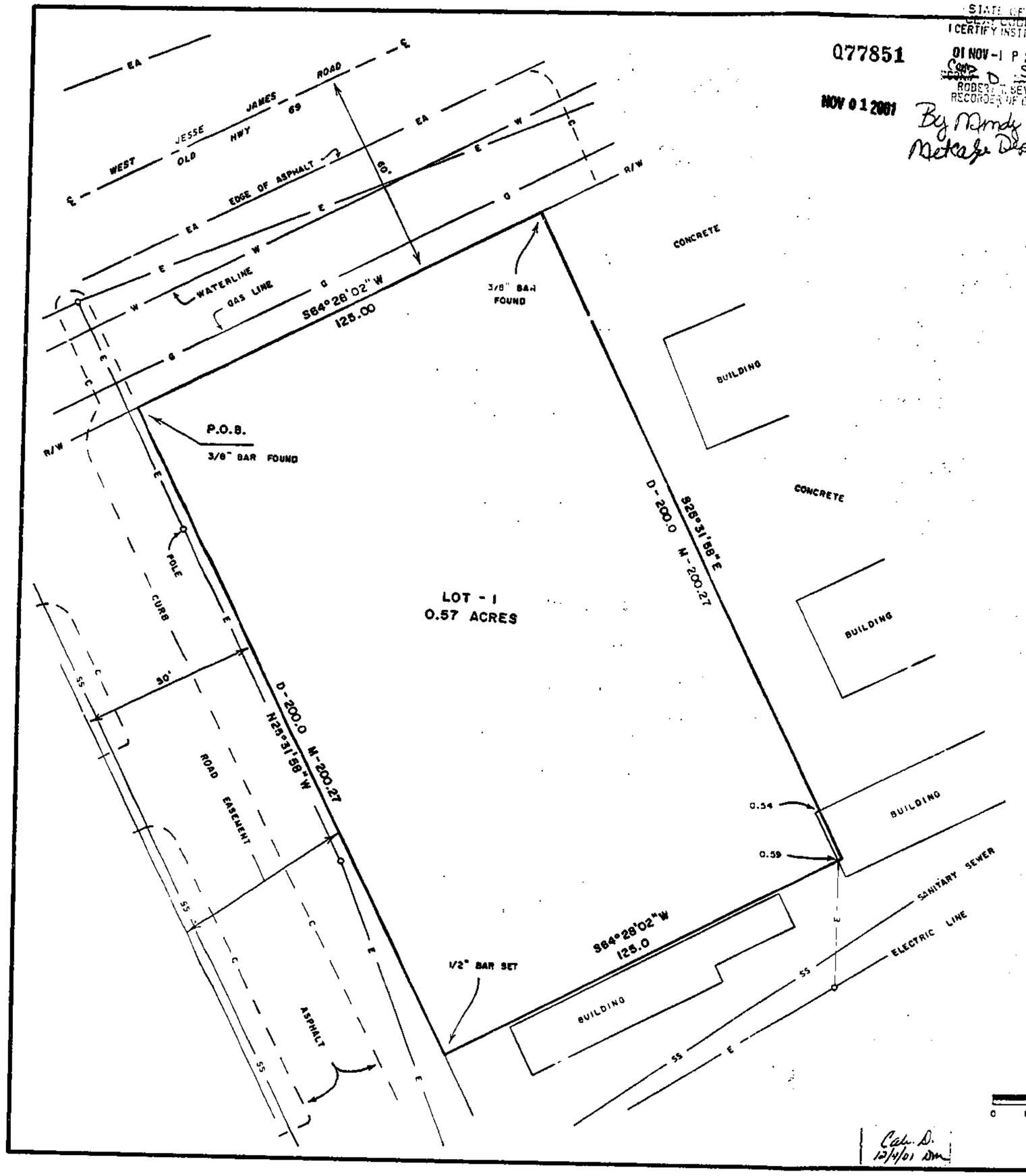
Clay County, Missouri
Land Survey Document

http://www.ClayCoGov.com



STATE OF MO
CLAY COUNTY
I CERTIFY INSTR. REC'D
01 NOV -1 P 2:10
Comp D. Slu 135
ROBERT A. SEVIER
RECORDER OF DEEDS

Q77851

NOV 01 2001

By Mindy
Metcalfe Deputy

JEFFRIES ADDITION

LOT SPLIT PLAT

DESCRIPTION

All that part of the Northeast Quarter of Section 10, Township 52, Range 30, in Excelsior Springs, Clay County, Missouri, described as follows: Beginning at the point of intersection of the East line of the West half of the Northeast Quarter of said Section 10, and the South right of way line of Old Missouri Highway No. 69; thence South 64 degrees 28 minutes 02 second West along said right of way line a distance of 825.0 feet to the true point of beginning of the tract herein described; thence Northeasterly along the South right of way line of said highway 125.0 feet; thence Southeasterly at right angles to said right of way line 200.0 feet; thence Southwesterly parallel to said right of way line 125.0 feet; thence Northwesterly 200.0 feet to the true point of beginning, except any part in roads. Subject to all easements, restrictions and covenants of record.

NOTES

1. Owner: Bill Jeffries, 8890 Bruns Road, Richmond, MO 64085.
2. Record Deed Reference is Book 3276 Page 436.
3. Plat is based on survey by LS 2286, dated March 23, 1999.
4. Property is zoned C-3.

APPROVALS

This Lot Split Plat of JEFFRIES ADDITION is hereby approved by the City of Manager of Excelsior Springs, Missouri, this 25 day of October, 2001. No plat is required.

City Manager
City of Excelsior Springs

SURVEYOR'S CERTIFICATION

I hereby certify that this survey was prepared by me or under my direct personal supervision and that I am a duly registered Land Surveyor under the laws of the State of Missouri and this survey was performed in accordance with the requirements of the standards for property boundary surveys adopted by the Missouri Board for Architects, Professional Engineers & Land Surveyors, effective December 30, 1994, 4 CSR 30-8.020

Date: 8-27-01 Signed: Terry M. McCanless MO REG # 2143

If this document does not have an embossed seal, it should be assumed to contain unauthorized alterations. The certification contained on this document shall not apply to any copies.

M&M LAND SURVEYING SERVICE, INC.
608 EAST MAIN STREET
PO BOX 83
RICHMOND, MO 64085
PHONE (816) 776-6343
FAX (816) 470-6343

STATE OF MISSOURI
TERRY M. McCANLESS
NUMBER 2143
REGISTERED LAND SURVEYOR

SURVEY FOR: BILL JEFFRIES
RICHMOND, MO.

Date: 8-22-2001 | Field Book: FILE | Project #: 01-7716

Cab. D.
12/4/01 DM