N 16339

OCT 1 1993

CLAY COUNTY
RECORDER OF DEEDS

1993 OCT -1 PM 1:55
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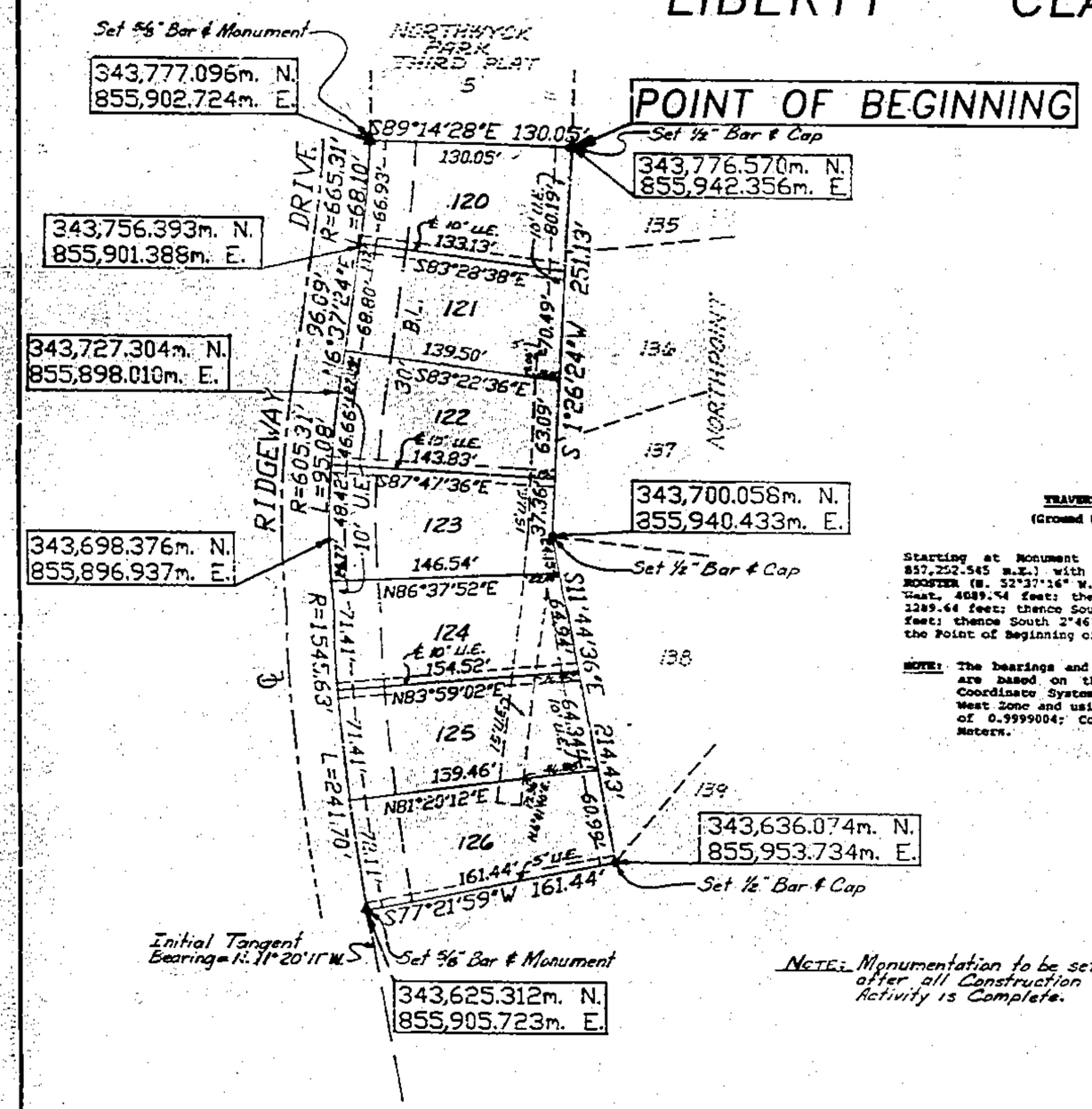
RECORDER OF DEEDS

By Mary Merrett

NORTHWYCK PARK EIGHTH PLAT

LIBERTY CLAY COUNTY, MISSOURI



TRAVERSE TABLE

(Ground Distances)

Starting at Monument HALL (344,776.078 m.N., 857,252.545 m.E.) with an initial backsight to ROOSTER (B. 52°37'16" W.): thence South 76°11'23" West, 4089.54 feet; thence South 4°52'50" West, 1289.64 feet; thence South 20°10'48" West, 684.44 feet; thence South 2°46'23" East, 376.39 feet to the Point of Beginning of this Plat.

NOTE: The bearings and coordinates shown heroon are based on the Missouri State Plane Coordinate System (1983 and as amended), West Zone and using a combined grid factor of 0.9999004; Coordinates are listed in Meters.

DESCRIPTION: A Re-plat of Tract A, NORTHWYCK PARK THIRD PLAT, a subdivision in Liberty, Clay County, Missouri, more particularly described as follows: Beginning at the Southeast corner of Lot 5, said NORTHWYCK PARK THIRD PLAT; thence South 1°26'24" West, 251.13 feet; thence South 11°44'36" East, 214.43 feet; thence South 77°21'59" West, 161.44 feet to a point on the Easterly right-of-way of Ridgeway Drive; (the following four courses are along the Westerly right-of-way); Northerly along a curve to the right with an initial tangent bearing of North 11°20'11" West, a radius of 1545.63 feet, an arc length of 241.70 feet to a Point of Compound Curve; Northerly along a curve to the right with a radius of 605.31 feet, an arc length 95.08 feet to a Point of Tangency; North 6°37'24" East, 96.09 feet to a Point of Curvature; Northerly along said curve to the left with a radius of 665.31 feet, an arc length of 68.10 feet to the Southwest corner of said Lot 5; thence South 89°14'28" East, along the South line of said Lot, 130.05 feet to the Point of Beginning; containing 1.6 acres, more or less.

DEDICATION: The undersigned proprietor of the property described herein has caused the same to be subdivided in the manner shown on this plat and said property shall hereafter be known as NORTHWYCK PARK EIGHTH PLAT. It shall be a sufficient description of the Lots on this plat to hereafter designate the same by the number appearing near the center of the Lot followed by the words: of Platted NORTHWYCK PARK EIGHTH PLAT, a subdivision in Liberty, Clay County, Missouri.

An easement or license is also hereby granted to the City of Liberty, Missouri, to locate, construct, and maintain, and to authorize the location, construction, maintenance or use of conduits, for all and any purpose, water, gas and sewer mains, poles, ines, anchors and appurtenances thereto or any or all of them upon, under and along the strips of land outlined on this plat and designated "Utility Easement" or "U.E."

An easement or license is also hereby granted to the City of Liberty, Missouri, to locate, construct, and maintain, and to authorize the location, construction, maintenance, and use of surface drainage ways and installations, and underground drainage conduits and appurtenances for drainage purposes on, under and along the strips of land outlined on this plat designated "Drainage Easement" or "D.E."

Streets shown on this plat and not heretofore dedicated to public use are hereby so dedicated.

Building lines or setback lines are hereby established as shown on this plat and no building or portion thereof shall be built or otherwise located between this line and the lot or street line.

IN TESTIMONY WHEREOF: NORTHWYCK DEVELOPMENT COMPANY has caused these presents to be signed by its President and its seal to be affixed this 15th day of June, 1993.

NORTHWYCK DEVELOPMENT COMPANY

By: Robert J. Ellis
Robert J. Ellis, President

Attest: Larry G. Schulz
Larry G. Schulz, Secretary

STATE OF MISSOURI)
COUNTY OF CLAY) SS

On this 15th day of June, 1993, before me appeared Robert J. Ellis, to me personally known, who being by me duly sworn did say he is the President of NORTHWYCK DEVELOPMENT COMPANY and that the seal affixed to this instrument is the seal of said Corporation and that said instrument was signed in behalf of said Corporation by authority of its governing body and that said Robert J. Ellis acknowledged said instrument to be the free act and deed of said Corporation, and he duly acknowledges the execution of same.

IN WITNESS THEREOF: I have hereunto set my hand and affixed my Notarial Seal at my office the day and year last above written.

MICHELLE D. BAER
NOTARY PUBLIC STATE OF MISSOURI
CLAY COUNTY
MY COMMISSION EXP. JUNE 1, 1994

My Commission Expires

Michelle D. Baer
Notary Public

Approved by the Planning and Zoning Commission of the City of Liberty this May 18th, 1993.

Vice-Chairman: LARRY WEFLER

Approved by the City Council of the City of Liberty this May 24, 1993 Ordinance No. 6600.

Mayor: Robert J. Sundors

Deputy City Clerk: Donna L. Holloway

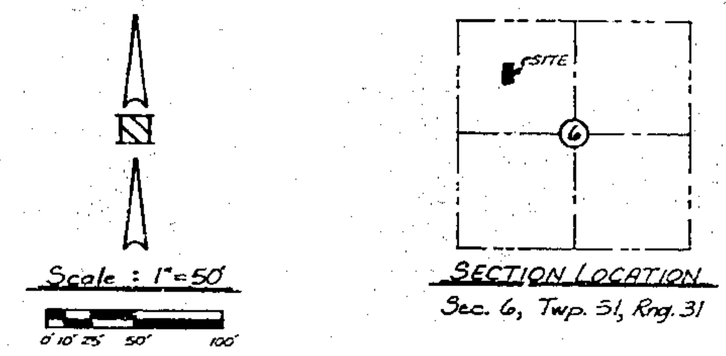
City Engineer: Steven P. Hansen

CERTIFICATION: I hereby certify that this plat was executed in accordance with the Current Minimum Standards for a Class A Property Boundary Survey as adopted by the Missouri Board for Architects, Professional Engineers and Land Surveyors to the best of my professional knowledge and belief.

Date of Certification: June 8, 1993

James R. Farrow, SMO LS No. 1658

STATE OF MISSOURI
JAMES R. FARROW
NUMBER
LS-1658
REGISTERED LAND SURVEYOR



SECTION LOCATION
Sec. 6, Twp. 51, Rng. 31

N

Scale: 1"=50'
0 10' 25' 50' 100'

HANDS • FARROW • WEISKIRCH
ENGINEERS
200½ NORTH LIBERTY
INDEPENDENCE, MISSOURI 64050
(816) 254-5000

NORTHWYCK PARK EIGHTH PLAT
LIBERTY, CLAY COUNTY, MISSOURI

Job No.	1462
Scale:	Noted
Date:	3-16-93
Drawn:	JMF/CDF
Ch'kd:	
Apprvd:	
Revisions:	5/6/93 5/20/93
Sheet No.	1 of 1

Land Survey Document
http://www.ClayCoGov.com