Clay County, Missouri
Land Survey Document

Recorded in Clay County, Missouri
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Instrument Number: 2005014577
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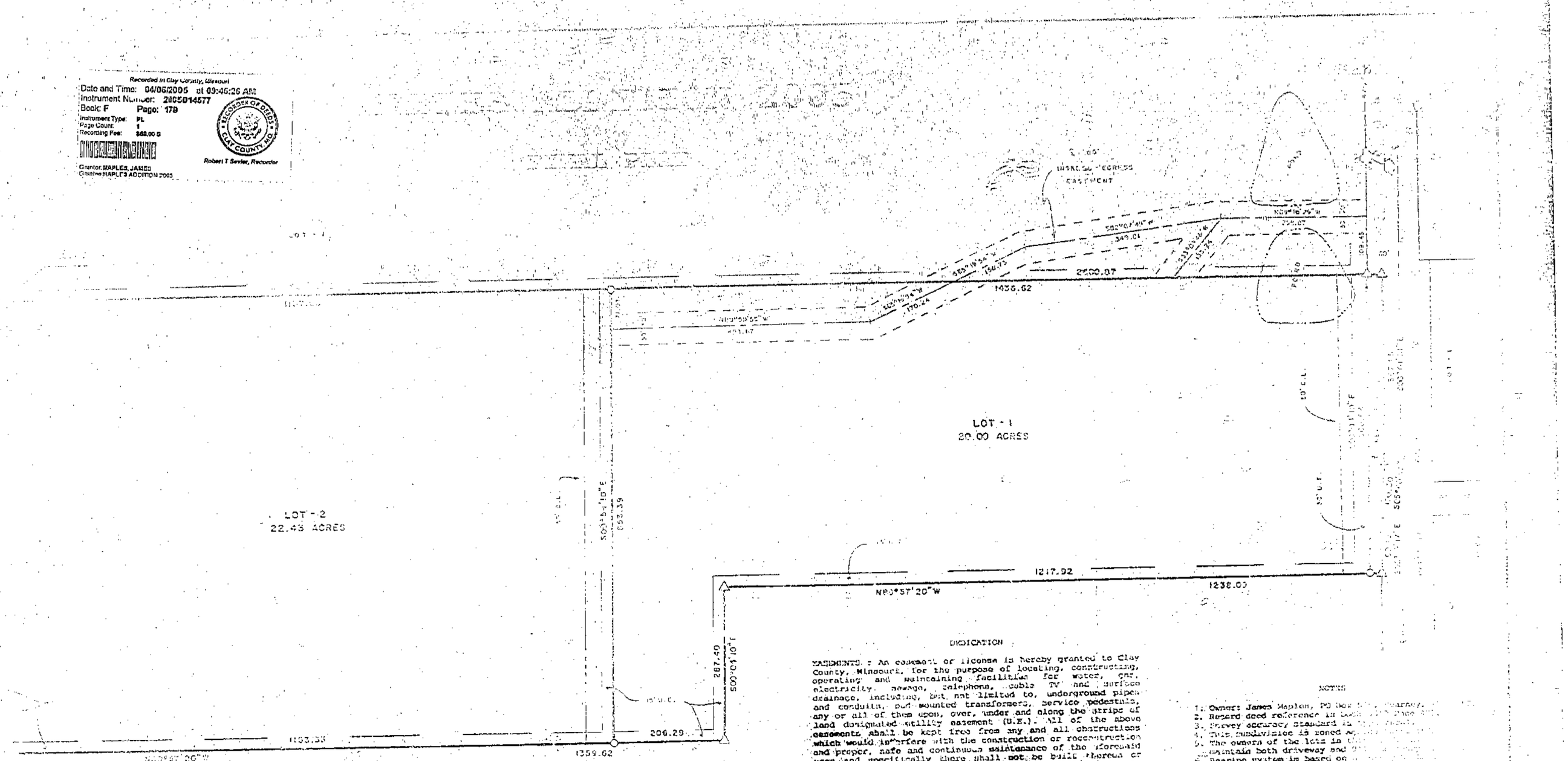
Recording Fee: $68.00 D
Grantor: MAPLES, JAMES
Grantee: MAPLE'S ADDITION 2005
RECORDER OF DEEDS CLAY COUNTY, MO
Robert T Sevier, Recorder



DEDICATION

EASEMENTS : An easement or license is hereby granted to Clay County, Missouri, for the purpose of locating, constructing, operating and maintaining facilities for water, gas, electricity, sewage, telephone, cable TV and surface drainage, including, but not limited to, underground pipes and conduits, pad mounted transformers, service pedestals, any or all of them upon, over, under and along the strips of land designated utility easement (U.E.). All of the above easements shall be kept free from any and all obstructions which would interfere with the construction or reconstruction and proper, safe and continuous maintenance of the aforesaid uses and specifically there shall not be built thereon or there over any structure (except driveways, paved areas, grass, shrubs and fences) nor shall there be any obstruction to interfere with the agents and employees of Clay County, Missouri, and its franchised utilities from going upon said easement and on such of the adjoining lands as may be reasonably necessary in exercising the rights granting by the easement.

STREETS : The streets shown on this plat and heretofore not dedicated to public use as thoroughfares, are hereby so dedicated.

BUILDING LINES : Building lines or setback lines are hereby established as shown on the accompanying plat and no building or portion thereof shall be built between this line and the street line.

The undersigned proprietors of the described tract have caused the same to be subdivided as shown on this plat, which subdivision shall be known as MAPLE'S ADDITION 2005 and shall consist of a total of two (2) lots.

In testimony whereof, James E. Maples has subscribed his name on this [illegible] day of April, 2005.

James E. Maples

Be it remembered that on this [illegible] day of [illegible] before me, a Notary Public in and for said County and State, personally appeared the above James E. Maples, who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof, I have hereunto set my hand and affixed my notarial seal the day and year above first written.

State of Mo
County of Clay ss

NOTES

1. Owner: James Maples, PO Box [illegible]
2. Record deed reference in Book [illegible]
3. Survey accuracy standard is [illegible]
4. This subdivision is zoned [illegible]
5. The owners of the lots in [illegible] maintain both driveway and [illegible]
6. Bearing system is based on [illegible] dated April 19, 2000, and the [illegible] Three J's Acres, Cabinet [illegible] plat(s) per FIRM Community [illegible] Map Revised: April 16, 2003.
8. Please be advised that an [illegible] recorded with this plat [illegible] responsibility to [illegible] improvements to existing [illegible] parties are advised to contact [illegible] Clay County Planning and [illegible] further information.

I hereby certify [illegible] shall use a [illegible] for property boundary [illegible]

Date: 3-3-05

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