Clay County, Missouri
Land Survey Document

http://www.ClayCoGov.com

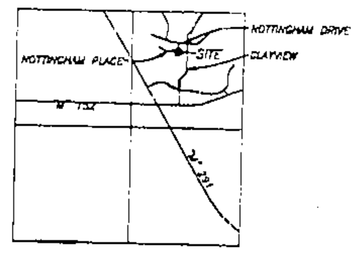
Prepared By:
AYLETT SURVEY COMPANY
LAND SURVEYING o LAND PLANNING o CIVIL ENGINEERING
201 NW 72ND STREET o GLADSTONE, MISSOURI 64118
Phone: 436-0732 ~ Fax: 436-0767

R10113 APR 30 2002

CERTIFICATE OF SURVEY

Lot Split, THE VILLAGE AT CAMELOT
LOTS 16 AND 17

STEPHEN HOWARD
CLAY COUNTY
RECORDER OF DEEDS
APR 30 P 2:48
Cor F Div 18
RECORDER OF DEEDS
By T Cindy Deputy



Location Map

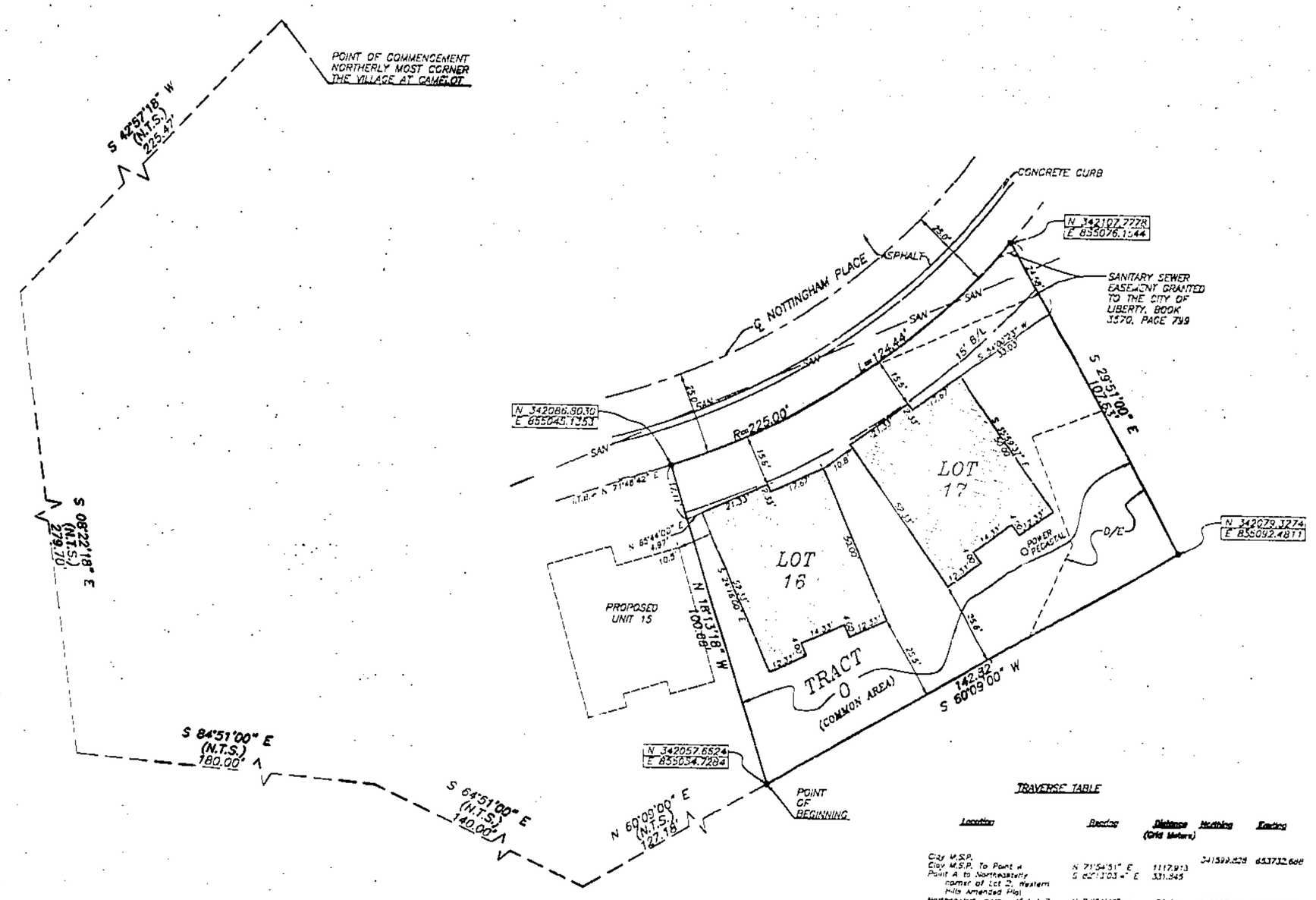
DESCRIPTION: (OVERALL TRACT)

All that part of THE VILLAGE AT CAMELOT, a subdivision of land in the City of Liberty, Clay County, Missouri, described as follows: Commencing at the most Northerly corner of said THE VILLAGE AT CAMELOT, said point also being on the Southerly right-of-way line of Nottingham Drive, as now established; thence South 42 degrees 57 minutes 18 seconds West, along the Westerly line of said THE VILLAGE AT CAMELOT, a distance of 225.47 feet to an angle point in said Westerly line; thence South 08 degrees 22 minutes 18 seconds East, along said Westerly line, a distance of 229.70 feet, to the Southwesterly corner of said THE VILLAGE AT CAMELOT; thence South 84 degrees 51 minutes 00 seconds East, along the Southerly line of said THE VILLAGE AT CAMELOT, a distance of 180.00 feet to an angle point in said Southerly line; thence South 64 degrees 51 minutes 00 seconds East, along said Southerly line, a distance of 140.00 feet to an angle point in said Southerly line; thence North 60 degrees 09 minutes 00 seconds East, along said Southerly line, a distance of 127.16 feet to the Point of Beginning of the tract of land herein to be described; thence North 18 degrees 13 minutes 18 seconds West, a distance of 100.68 feet to a point on the Southerly right-of-way line of Nottingham Place, as now established; thence Northeasterly, along said right-of-way, along a curve to the left having an initial tangent bearing of North 71 degrees 46 minutes 42 seconds East and a radius of 225.00 feet, an arc distance of 124.44 feet; thence South 29 degrees 51 minutes 00 seconds East, a distance of 107.63 feet to a point on the Southerly line of said THE VILLAGE AT CAMELOT; thence South 60 degrees 09 minutes 00 seconds West, along the said Southerly line, a distance of 142.82 feet to the Point of Beginning.

LEGEND

B/L ~ Building Line
U/E ~ Utility Easement
D/E ~ Drainage Easement
S/E ~ Sanitary Sewer Easement
W/E ~ Water Main Easement
—W— Water Line
—SAN— Sanitary Sewer Line
—G— Gas Line
△ Denotes Existing Monument
▲ Denotes Monument to be set after construction of Utilities and Streets.
● Denotes 1/2" Rebars to be Set with Plastic Caps #2074
○ Denotes Existing Bar

SCALE: 1" = 20'
20 10 0 20



General Notes

1. Information shown on this survey was taken from Thomson Title Corporation Commitment No. 16440, effective date, June 1, 2001. Items No. 8, 9, & 10 Schedule B-- 2, are not applicable.
2. This tract contains 12,032 square feet or 0.30 Acres, more or less.
3. Bearing System is based on the recorded plat of THE VILLAGE AT CAMELOT.
4. All angles on building are 90° unless noted otherwise.
5. Information as shown for underground utilities has been compiled from the records of various utility companies concerned, and does not constitute a report of any field measurements of locations by us. When precise locations of underground utilities are needed prior to excavation or connections, the various utility companies concerned are to furnish a crew to point out the locations at the job site.
6. Structure was under construction at time of this survey.
7. Tract O is Common Area and is to be maintained by the Home Owners Association.

IN TESTIMONY THEREOF: Liberty Homes, Inc., a Missouri Corporation, has by the authority of its Board of Directors caused this instrument to be executed by its President this 17th day of April, 2002.

Liberty Homes, Inc.

Richard A. Westmarland, President

Rick W. Strader, Secretary

STATE OF MISSOURI
COUNTY OF CLAY } s.s.

On this 17th day of April, 2002 before me appeared Richard A. Westmarland to me personally known who being by me duly sworn did say that he is President of Liberty Homes, Inc., and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and said Richard A. Westmarland acknowledged said instrument to be free act and deed of said corporation.

IN WITNESS WHEREOF: I have set my hand and affixed my seal on the date last written above.

My Commission Expires: 1/9/04

NOTARY PUBLIC

LINDA FORD
Notary Public - Notary Seal
STATE OF MISSOURI
CLAY COUNTY
MY COMMISSION EXP. JAN. 13,2004

Approved by the Director of Public Works-Development Services, under the authority of the Mayor and City Council of the City of Liberty, Missouri.

Director of Public Works-Development Services
STEVEN P. HANSEN P.E.

4/9/02
Date

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: 4-10-02

STATE OF MISSOURI
JAMES A. AYLETT
NUMBER
LS-2074
RULE REGISTERED LAND SURVEYOR

JAMES A. AYLETT, LS-2074

JOB NUMBER
35202

35202Plat.DWG

TRAVERSE TABLE

Location	Bearing	Distance (Grid Meters)	Northing	Easting
City M.S.P.				
City M.S.P. To Point A	N 71°54'51" E	1117.913	341599.629	833732.608
Point A to Southeasterly corner of Lot 2, Western Hills Amended Plat	S 62°13'03" E	331.345		
Northeasterly corner of Lot 2, Western Hills Amended Plat to Point of Beginning	N 24°21'45" W	172.50	342057.862	835034.731

NOTE:
The bearings and coordinates shown on this plat are based upon the Recorded plat of "THE VILLAGE AT CAMELOT."

Prepared For:
LIBERTY HOMES, INC.
100 Clayview
Liberty, Mo. 64068

DATE: 11/01/01
REV: 04/08/01
REV: 04/10/02

Cal. F
4/4/02 DW