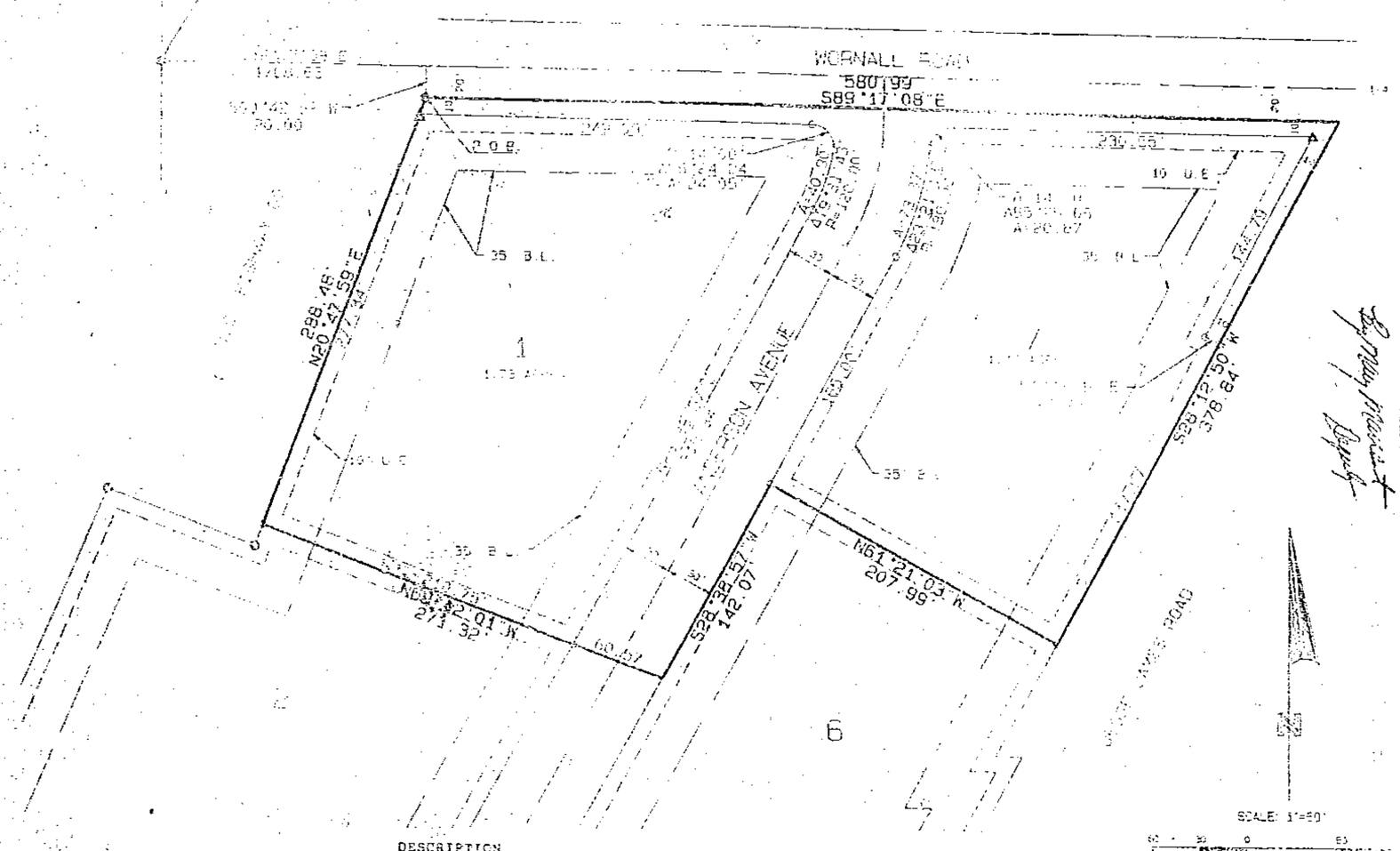
Clay County, Missouri
Land Survey Document

ANDERSON EXECUTIVE PARK – PHASE ONE

FINAL PLAT



- ● – 1/2 IRON BAR FOUND
- ○ – 1/2 IRON BAR SET
- △ – 5/8 IRON BAR SET

DESCRIPTION

That portion of the NE¼ of the SW¼ of Section 2, T52N, R30W of the 5th P.M., City of Excelsior Springs, Clay County, Missouri, described as follows: Commencing at the W¼ corner of said Section 2; thence S89-17-08E, 1708.53 feet along the North line of said SW¼; thence S00-42-52W, 20.00 feet to the Southerly right of way line of Wornall Road and the point of beginning of the land herein described; thence S89-17-08E, 580.99 feet along said Southerly r.o.w. line to the Westerly right of way line of Jesse James Road; thence S28-12-50W, 378.84 feet along said Westerly r.o.w. line; thence N61-21-03W, 207.99 feet; thence S28-38-57W, 142.07 feet; thence N69-12-01W, 271.32 feet to the Easterly right of way line of U.S. Highway 69; thence N20-47-55E, 288.48 feet along said Easterly r.o.w. line to the point of beginning. Said portion contains 3.90 acres and is subject to all easements and restrictions of record.

DEDICATION

The undersigned proprietors of the described tract have caused the same, and consenting to the preparation and recording of this plat, to be subdivided as shown on this plat, which subdivision shall be known as ANDERSON EXECUTIVE PARK and shall consist of a total of two (2) lots.

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.

In testimony whereof: Charles L. and Betty J. Anderson, husband and wife, have subscribed their names this 14th day of March, 1995.

Charles L. Anderson — Betty J. Anderson

STATE OF MISSOURI)
COUNTY OF Ray ss)

Be it remembered that on this 14 day of March, 1995, before me, a Notary Public, in said County and State, came to be personally known to be the same who executed the foregoing instrument of writing and duly acknowledged the execution of same. In testimony whereof, I have hereunto set my seal the day and year above written.

(SEAL) SANDRA R TEAGUE NOTARY PUBLIC STATE OF MISSOURI RAY COUNTY

My Commission Expires: MY COMMISSION EXP JAN 6 1998

Sandra R. Teague
Notary Public

APPROVALS AND ACCEPTANCES

Reviewed & approved by Excelsior Springs Planning & Zoning this 21st day of March, 1995.

Carl Harper, Chairman — Staci Eggloff, Secretary

Reviewed & approved by the Excelsior Springs City Council this 3rd day of April, 1995.

~~Mike Scheckman~~, Mayor Pro Tem, Bill Mordue — Frances Smith, City Clerk — Craig Hibler, City Manager

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

Clay County Recorder

NOTES

1. Developer: Charles & Betty Anderson
   812 High Drive
   Excelsior Springs, MO 64024
2. Surveyor: Terry McCanless, P.O. Box 83,
   Richmond, MO 64085
3. Bearing System is assumed.
4. Survey Classification is "A"
5. Record Reference: Book 1360 Page 306

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

SURVEYOR CERTIFICATION

I hereby certify that this survey was prepared by me or under my direct supervision and that I am a duly registered land surveyor under the laws of the State of Missouri. To the best of my knowledge and belief, the requirements of the standards for property boundary surveys adopted by the Missouri Board for Architects, Professional Engineers and Land Surveyors (4 CSR 30-2.040) were met.

Date: 3-13-95 — Terry M. McCanless, MO PLS #2143

MCM LAND SURVEYING SERVICE, INC.
P.O. Box 83 Richmond, MO 64085
816/776-6349

SURVEY FOR: CHARLES & BETTY ANDERSON
EXCELSIOR SPRINGS, MO

3-13-1995	94-144	1"=60'	MS	95-0423

http://www.ClayCoGov.com