

Clay County, Missouri Land Survey Document

NW 1/4 NE 1/4
SEC 33, T52N, R32W

90° 1/2' x 24" BERM
AT EAST CORNER
OF EACH CORNER

0 14103
SEP 01 2009

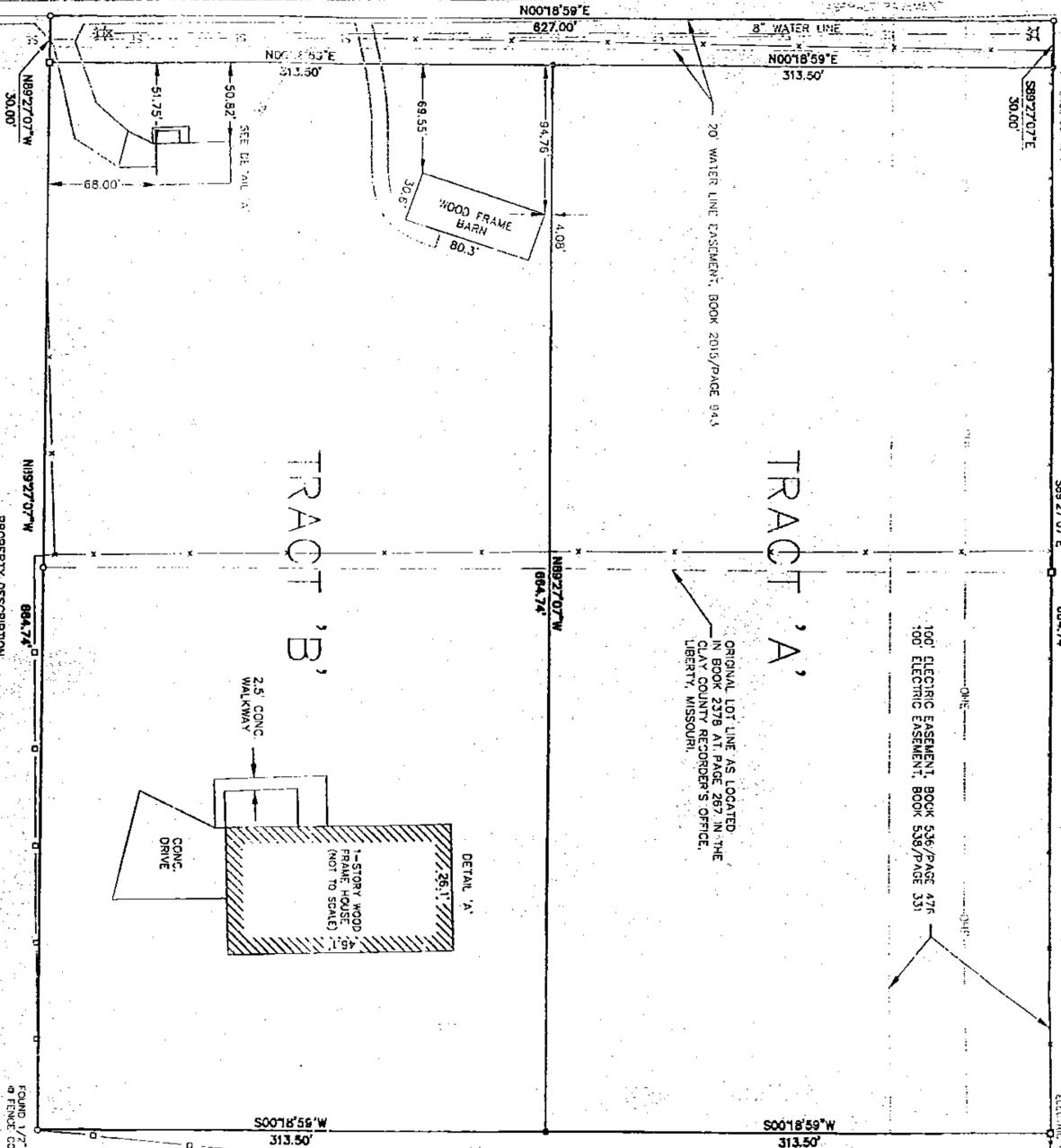
FOUND 1/2" BERM IN
EAST-WEST FRINGE &
60' WEST OF CHIRING
ELECTRIC FRINGE

SW 2707'E
625.82'

NE 1/4 OF SECTION 33, T52N, R32W
SEC 33, T52N, R32W

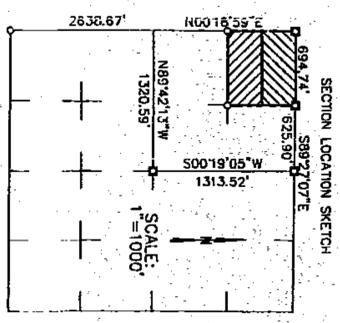
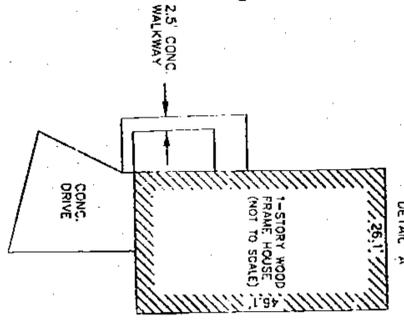
STATE OF MISSOURI
CLAY COUNTY
RECORDS & CLERK
00 SEP - 1 P 3:56 P
RECORDED IN BOOK 123
PAGE 123
By Wendie Wilson

REINKING ROAD



ORIGINAL LOT LINE AS LOCATED
IN BOOK 2378 A PAGE 267 IN THE
CLAY COUNTY RECORDER'S OFFICE.
LIBERTY, MISSOURI.

100' ELECTRIC EASEMENT, BOOK 536/PAGE 476
100' ELECTRIC EASEMENT, BOOK 538/PAGE 331



SCALE: 1" = 60'

LEGEND
 • SET 1/2" x 24" IRON PIN W/CAP
 ○ FOUND 1/2" IRON PIN
 □ FOUND 1/2" IRON PIN W/CAP
 ✕ FIRE HYDRANT
 M WATER METER
 --- OVERHEAD ELECTRIC LINE
 --- OVERHEAD SERVICE ELECTRIC LINE
 -x- WOVEN/BARBED WIRE FENCE
 ○-○- ELECTRIC FENCE

SURVEYOR'S NOTES

- SOURCE DOCUMENT FOR THE PROPERTY PLATTED HEREIN WAS FOUND IN BOOK 2378 AT PAGE 278. IN THE OFFICE OF THE RECORDER, CLAY COUNTY, MISSOURI.
- THIS SURVEY MEETS OR EXCEEDS THE ACCURACY STANDARDS OF A 'RURAL' PROPERTY BOUNDARY SURVEY.
- WATER LINE INFORMATION SHOWN HEREON WAS LOCATED USING EXISTING MANS UTILITY LOCATORS AND FIELD SURVEY INFORMATION. THE SURVEYOR MAKES NO GUARANTEE AS TO THE ACCURACY OF THE INFORMATION SHOWN HEREON. INFORMATION AVAILABLE.
- TITLE REPORT PROVIDED BY FIRST AMERICAN TITLE OF KANSAS CITY, TITLE COMMITMENT NUMBER: L2031076.
- DESCRIBED PROPERTY IS NOT SUBJECT TO THE DEEDS FOUND IN ITEM 9 OF THE SCHEDULE 'B', TITLE COMMITMENT NUMBER L2031076.

STATE OF MISSOURI }
 COUNTY OF CLAY }
 THE UNDERSIGNED PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREIN HAS (HAVE) CAUSED THE SAME TO BE DIVIDED IN THE MANNER SHOWN ON THIS SURVEY.
 IN TESTIMONY WHEREOF, THE UNDERSIGNED PROPRIETOR(S) HAS (HAVE) HEREUNTO SET THEIR HAND(S) THIS 5th DAY OF June 2009.
 Klaus G. Karbauer
 Beatrice A. Karbauer
 BEATRICE A. KARBAUER

ON THE 5th DAY OF June 2009, BEFORE ME APPEARED KLAUS G. KARBAUER (AND BEATRICE A. KARBAUER) (TOGETHER) TO ME PERSONALLY KNOWN TO BE THE PERSON(S) DESCRIBED IN AID WHO EXCUSED THE SAME IN THEIR FREE AID AND DEED.
 IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL AT MY OFFICE IN CLAY COUNTY AND STATE, THE DAY AND YEAR LAST WRITTEN ABOVE.
 Notary Public
 Jodi A. Johnston
 Jodi A. Johnston
 MY COMMISSION EXPIRES June 12, 2010
 PRINT NAME

APPROVED
 NOTARY PUBLIC
 Jodi A. Johnston
 My Comm. Expires 6/12/10

SURVEYOR'S CERTIFICATE
 I, SAMUEL R. GOODMAN, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THE ABOVE SURVEY WAS EXECUTED IN ACCORDANCE WITH THE MINIMUM STANDARDS OF THE MISSOURI STATE BOARD OF SURVEYORS, DIVISION OF GEOLOGY AND LAND SURVEY.
 Samuel R. Goodman, No. RLS 2031

TRACT 'A'
 A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 52 NORTH, RANGE 32 WEST, CLAY COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 33, THENCE SOUTH 89°27'07" EAST, ALONG THE NORTH LINE THEREOF, 30.00 FEET TO THE TRUE POINT OF BEGINNING, THENCE SOUTH 89°27'07" EAST, CONTINUING ALONG SAID NORTH LINE, 664.74 FEET, THENCE SOUTH 00°18'59" WEST, PARALLEL TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 33, 313.50 FEET, THENCE NORTH 89°27'07" WEST, PARALLEL TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 33, 664.74 FEET, THENCE NORTH 00°18'59" EAST, PARALLEL TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 33, 313.50 FEET TO THE POINT OF BEGINNING AND CONTAINING 4.78 ACRES, MORE OR LESS, AND SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, OR RESTRICTIONS OF RECORD.

TRACT 'B'
 A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 52 NORTH, RANGE 32 WEST, CLAY COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 33, THENCE SOUTH 89°27'07" EAST, ALONG THE NORTH LINE THEREOF, 30.00 FEET, THENCE SOUTH 89°27'07" WEST, PARALLEL TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 33, 664.74 FEET, THENCE SOUTH 00°18'59" WEST, PARALLEL TO THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 33, 313.50 FEET, THENCE NORTH 89°27'07" WEST, PARALLEL TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 33, 664.74 FEET, THENCE NORTH 00°18'59" EAST, PARALLEL TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 33, 313.50 FEET TO THE POINT OF BEGINNING AND CONTAINING 4.78 ACRES, MORE OR LESS, AND SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY, OR RESTRICTIONS OF RECORD.

RIGHT-OF-WAY DESCRIPTION
 A TRACT OF LAND FOR THE PURPOSE OF PUBLIC ROAD RIGHT-OF-WAY IN THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 52 NORTH, RANGE 32 WEST, CLAY COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE WEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 33, THENCE SOUTH 89°27'07" EAST, ALONG THE NORTH LINE THEREOF, 30.00 FEET, THENCE SOUTH 00°18'59" WEST, PARALLEL TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 33, 664.74 FEET, THENCE NORTH 89°27'07" WEST, PARALLEL TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 33, 313.50 FEET TO THE WEST POINT OF BEGINNING AND CONTAINING 0.43 ACRES.



GOODMAN ENGINEERING, INC.
 REGISTERED ENGINEER AND LAND SURVEYOR
 1215 LAMAR AVE., SUITE 201
 LIBERTY, MISSOURI 64068-3722

BOOK	PAGE	DATE	RECORDING OFFICE
2378	267	09-01-09	CLAY COUNTY, MISSOURI

CERTIFICATE OF SURVEY FOR:
 KLAUSE G. KARBAUER
 CLAY COUNTY, MISSOURI

