JUL 2 1997 N 48608

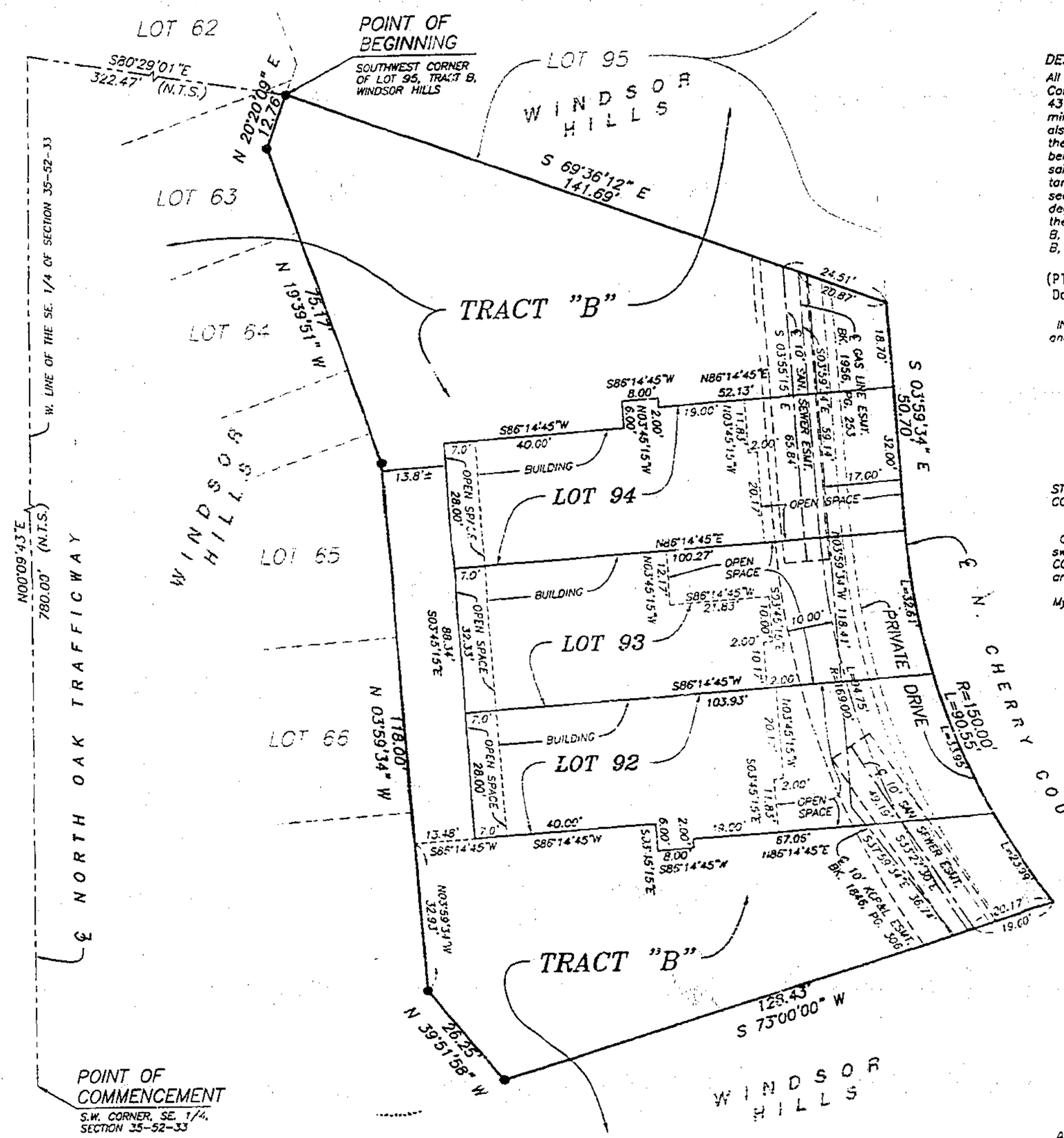
Certificate of Survey

LOT SPLIT – LOTS 92–94, TRACT "B", WINDSOR HILLS,
KANSAS CITY, CLAY COUNTY, MISSOURI

STATE OF MO.
CLAY COUNTY
I CERTIFY THIS INSTRUMENT WAS FILED FOR RECORD
97 JUL -2 A 8:53
Deborah C. Allen 394
MARY ANN PRIDERIUS
RECORDER OF DEEDS
By Mary Marshall Deputy

Job No. 31696

Prepared By:
AYLETT SURVEY COMPANY
SURVEYORS AND ENGINEERS
207 NE POND STREET
GLADSTONE, MISSOURI 64118
(816) 436-0332



DESCRIPTION

All that part Tract B, WINDSOR HILLS, a subdivision of land in the City of Kansas City, Clay County, Missouri described as follows: Commencing at the Southwest corner of the Southeast Quarter of Section 35, Township 52, Range 33; thence North 00 degrees 09 minutes 43 seconds East, along the West line of the Southeast Quarter of said Section 35, a distance of 780.00 feet; thence South 80 degrees 29 minutes 01 seconds East, a distance of 322.47 feet to a point on the Easterly line of Lot 63 of said Tract B, WINDSOR HILLS, said point also being the Point of Beginning of the tract of land herein to be described; thence South 69 degrees 36 minutes 12 seconds East, along the South line of Lot 95 of said Tract B, WINDSOR HILLS, a distance of 141.69 feet to the Southeast corner of said Lot 95, said point also being on the centerline of N. Cherry Court, as now established; thence South 03 degrees 59 minutes 34 seconds East, along the centerline of said N. Cherry Court, a distance of 50.70 feet; thence continuing along the centerline of said N. Cherry Court along a curve to the left tangent to the last described course, having a radius of 150.00 feet, an arc distance of 90.55 feet; thence South 73 degrees 00 minutes 00 seconds West, a distance of 128.43 feet; thence North 39 degrees 51 minutes 58 seconds West, a distance of 26.25 feet; thence North 03 degrees 59 minutes 34 seconds West along the East line of Lots 66 & 65 of said Tract B, WINDSOR HILLS, and its Southerly prolongation thereof, a distance of 118.00 feet; thence North 19 degrees 39 minutes 51 seconds West, along the East line of Lots 65, 64, & 63, of said Tract B, WINDSOR HILLS, a distance of 75.17 feet; thence North 20 degrees 20 minutes 09 seconds East along the East line of Lot 63 of said Tract B, WINDSOR HILLS, a distance of 12.76 feet to the Point of Beginning.

(Please note: This Certificate of Survey is being filed to correct the Certificate of Survey recorded June 9, 1997, as Document No. N-45405, filed in Plat Cabinet C, at Sleeve 398.)

IN TESTIMONY WHEREOF: COUCHMAN CONSTRUCTION COMPANY, INC., has caused these presents to be signed by its President, attested by its Secretary, and its corporate seal to be affixed this first day of July, 1997.

COUCHMAN CONSTRUCTION COMPANY, INC.

Gary L. Couchman, President

Patricia S. Couchman, Secretary

STATE OF MISSOURI
COUNTY OF CLAY } S.S.

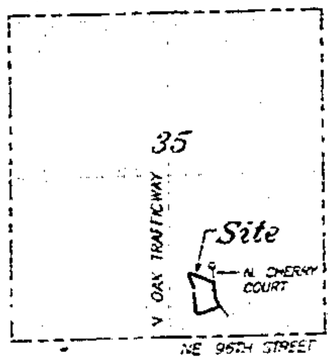
On this 1st day of July, 1997, before me appeared Gary L. Couchman to me personally known who being by me duly sworn did say that he is President of COUCHMAN CONSTRUCTION COMPANY, INC. and that the seal affixed to this instrument is the corporate seal of said COUCHMAN CONSTRUCTION COMPANY, INC. and that said instrument was signed and sealed in behalf of said corporation by authority of its board of Directors and said Gary L. Couchman acknowledged said instrument to be the free act and deed of said corporation.

Kevin R. Harmon
NOTARY PUBLIC

My Commission Expires: 8-5-97

KEVIN R. HARMON
Notary Public – Notary Seal
STATE OF MISSOURI
Jackson County
My Commission Expires: Aug. 5, 1997

SCALE: 1" = 20'
20 10 0 20



Location Map
SEC. 35-52-33

NOTE: This survey meets the accuracy requirements for a Suburban Class of Property.

I hereby certify that this Certificate of Survey 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, established by 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: 7-1-97

Sam A. Aylett
SAM A. AYLETT LS-2074

Deb Lent C
8/12/97 KM

Job No. 31696

GENERAL NOTES:
THE BEARING SYSTEM FOR THIS SURVEY IS BASED ON THE RECORDED PLAT OF WINDSOR HILLS.

● DENOTES 1/2" REBAR & CAP SET

Prepared For:
COUCHMAN CONST. CO.
14014 ZACHARY DRIVE
LIBERTY, MO 64068
PHONE: (816) 781-8599
DATE: APRIL 7, 1997
REV.: MAY 8, 1997
REV.: JULY 1, 1997

31696BNA.DWG

Clay County, Missouri
Land Survey Document
http://www.ClayCoGov.com