Clay County, Missouri
Land Survey Document

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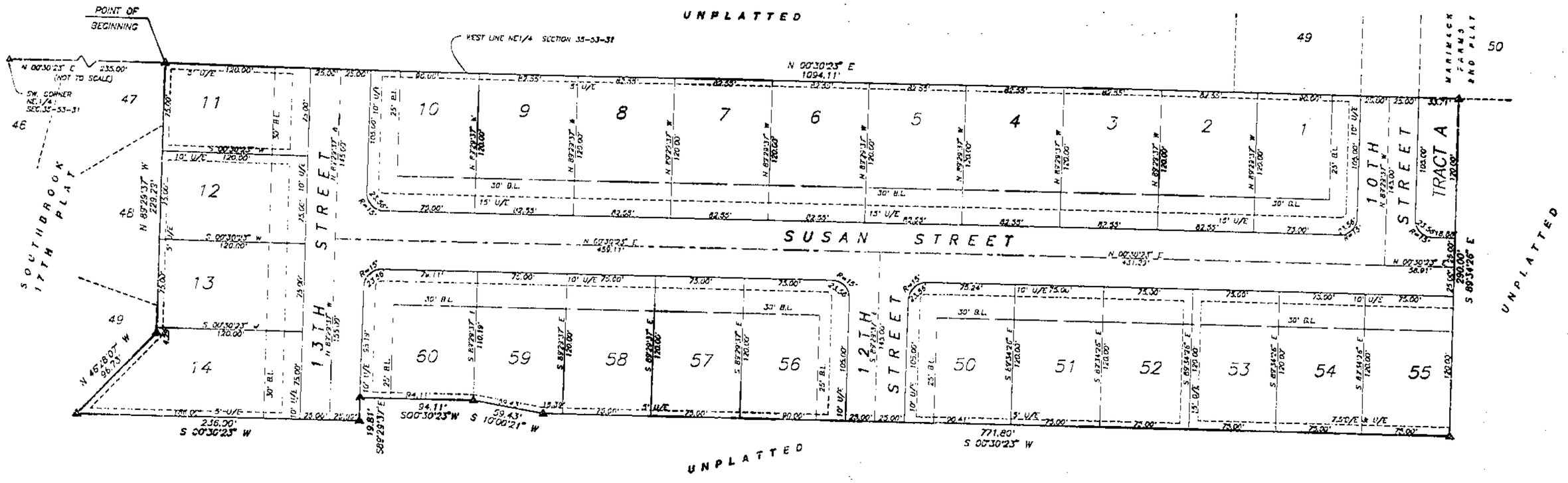
H 63881

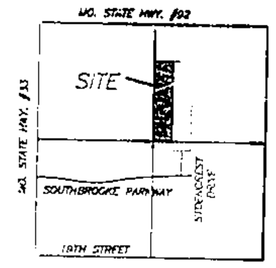
Prepared By:
AYLETT SURVEY COMPANY
SURVEYORS AND ENGINEERS
307 NE 72ND STREET
GLADSTONE, MISSOURI 64118
(816) 436-0732

Filed for Record
Nancy Dawson
1997
By Mary Marquart
Deputy

MARIMACK

A SUBDIVISION IN KEARNEY
Clay County, Missouri





SEC.35-53-31

Location Map

SCALE: 1" = 50'

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 Star

LEGAL DESCRIPTION:
All that part of the Northeast Quarter of Section 35 Township 53 Range 31, in the City of Kearney, Clay County, Missouri described as follows: Commencing at the Southwest corner of the Northeast Quarter of said Section 35, said point being the Southwest corner of lot 45, SOUTHBROOK 17TH PLAT, a subdivision of land in the City of Kearney, Clay County, Missouri, thence North 0 degrees 30 minutes 23 seconds East, along the West line of the Northeast Quarter of said Section 35, and the West line of Lots 46 and 47 said SOUTHBROOK 17TH PLAT, both inclusive, a distance of 235.00 feet, to the point of beginning of the tract of land herein to be described, said point being the Northwest corner of lot 47, said SOUTHBROOK 17TH PLAT, thence North 0 degrees 30 minutes 23 seconds East, along the West line of the Northeast Quarter of said Section 35, and the East line of Lot 49 and a portion of Lot 50, MARIMACK FARMS 2ND PLAT, a subdivision of land in the City of Kearney, Clay County, Missouri, a distance of 1094.11 feet, thence South 89 degrees 14 minutes 23 seconds East, a distance of 59.43 feet; thence South 0 degrees 30 minutes 23 seconds West, a distance of 271.00 feet; thence South 10 degrees 00 minutes 21 seconds East, a distance of 94.11 feet; thence South 0 degrees 30 minutes 23 seconds West, a distance of 94.11 feet; thence South 00 degrees 20 minutes 37 seconds East, a distance of 19.81 feet; thence South 0 degrees 30 minutes 23 seconds West, a distance of 236.00 feet, to a point on the Northeasterly line of Lot 49, said SOUTHBROOK 17TH PLAT; thence North 45 degrees 25 minutes 57 seconds West, along the Northeasterly line of Lot 49, said SOUTHBROOK 17TH PLAT, a distance of 96.75 feet to an angle point on the Northerly line of said Lot 49; thence North 86 degrees 29 minutes 37 seconds West, along the Northerly line of Lots 49, 48 and 47, said SOUTHBROOK 17TH PLAT, a distance of 229.29 feet, to the Point of Beginning. The above tract of land contains acres 7.35 more or less.

DEDICATION: The undersigned proprietors of the tract of land described herein have caused the same to be subdivided in the manner as shown on the accompanying plat which subdivision shall hereafter be known as "MARIMACK".

EASEMENT DEDICATION: An easement is hereby granted to the City of Kearney, MO, and to the utility companies franchised to operate in the City of Kearney, MO, for the purpose of locating, constructing, maintaining 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 easements (U/E), where other easements are designed for a particular purpose, the use thereof shall be limited to that purpose only. All 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 thereunder any structure (except driveways, paved trails, grass, shrubs and fences) nor shall there be any obstruction to interfere with the agents and employees of the City of Kearney MO, and the 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 easements. No excavation or fill shall be made or operation of any kind or nature shall be performed which will reduce or increase the earth coverage over the utilities above stated or the appurtenances thereto without the written approval of the Director of Public Works.

STREETS. Streets shown on this plat and not heretofore 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 building or portion thereof shall be built between that line and the street line.

TRACT A is to be owned and maintained by the developer.

I hereby certify that the out of MARIMACK subdivision is based on an actual survey made by me or under my direct supervision and that said survey meets or exceeds the current Missouri Standards for Property Boundary Surveys as established by the Department of Natural Resources, Division of Geology and Land Survey of the State of Missouri, Standards for Property Boundary Surveys and Missouri Standards for Architects, Professional Engineers and Land Surveyors. I further certify that I have complied with all statutes, ordinances and regulations governing the practice of professional surveying in the State of Missouri to the best of my knowledge and belief.

DATE: 8-27-94 AYLETT SURVEYING COMPANY

JOB NUMBER
27935

IN TESTIMONY WHEREOF, GREENFIELD FARMS, INCORPORATED, has caused these presents to be signed by its President, attested by its Secretary and its corporate seal to be affixed this 10th day of August 1994.

GREENFIELD FARMS, INCORPORATED

James G. Trimble, President

Elizabeth McPherson, Secretary

STATE OF MISSOURI
COUNTY OF CLAY } s.s.

On this 10th day of August 1994, before me appeared James G. Trimble to me personally known who being by me duly sworn did say that he is President of GREENFIELD FARMS, INCORPORATED and that this seal affixed to this instrument is the corporate seal of said GREENFIELD FARMS, INCORPORATED and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and said James G. Trimble acknowledged said instrument to be the free act and deed of said corporation.

My Commission Expires June 25

CAROL H. THOMPSON
NOTARY PUBLIC STATE OF MISSOURI
CLAY COUNTY
MY COMMISSION EXP. OCT. 6, 1995

Carol H. Thompson
NOTARY PUBLIC

COUNCIL

This is to Certify that the foregoing plat was duly submitted to and approved by the Council of the City of Kearney, Missouri, by Ordinance No. 46-94 duly authenticated as passed this 12th day of August 1994.

Witness the hand of the undersigned Mayor and City Clerk and the Seal of said City of Kearney, Missouri.

MAYOR:

CITY CLERK

Prepared For:
GREENFIELD FARMS INC.
3000 NE. BROOKTREE LANE
GLADSTONE, MISSOURI 64119

DATE: 03-27-94
REV: 03-03-94