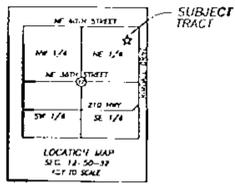
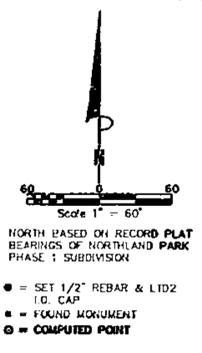


# Clay County, Missouri Land Survey Document

R06593 APR 12 2007  
CERTIFICATE OF SURVEY



DESCRIPTION TRACT A: A TRACT OF LAND LOCATED IN NORTHLAND PARK PHASE 1, A SUBDIVISION OF LAND IN KANSAS CITY, CLAY COUNTY, MISSOURI, BEING ALL OF LOT 12 AND PART OF LOT 13, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 12, THENCE SOUTH 89°36'00" EAST ALONG THE SOUTH LINE OF SAID LOT 12, 472.17 FEET TO THE SOUTHWEST CORNER OF SAID LOT 12 SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF NORTH KIMBALL AVENUE; THENCE LEAVING SAID SOUTH LINE OF LOT 12 ALONG THE SAID RIGHT-OF-WAY LINE, SOUTH 73.01 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 2040.00 FEET AND A CHORD BEARING OF SOUTH 03°16'29" WEST; THENCE LEAVING SAID RIGHT-OF-WAY LINE NORTH 89°43'11" WEST, 468.51 FEET TO A POINT OF THE WESTERLY LOT LINE OF SAID LOT 13, THENCE ALONG SAID LOT LINE, NORTH 00°24'00" EAST, 73.89 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING A TOTAL OF 6.50 ACRES MORE OR LESS AND BEING SUBJECT TO ALL PUBLIC ROADS, EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, AND CONDITIONS, IF ANY, NOW OF RECORD.

DESCRIPTION TRACT B: A TRACT OF LAND LOCATED IN NORTHLAND PARK PHASE 1, A SUBDIVISION OF LAND IN KANSAS CITY, CLAY COUNTY, MISSOURI, BEING ALL OF THE NORTH 300 FEET OF LOT 14 AND ALL OF LOT 13 EXCEPT THAT PORTION DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 13, THENCE SOUTH 89°36'00" EAST ALONG THE NORTH LINE OF SAID LOT 13, 472.17 FEET TO THE NORTHEAST CORNER OF SAID LOT 13 SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF NORTH KIMBALL AVENUE; THENCE LEAVING SAID NORTH LINE OF LOT 13 ALONG THE SAID RIGHT-OF-WAY LINE, SOUTH 73.01 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 2040.00 FEET AND A CHORD BEARING OF SOUTH 03°16'29" WEST; THENCE LEAVING SAID RIGHT-OF-WAY LINE NORTH 89°43'11" WEST, 468.51 FEET TO A POINT OF THE WESTERLY LOT LINE OF SAID LOT 13; THENCE ALONG SAID LOT LINE, NORTH 00°24'00" EAST, 73.89 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING A TOTAL OF 8.63 ACRES MORE OR LESS AND BEING SUBJECT TO ALL PUBLIC ROADS, EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, AND CONDITIONS, IF ANY, NOW OF RECORD.

IN TESTIMONY WHEREOF, THE UNDERSIGNED OWNER OF TRACTS "A" AND "B", HAVE CAUSED THESE PRESENTS TO BE SIGNED BY STEVEN M. KARBANK, MANAGING PARTNER OF KARBANK PROPERTIES, LLP, A MISSOURI LIMITED LIABILITY PARTNERSHIP, THIS 27th DAY OF September 2001.

BY: *[Signature]*  
STEVEN M. KARBANK

BE IT REMEMBERED THAT ON THIS 27th DAY OF September 2001 BEFORE ME PERSONALLY APPEARED STEVEN M. KARBANK, MANAGING PARTNER OF KARBANK PROPERTIES, LLP, A MISSOURI LIMITED LIABILITY PARTNERSHIP TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID PARTNERSHIP.

IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND AFFIXED MY SEAL ON THE DAY AND YEAR LAST WRITTEN ABOVE.

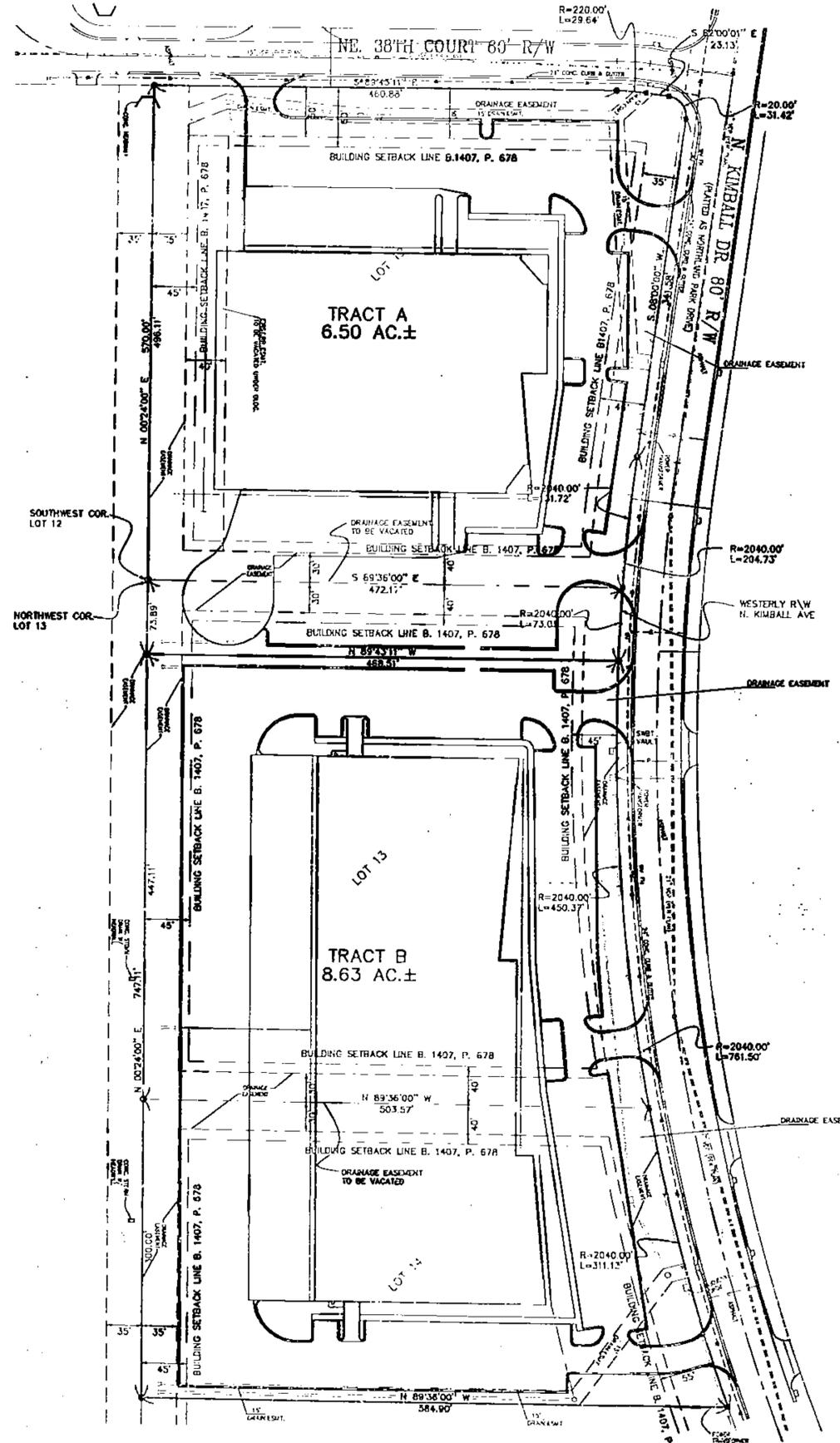
*[Signature]*  
NOTARY PUBLIC  
TRACY A BEAN  
PRINT NAME

June 28, 2004  
MY COMMISSION EXPIRES

TRACY A BEAN  
Notary Public - Notary Seal  
STATE OF MISSOURI  
Clay County  
My Commission Expires June 27, 2004

CERTIFICATION: THIS IS TO CERTIFY THAT THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT MISSOURI MINIMUM STANDARDS FOR A CLASS C (URBAN) PROPERTY BOUNDARY SURVEY.

BY: *[Signature]*  
LTD2 ENGINEERING GROUP  
JEFFREY P. MEANS M.D. P.L.S. #2000147865  
THIS 27th DAY OF September 2001



- NOTES:
1. THIS SURVEY WAS PERFORMED FROM THE DESCRIPTION AND EASEMENTS PROVIDED IN THE AMENDED A.L.T.A. COMMITMENT NO. 20017437A EFFECTIVE DATE MAY 9, 2001 AT 8:00 A.M. SUPPLIED BY CHICAGO TITLE COMPANY.
  2. THE PARENT TRACT DESCRIPTION CAN BE FOUND IN ABOVE DESCRIBED A.L.T.A. COMMITMENT.
  3. ACCORDING TO ITEM #14 SCHEDULE B OF COMMITMENT NO. 200017437A AND RECORDED AS DOCUMENT NO. E-15327, IN BOOK 1407 AT PAGE 678, BUILDING SETBACKS SHALL BE 10 FEET BEHIND ALL DRAINAGE EASEMENTS AS LOCATED ON THE RECORD PLAT THEREOF.
  4. THE DRAINAGE EASEMENTS AND THE SETBACK LINES SHOWN BETWEEN LOTS 12, 13, & 14 ARE TO BE VACATED.
  5. THIS PROPERTY IS SUBJECT TO THE TERMS AND PROVISIONS OF THE ADMINISTRATIVE GUIDELINES AND DEVELOPMENT STANDARDS ACCORDING TO ITEM #19 OF COMMITMENT NO. 200017437A AND RECORDED AS DOCUMENT NO. E-15327, IN BOOK 1407 AT PAGE 678.
  6. THIS PROPERTY IS SUBJECT TO THE COVENANTS AND RESTRICTIONS OF THE INDENTURES FOR NORTHLAND PARK AS STATED IN ITEM #20 SCHEDULE B OF COMMITMENT NO. 200017437A AND RECORDED AS DOCUMENT NO. E-15328, IN BOOK 1407 PAGE 701, & DOCUMENT NO. L-27612 IN BOOK 2111, AT PAGE 933, & DOCUMENT NO. N-53138, IN BOOK 2712, AT PAGE 56, & DOCUMENT Q-18931, IN BOOK 3211 AT PAGE 286.
  7. THIS PROPERTY IS SUBJECT TO THE TERMS AND PROVISIONS OF THE INDENTURES, PROTECTIVE CONDITIONS, COVENANTS, RESTRICTIONS, RESERVATIONS, AND EASEMENTS IN ITEM #21 SCHEDULE B OF COMMITMENT NO. 200017437A RECORDED AS DOCUMENT NO. E-86841, IN BOOK 1590, AT PAGE 341.
  8. THIS PROPERTY IS SUBJECT TO THE STORM DRAINAGE EASEMENT IN ITEM # 23 SCHEDULE B OF COMMITMENT NO. 200017437A RECORDED AS DOCUMENT NO. E-32463, IN BOOK 1446, AT PAGE 692.
  9. THIS PROPERTY IS SUBJECT TO THE EASEMENT GRANTED TO KANSAS CITY POWER & LIGHT COMPANY IN ITEM # 24 SCHEDULE B OF COMMITMENT NO. 200017437A RECORDED AS DOCUMENT NO. E-49603, IN BOOK 1485, AT PAGE 612.
  10. THIS PROPERTY IS SUBJECT TO A 50% ROYALTY INTEREST ON THE PROCEEDS OF ROCK & MINERALS AS STATED IN ITEM # 25 SCHEDULE B OF COMMITMENT NO. 200017437A RECORDED AS DOCUMENT NO. P-78763, IN BOOK 3058, AT PAGE 590.

LS 0146

1 of 1	<b>CERTIFICATE OF SURVEY</b> LOTS 12, 13, & THE N. 300' OF 14, NORTHLAND PARK PHASE 1 KANSAS CITY, MISSOURI	PREPARED FOR:  <b>H.A. KARBANK &amp; CO.</b> 1200 MAIN STREET KANSAS CITY, MISSOURI 64105 TELEPHONE (816) 221-4488	 <b>LTD2 ENGINEERING GROUP</b> CONSULTING ENGINEERS • LAND SURVEYORS • LAND PLANNERS • 7000 N.W. FRASER VIEW ROAD, SUITE 260 KANSAS CITY, MISSOURI 64111 TEL: (816) 505-2523 FAX: (816) 505-2521	PROJECT NO.: 07-01-222 DESIGNED: [initials] DRAWN: JPM CHECKED: JPM ISSUES / REVISIONS:
				DATE 07/17/2001 08/16/2001  0701222.DWG

LS 0146