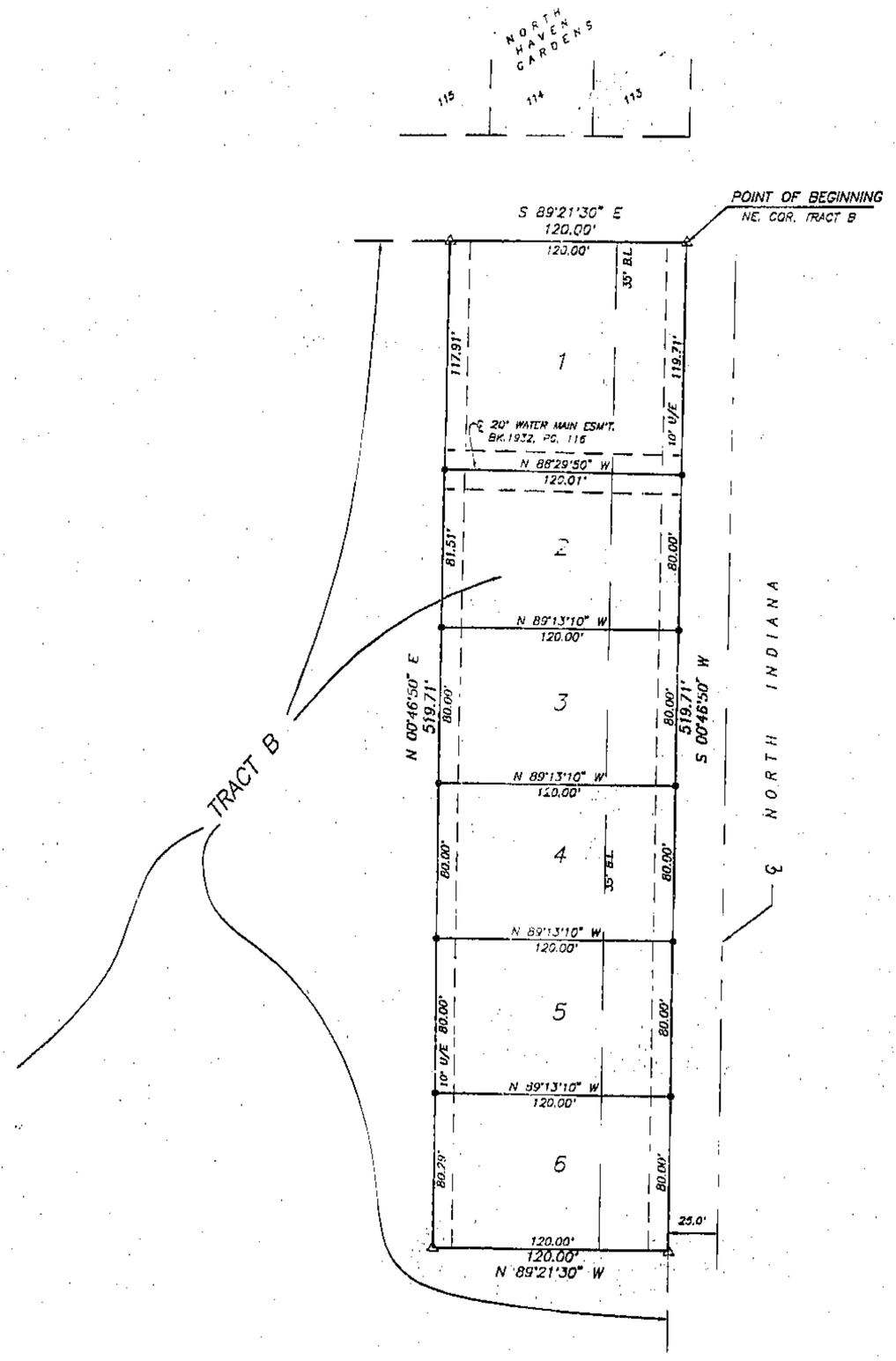
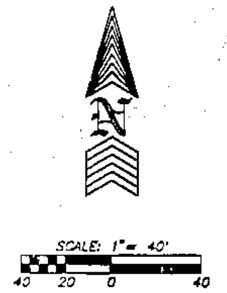
Prepared By:
AYLETT SURVEY COMPANY
SURVEYORS AND ENGINEERS
207 NE 72ND STREET
GLADSTONE, MISSOURI 64118
(816) 436-0732

REPLAT PART OF TRACT B MEADOWBROOK NORTH

A SUBDIVISION IN GLADSTONE
Clay County, Missouri

96 0018 PM 2:08
BOOK 96
MARY ANN SHERLY
RECORDER OF DEEDS
By Margaret Green
Deputy





LEGEND:
B/L = Building Line
U/E = Utility Easement
D/E = Drainage Easement
S/E = Sanitary Sewer Easement
W/E = Water Main Easement

△ Denotes Existing Monument

▲ Denotes Monument to be set after construction of Utilities and Streets.

● Denotes 1/2" Rebars to be Set with Plastic Caps #2074

○ Denotes Existing Bar

BEARINGS BASED ON PLAT OF MEADOWBROOK NORTH

LEGAL DESCRIPTION: All that part of Tract B, MEADOWBROOK NORTH, a subdivision of land in the City of Gladstone, Clay County, Missouri, described as follows: Beginning at the Northeast Corner of said Tract B; thence South 0 degrees 46 minutes 50 seconds West along the Easterly line of said Tract B, a distance of 519.71 feet; thence North 89 degrees 21 minutes 30 seconds West, a distance of 120.00 feet; thence North 0 degrees 46 minutes 50 seconds East, a distance of 519.71 feet to the North line of said Tract B; thence South 89 degrees 21 minutes 30 seconds East, along the North line of said Tract B, a distance of 120.00 feet to the Point of Beginning. Said tract contains 1.43 acres more or less.

DEDICATION: The undersigned proprietors of the hereon described tract of land have caused the same to be subdivided in the manner as shown on the accompanying plat and shall hereafter be known as "REPLAT PART OF TRACT B MEADOWBROOK NORTH".

EASEMENTS: An easement or license is hereby granted to the City of Gladstone, Missouri to locate, construct and maintain or to authorize the location, construction, maintenance and use of conduits for oil and any purpose; water, gas, sewer mains, poles and wires or all and any of them over, under and along strips marked "Utility Easement" or "U/E" or "Drainage Easement" or "D/E", EXCEPT, where designated for special purpose.

STREETS: Streets shown on the 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 this plat, and no building or portion thereof shall be built between the line and the street line.

IN TESTIMONY WHEREOF: NORTH KANSAS CITY SCHOOL DISTRICT OF CLAY COUNTY, MISSOURI, ALSO KNOWN AS SCHOOL DISTRICT NO. 74 OF CLAY COUNTY, MISSOURI has caused these presents to be signed by its President, attested by its Secretary and its Corporate Seal to be affixed this 15th day of August, 1994.

NORTH KANSAS CITY SCHOOL DISTRICT OF CLAY COUNTY, MISSOURI, ALSO KNOWN AS SCHOOL DISTRICT NO. 74 OF CLAY COUNTY, MISSOURI

Joe Jacobs, President of Board of Education

Rose Lee Collier, Secretary of Board of Education

STATE OF MISSOURI
COUNTY OF CLAY ss

On this 15th day of August, 1994, before me appeared Joe Jacobs to me personally known who, being by me duly sworn did say that he is President of Board of Education of NORTH KANSAS CITY SCHOOL DISTRICT OF CLAY COUNTY, MISSOURI, ALSO KNOWN AS SCHOOL DISTRICT NO. 74 OF CLAY COUNTY, MISSOURI, and that the seal affixed to this instrument is the corporate seal of said NORTH KANSAS CITY SCHOOL DISTRICT OF CLAY COUNTY, MISSOURI, ALSO KNOWN AS SCHOOL DISTRICT NO. 74 CLAY COUNTY, MISSOURI and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and said Joe Jacobs acknowledged said instrument to be the free act and deed of said corporation.

My Commission Expires: 2/4/97

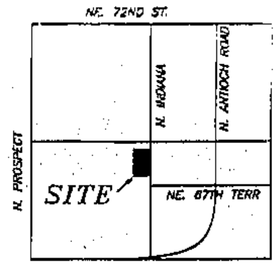
NOTARY PUBLIC

DONNA L. CARRISON
NOTARY PUBLIC STATE OF MISSOURI
CLAY COUNTY
MY COMMISSION EXP FEB 4,1997

CITY PLAN COMMISSION
Received:
Approved: 7-18-94
Chairman: Vince Saladino

CITY COUNCIL
Received:
Approved: 7-25-94
Ordinance No.: 3399
Mayor: George Fodor
City Clerk: Marilyn F. Hodges

CITY OF GLADSTONE CORPORATE SEAL MISSOURI



SEC. 19-51-32

Location Map

I hereby certify that the plat of REPLAT PART OF TRACT B MEADOWBROOK NORTH 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, and that I, being 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 the platting of subdivisions to the best of my professional knowledge and belief.

DATE: 8-5-94

AYLETT NUMBER 2074 LICENSED LAND SURVEYOR

JOB NUMBER
28278

28278FPA.DWG

8/2/94 PM

Prepared For:
NORTH KANSAS CITY
SCHOOL DISTRICT