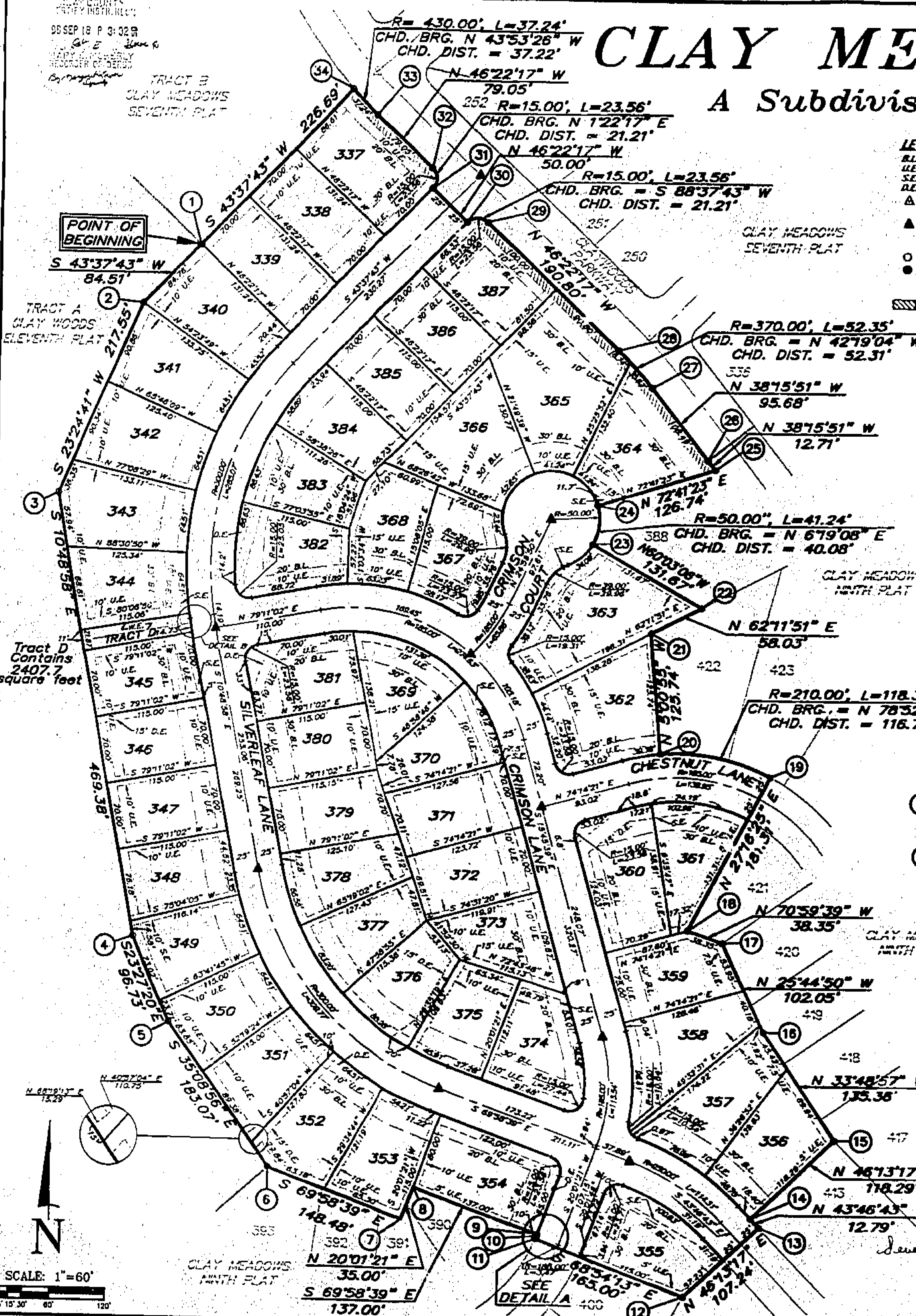
Clay County, Missouri
Land Survey Document

P 11455 SEP 18 1998

98 SEP 18 P 3:32 B
CLAY COUNTY
RECORDER OF DEEDS

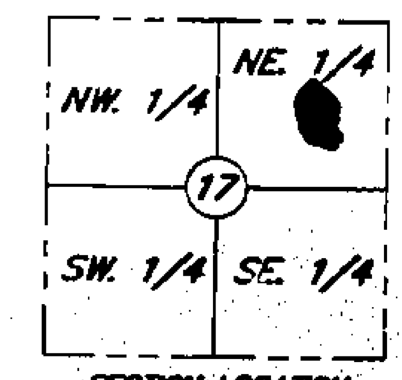
CLAY MEADOWS EIGHTH PLAT

A Subdivision in Liberty, Clay County, Missouri



LEGEND

B.L. = Building Line
U.E. = Utility Easement
S.E. = Sanitary Sewer Easement
D.E. = Drainage Easement
△ Denotes Existing Permanent Monument
▲ Denotes Permanent Monument to be Set after Street Construction marked H.F.W. ENG. L.S. 1659
○ Denotes Found Existing Bar
● Denotes 1/2" Bar to be Set with Plastic Cap marked H.F.W. ENG. L.S. 1659
▨ No Vehicular Access Permitted to Collector Street from any lots with this symbol shown



SECTION LOCATION
Sec. 17, Twp. 51, Rge. 31
(Not to Scale)

DESCRIPTION:

A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 51, RANGE 31 IN LIBERTY, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS:

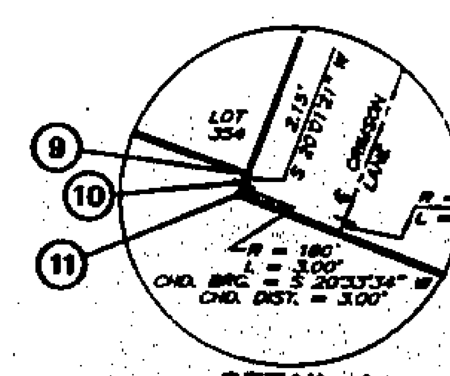
BEGINNING AT THE MOST NORTHERLY CORNER OF TRACT "A", CLAY WOODS ELEVENTH PLAT, A SUBDIVISION IN LIBERTY, CLAY COUNTY, MISSOURI; THEN SOUTHWESTERLY AND SOUTHEASTERLY ON THE EASTERLY LINE OF THE SAID TRACT "A", THE FOLLOWING FIVE COURSES: SOUTH 43°37'43" WEST, 84.51 FEET; SOUTH 23°24'41" WEST, 217.55 FEET; SOUTH 10°48'58" EAST, 469.38 FEET; SOUTH 23°27'20" EAST, 96.73 FEET; SOUTH 35°08'56" EAST, 183.07 FEET; THEN SOUTH 69°58'39" EAST, 148.48 FEET; THEN NORTH 20°01'21" EAST, 35 FEET; THEN SOUTH 69°58'39" EAST, 137 FEET; THEN SOUTH 20°01'21" WEST, 2.15 FEET TO A POINT OF CURVATURE; THEN SOUTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 180 FEET, AND AN ARC OF 3 FEET; THEN SOUTH 69°34'13" EAST, 165 FEET; THEN NORTH 46°13'17" EAST, 107.24 FEET; THEN NORTH 43°46'43" WEST, 12.79 FEET; THEN NORTH 46°13'17" EAST, 118.29 FEET; THEN NORTH 33°48'57" WEST, 135.36 FEET; THEN NORTH 25°44'50" WEST, 102.05 FEET; THEN NORTH 70°59'39" WEST, 38.35 FEET; THEN NORTH 27°16'25" EAST, 181.31 FEET TO A POINT ON A CURVE; THEN NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 210 FEET, A CHORD BEARING AND DISTANCE OF NORTH 78°52'17" WEST, 116.78 FEET AND AN ARC OF 118.34 FEET; THEN NORTH 5°00'55" WEST, 125.74 FEET; THEN NORTH 62°11'51" EAST, 58.03 FEET; THEN NORTH 60°03'06" WEST, 131.67 FEET TO A POINT ON A CURVE; THEN NORTHERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 50 FEET, A CHORD BEARING AND DISTANCE OF NORTH 6°19'08" EAST, 40.08 FEET AND AN ARC OF 41.24 FEET; THEN NORTH 72°41'23" EAST, 126.74 FEET; THEN NORTH 38°15'51" WEST 12.71 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF CLAYWOODS PARKWAY; THEN GENERALLY NORTHWESTERLY ON THE SAID SOUTHWESTERLY LINE, THE FOLLOWING EIGHT COURSES: CONTINUING NORTH 38°15'51" WEST, 95.68 FEET TO A POINT OF CURVATURE; NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 370 FEET AND AN ARC OF 52.35 FEET TO A POINT OF TANGENCY; NORTH 46°22'17" WEST, 190.80 FEET TO A POINT OF CURVATURE; NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 15 FEET AND AN ARC OF 23.56 FEET; NORTH 46°22'17" WEST, 50 FEET TO A POINT ON A CURVE; NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 15 FEET, A CHORD BEARING AND DISTANCE OF NORTH 1°22'17" WEST, 21.21 FEET AND AN ARC OF 23.56 FEET TO A POINT OF TANGENCY; NORTH 46°22'17" WEST 79.05 FEET TO A POINT OF CURVATURE; NORTHWESTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 430 FEET AND AN ARC OF 37.24 FEET; SOUTH 43°37'43" WEST, 226.69 FEET TO THE POINT OF BEGINNING.

THIS TRACT CONTAINS 14.3 ACRES MORE OR LESS.

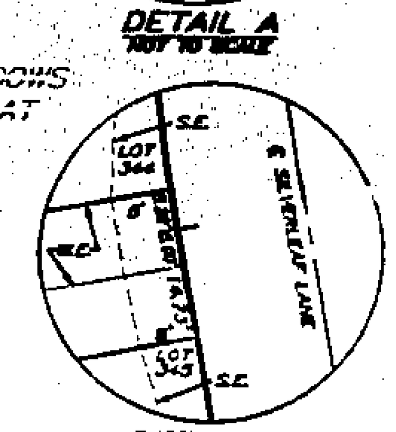
STATE PLANE COORDINATES

POINT	NORTHING	EASTING
1	340408.930	[illegible]
2	[illegible]	[illegible]
3	340327.440	[illegible]
4	[illegible]	[illegible]
5	[illegible]	[illegible]
6	340114.380	[illegible]
7	[illegible]	[illegible]
8	[illegible]	[illegible]
9	[illegible]	[illegible]
10	[illegible]	[illegible]
11	[illegible]	[illegible]
12	[illegible]	[illegible]
13	[illegible]	[illegible]
14	340100.344	[illegible]
15	[illegible]	[illegible]
16	[illegible]	[illegible]
17	[illegible]	[illegible]
18	[illegible]	[illegible]
19	[illegible]	[illegible]
20	[illegible]	[illegible]
21	[illegible]	[illegible]
22	[illegible]	[illegible]
23	340313.[illegible]	[illegible]
24	[illegible]	[illegible]
25	[illegible]	[illegible]
26	[illegible]	[illegible]
27	[illegible]	[illegible]
28	[illegible]	[illegible]
29	[illegible]	[illegible]
30	[illegible]	[illegible]
31	[illegible]	[illegible]
32	340432.141	[illegible]
33	[illegible]	[illegible]
34	[illegible]	[illegible]

NOTE: THE BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE MISSOURI STATE PLANE COORDINATE SYSTEM (1983 AND AS AMENDED), WEST ZONE AND USING A COMBINED GRID FACTOR OF 0.[illegible]. THE COORDINATES ARE LISTED IN METERS.



DETAIL A
NOT TO SCALE



DETAIL B
NOT TO SCALE

TRAVERSE TABLE

FROM	BEARING	GRID DISTANCE (Meters)	NORTHING	EASTING	TO
SCHUMACHER					
SCHUMACHER			341038.[illegible]	[illegible]	
	S 83°46'54" E	63.380	341033.009	[illegible]	T-1
T-1	S 0°10'27" W	222.817	[illegible]	[illegible]	T-2
T-2	S 0°00'00" W	500.000	340310.463	[illegible]	T-3
T-3	S 88°24'46" W	248.110	340307.944	[illegible]	T-4
T-4	N 43°07'27" W	204.140	[illegible]	[illegible]	MOST NORTHERLY CORNER LOT 337 THIS PLAT

Seventh Declaration / Restriction P 11456 Book 2888 page 115 + 118

Note: No Vehicular Access Permitted to Claywoods Parkway from lots 337, 387, 365, and 364.

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 CLAY MEADOWS 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 CLAY MEADOWS EIGHTH PLAT, A SUBDIVISION IN LIBERTY, CLAY COUNTY, MISSOURI.

AN EASEMENT OR LICENSE IS 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, WIRES 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 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, 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.".

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 SANITARY SEWER MAINS, UNDERGROUND SEWER CONDUITS AND APPURTENANCES FOR SANITARY SEWER PURPOSES ON, UNDER, AND ALONG THE STRIPS OF LAND OUTLINED ON THIS PLAT DESIGNATED "SANITARY SEWER EASEMENT" OR "S.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 WATER MAINS, UNDERGROUND WATER CONDUITS AND APPURTENANCES FOR WATER MAINS ON, UNDER, AND ALONG THE STRIPS OF LAND OUTLINED ON THIS PLAT DESIGNATED "WATER EASEMENT" OR "W.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 CONSTRUCTED BETWEEN THIS LINE AND THE LOT OR STREET LINE.

IN TESTIMONY WHEREOF: ROBERTSON PROPERTIES, INC. HAS BY AUTHORITY OF ITS BOARD OF DIRECTORS, CAUSED THIS INSTRUMENT TO BE EXECUTED BY ITS PRESIDENT AND ITS CORPORATE SEAL TO BE HERETO AFFIXED BY ITS SECRETARY THIS 21st DAY OF July, 1998.

ROBERTSON PROPERTIES, INC.

BY: *[signature]* JAMES D. ROBERTSON, PRESIDENT — ATTEST: *[signature]* JAN [illegible] STUBBS, SECRETARY

STATE OF MISSOURI)
COUNTY OF CLAY) S.S.

ON THIS 21st DAY OF July, 1998 BEFORE ME, APPEARED JAMES D. ROBERTSON, TO ME PERSONALLY KNOWN, WHO BEING BY ME DULY SWORN, DID SAY THAT HE IS THE PRESIDENT OF ROBERTSON PROPERTIES, INC. AND THAT THE SEAL AFFIXED TO THE INSTRUMENT IS THE SEAL OF SAID CORPORATION, AND THAT SAID INSTRUMENT WAS SIGNED IN BEHALF OF SAID CORPORATION BY THE AUTHORITY OF ITS GOVERNING BODY AND THAT SAID JAMES D. ROBERTSON ACKNOWLEDGED SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID CORPORATION, AND HE DULY ACKNOWLEDGES THE EXECUTION OF THE SAME.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL AT MY OFFICE IN SAID COUNTY AND STATE ABOVE MENTIONED THE DAY AND YEAR LAST ABOVE WRITTEN.

MY COMMISSION EXPIRES: 6/13/2002

NOTARY PUBLIC: *[signature]*

APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF LIBERTY THIS 21 DAY OF July, 1998

[signature]
CHAIRMAN

APPROVED BY THE CITY COUNCIL OF THE CITY OF LIBERTY THIS 27 DAY OF July, 1998 BY ORDINANCE NO. 7613

[signature] STEPHEN [illegible], MAYOR — *[signature]* DONNA L. HOLLOWAY, DEPUTY CITY CLERK

[signature]
CITY ENGINEER

CERTIFICATION:

I HEREBY CERTIFY THAT THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT MINIMUM STANDARDS FOR AN URBAN 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.

[signature]
JAMES [illegible] NO. 1659

SIGNATURE AND STAMP [illegible] INDICATES AN ORIGINAL SIGNED COPY BY THIS SURVEYOR. ANY [illegible] COLOR IS NOT AN ORIGINAL COPY.

CLAY MEADOWS EIGHTH PLAT
LIBERTY, CLAY COUNTY, MMISSOURI

HANDS FARROW WEISKIRCH ENGINEERS, INC.
111 NORTH MAIN
INDEPENDENCE, MISSOURI 64050
(816) 254-5000 FAX (816) 252-9712

JOB NO.	2440
FILE NO.	2440
DATE	5-6-98
DRAFTER	CMH
CHECKED	
APPROVED	
REVISIONS	5-13-98 [illegible]
SHEET NO.	1 of 1

http://www.ClayCoGov.com