Clay County, Missouri
Land Survey Document

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STALEY HILLS–FIRST PLAT

A SUBDIVISION IN KANSAS CITY, CLAY COUNTY, MISSOURI

(Sheet 1 of 2)

Recorded in Clay County, Missouri
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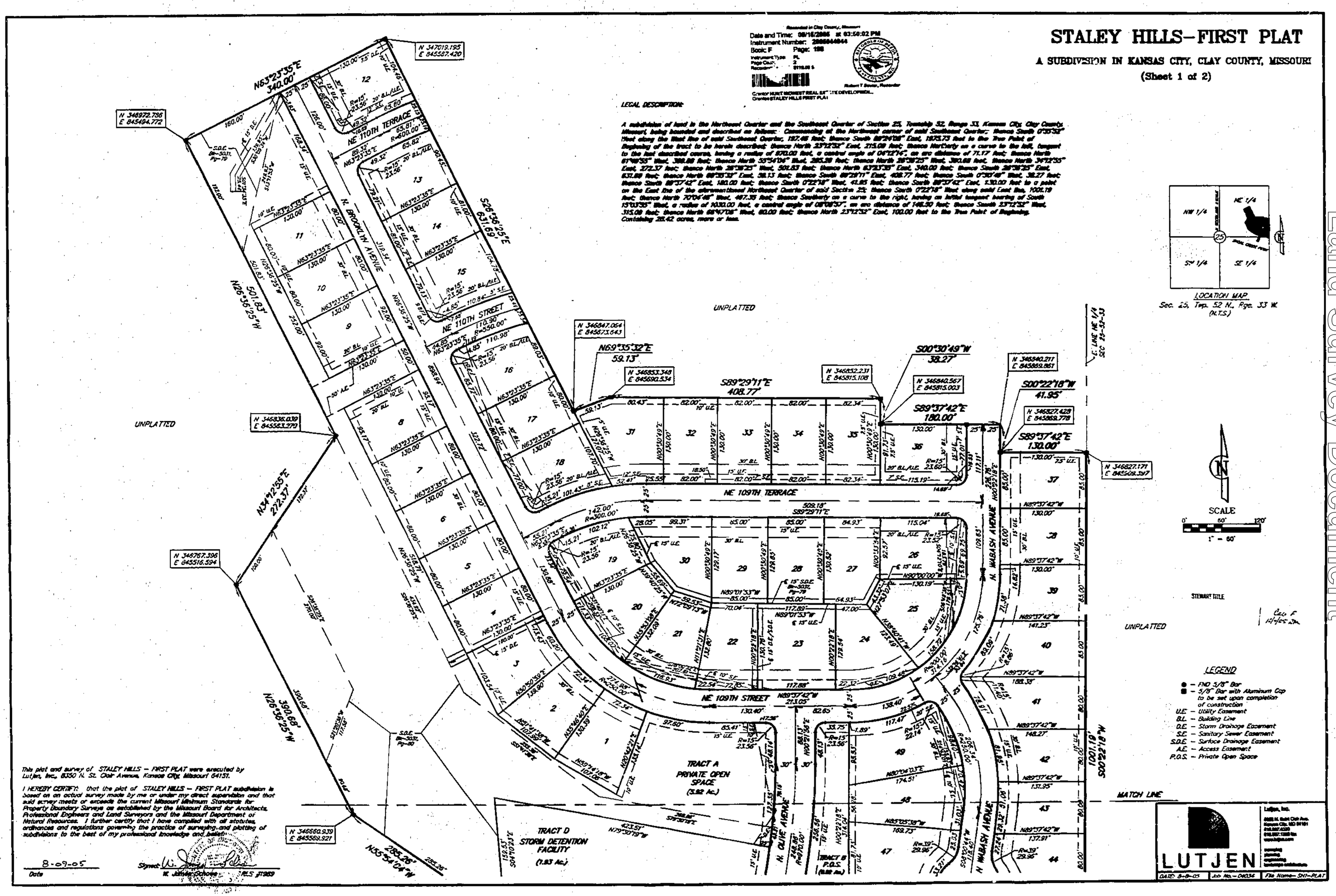
Recorder: 0119.00 $
Robert T Sevier, Recorder
Grantor HUNT MIDWEST REAL ESTATE DEVELOPMENT
Grantee STALEY HILLS FIRST PLAT

LEGAL DESCRIPTION:

A subdivision of land in the Northwest Quarter and the Southeast Quarter of Section 25, Township 52, Range 33, Kansas City, Clay County, Missouri, being bounded and described as follows: Commencing at the Northwest corner of said Southeast Quarter; thence South 0°35'32" West along the West line of said Southeast Quarter, 197.46 feet; thence South 89°24'08" East, 1975.73 feet to the True Point of Beginning of the tract to be herein described; thence North 23°12'52" East, 215.09 feet; thence Northerly on a curve to the left, tangent to the last described course, having a radius of 870.00 feet, a central angle of 04°12'14", an arc distance of 71.17 feet; thence North 61°48'55" West, 388.88 feet; thence North 55°54'04" West, 285.26 feet; thence North 26°36'25" West, 390.68 feet; thence North 34°12'55" East, 272.37 feet; thence North 26°36'25" West, 501.83 feet; thence North 63°23'35" East, 340.00 feet; thence South 26°36'25" East, 631.69 feet; thence North 69°35'32" East, 59.13 feet; thence South 89°29'11" East, 408.77 feet; thence South 0°30'49" West, 38.27 feet; thence South 89°37'42" East, 180.00 feet; thence South 0°22'18" West, 41.95 feet; thence South 89°37'42" East, 130.00 feet to a point on the East line of the aforementioned Northeast Quarter of said Section 25; thence South 0°22'18" West along said East line, 1001.19 feet; thence North 70°04'48" West, 487.35 feet; thence Southerly on a curve to the right, having an initial tangent bearing of South 15°03'35" West, a radius of 1030.00 feet, a central angle of 08°08'57", an arc distance of 146.50 feet; thence South 23°12'52" West, 315.09 feet; thence North 68°47'08" West, 60.00 feet; thence North 23°12'52" East, 100.00 feet to the True Point of Beginning.
Containing 28.42 acres, more or less.



This plat and survey of STALEY HILLS – FIRST PLAT were executed by Lutjen, Inc., 8350 N. St. Clair Avenue, Kansas City, Missouri 64151.

I HEREBY CERTIFY: that the plat of STALEY HILLS – FIRST PLAT subdivision is based on an actual survey made by me or under my direct supervision and that said survey meets or exceeds the current Missouri Minimum Standards for Property Boundary Surveys as established by the Missouri Board for Architects, Professional Engineers and Land Surveyors and the Missouri Department of Natural Resources. I further certify that I have complied with all statutes, ordinances and regulations governing the practice of surveying and plotting of subdivisions to the best of my professional knowledge and belief.

8-09-05
Date

Signed: W. James Schowe
W. James Schowe RLS #1989