Clay County, Missouri
Land Survey Document

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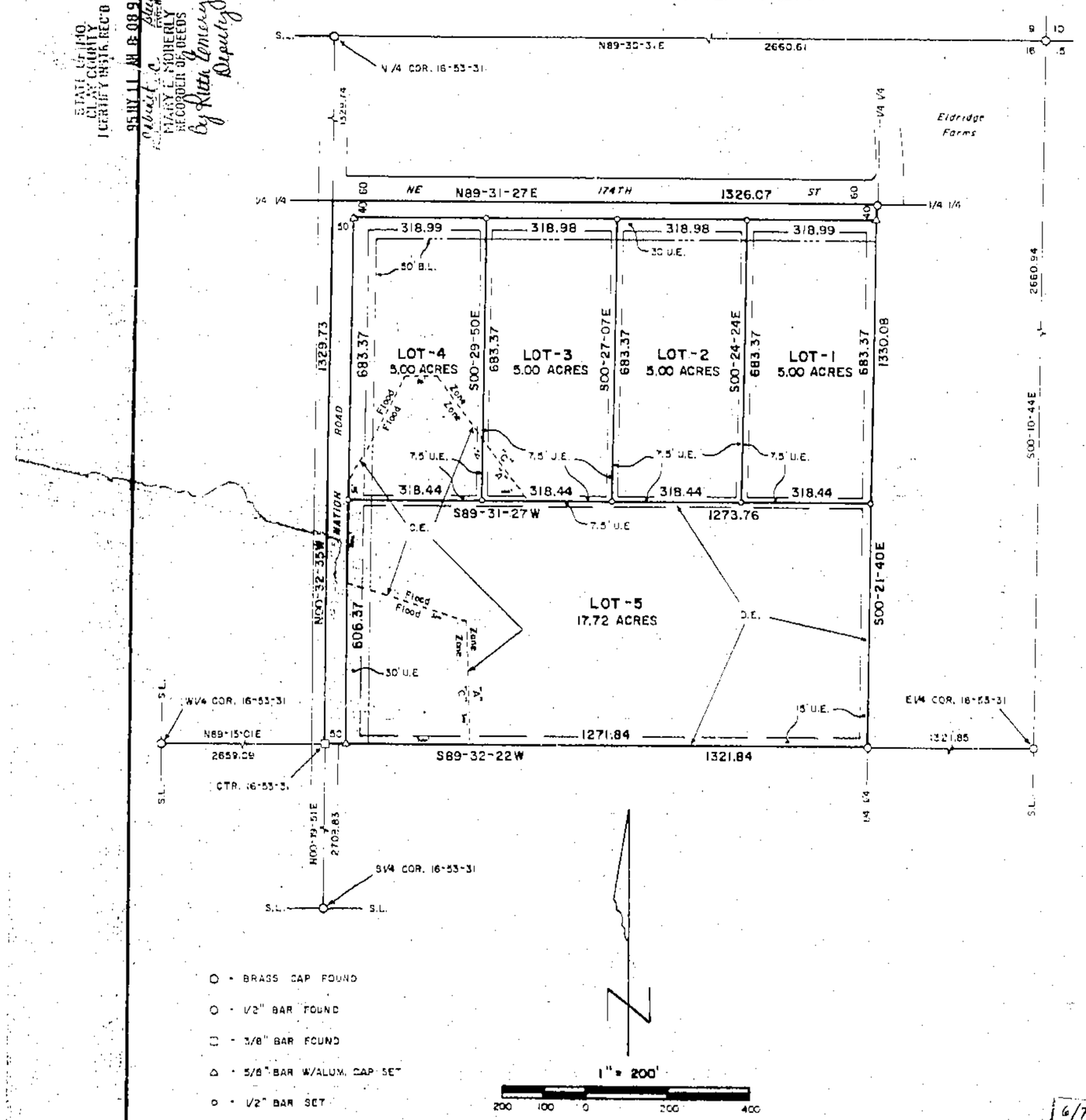
M 55868 MAY 11 1995

STATE OF MO
CLAY COUNTY
I CERTIFY THIS REC'D
95 MY 11 AM 8:08
Book 2 Page 379
MARY E. MOHERLY
RECORDER OF DEEDS
by Ruth Lemon, Deputy

HENSON ACRES

FINAL PLAT



- ○ - BRASS CAP FOUND
- ○ - 1/2" BAR FOUND
- □ - 3/8" BAR FOUND
- △ - 5/8" BAR W/ALUM. CAP SET
- ○ - 1/2" BAR SET

6/7/95 gm
Slide Cat C

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

DESCRIPTION

All of the S½ of the NE¼ of Section 16, T53N, R31W of the 5th P.M., Clay County, Missouri. Containing 40.42 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 HENSON ACRES and shall consist of a total of five (5) lots.

In testimony whereof, Elsie Henson has subscribed her name this 6th day of April, 1995.

Elsie Henson
Elsie Henson

Be it remembered that on this 6th day of April, 1995, before me, a notary public in and for said County and State, personally appeared the above persons, whom 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: July 24, 1998

Mary E. Mohrle
Notary Public

APPROVALS AND ACCEPTANCES

This plat of HENSON ACRES has been submitted to and considered by the Clay County Planning and Zoning Commission, and is hereby approved this 5th day of April, 1995.

Chairman, Planning Commission

Stuart N. Boden
Director, Planning Commission

Ronald C. Klem
County Counselor

Presiding Commissioner

Eastern Commissioner

Western Commissioner

These easements and rights-of-way accepted by the County Governing Body of Clay County, Missouri, this _____ day of _____, 1995.

Patricia S. Mason
County Clerk

Entered on transfer record this _____ day of _____, 1995.

County Recorder

NOTES

1. Developer: Elsie Henson, 14419 Henson Rd, Holt, MO 64048.
2. Surveyor: Terry McCanless, PO Box 83, Richmond, MO 64085.
3. Bearing System is assumed.
4. Survey Classification is "C".

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; that this survey was prepared in accordance with the requirements of the standards for property boundary surveys adopted by the Missouri Board for Architects, Professional Engineers and Land Surveyors.

Date: 6-5-95 Signed: Terry M. McCanless

M&M LAND SURVEYING SERVICE, INC.
P.O. Box 83, Richmond, MO 64085
816/776-4343

SURVEY FOR
ELSIE HENSON
HOLT, MO.

5-7-95	92-124	1" = 200'	RE	95-4488