

# Clay County, Missouri Land Survey Document

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 GRANTOR: MICHAEL A. NELSON  
 GRANTEE: FREDERICK A. DICORHARDT  
 Robert Sewell, Recorder



**PROPERTY DESCRIPTION:**  
 BEGINNING AT A POINT IN THE CENTER OF SUMMIT STREET IN THE CITY OF KEARNEY, CLAY COUNTY, MISSOURI, SAID POINT OF BEGINNING BEING 109.5 FEET EAST OF THE SW CORNER OF SECTION 26, TOWNSHIP 53, RANGE 31, THENCE NORTH 82 FEET, THENCE WEST 158 FEET, THENCE SOUTH 92 FEET, THENCE EAST 158 FEET TO THE POINT OF BEGINNING.

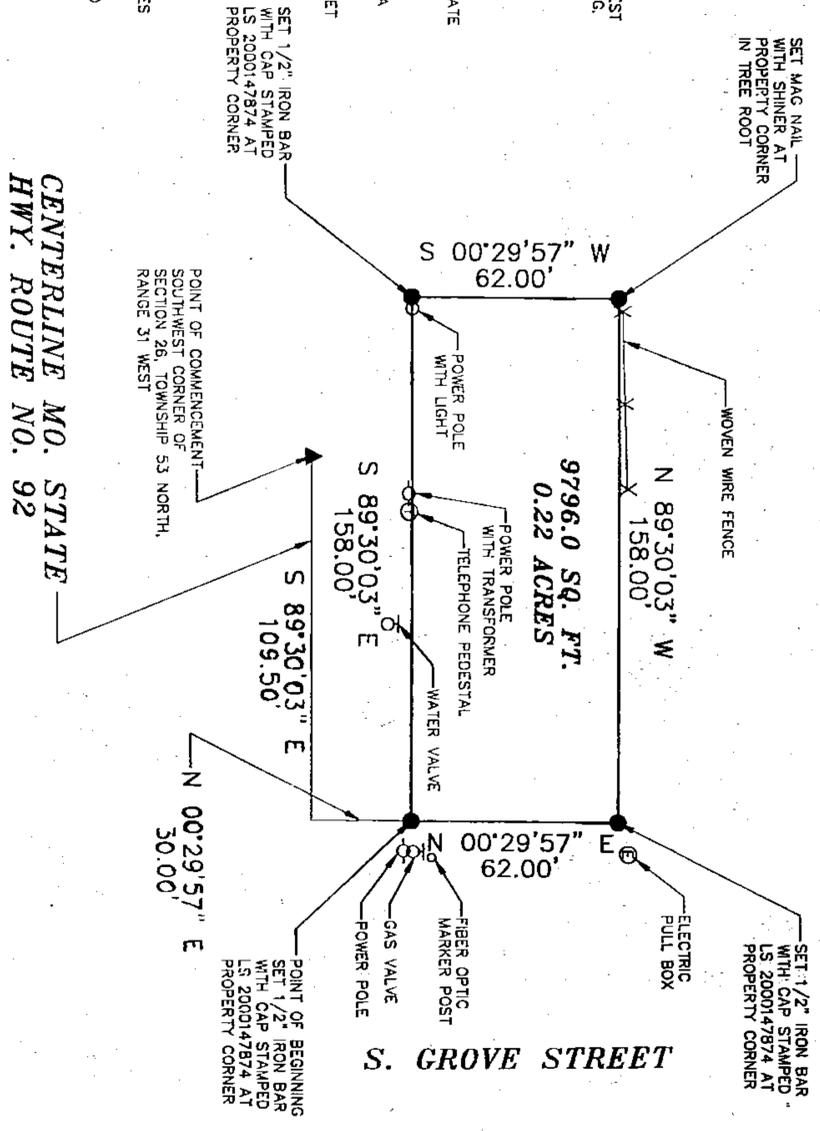
**SURVEYOR'S SUGGESTED PROPERTY DESCRIPTION:**  
 ALL THAT PART OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 53 NORTH, RANGE 31 WEST, KEARNEY, CLAY COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 26, THENCE SOUTH 89°30'03" WEST ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 26, A DISTANCE OF 109.50 FEET, THENCE NORTH 00°29'57" EAST, A DISTANCE OF 30.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF MISSOURI STATE HIGHWAY ROUTE NUMBER 92, ALSO THE TRUE POINT OF BEGINNING OF THE TRACT OF LAND TO BE HEREON DESCRIBED, THENCE NORTH 00°29'57" EAST ALONG THE WEST RIGHT-OF-WAY LINE OF SOUTH GROVE STREET, A DISTANCE OF 62.00 FEET, THENCE NORTH 89°30'03" WEST, A DISTANCE OF 158.00 FEET, THENCE SOUTH 00°29'57" WEST, A DISTANCE OF 62.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF SAID MISSOURI STATE HIGHWAY ROUTE NUMBER 92, THENCE SOUTH 89°30'03" EAST ALONG SAID NORTH LINE, A DISTANCE OF 158.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF SOUTH GROVE STREET, ALSO THE TRUE POINT OF BEGINNING, SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENTS AND COVENANTS OF RECORD, IF ANY.

**NOTES:**  
 THE WORD "CERTIFY" OR "CERTIFICATION", AS SHOWN AND USED HEREON, MEANS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THE FACTS OF THE SURVEY AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED.  
 DECLARATION IS MADE TO THE PARTIES NAMED HEREON AND IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.  
 THE LOCATION AND/OR EXISTENCE OF UTILITY SERVICE LINES TO THE SUBJECT PROPERTY ARE UNKNOWN AND ARE NOT SHOWN HEREON.  
 THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY NELSON LAND SURVEYING INC. AND AS SUCH WE ARE NOT RESPONSIBLE FOR THE INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, UNRECORDED EASEMENTS, AUGMENTING EASEMENTS, IMPLIED OR PRESCRIPTIVE EASEMENTS, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.  
 AS OF FEBRUARY 10, 2006 WE HAVE MADE NO INVESTIGATION FOR OR LOCATIONS OF POSSIBLE USABLE SUBSURFACE AREAS OF PRIVATE LAND OR PUBLIC WAYS.  
 NO TITLE COMMITMENT PROVIDED BY THE CLIENT.  
 ALL INFORMATION PROVIDED BY THE CLIENT.

## SURVEYORS 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 AND LAND SURVEYORS, EFFECTIVE SEPTEMBER, 2000. \* CSR 30-16.030

# CERTIFICATE OF SURVEY



Prepared By  
**NELSON LAND SURVEYING INC.**  
 PO BOX 47, Kearney, Mo. 64060 (816)903-2500  
 Email address: nelsonlandsurveying@email.com

CERTIFICATE OF SURVEY			
DRAWN BY	DATE	FOR:	
MAN	02/09/06	FREDERICK A.	
APPROVED	DATE	AND L. RYZLAND	
NLS	02/10/06	DICORHARDT	
SCALE	SHEET	PROJECT NO.	
1" = 30'	1	2000820	

MICHAEL A. NELSON, MO. L.S. NO. 2000147874  
 IF THE SURVEYOR'S SEAL IS NOT SHOWN IN COLOR, THEN THE SURVEY IS A COPY THAT SHOULD BE ASSUMED TO CONTAIN UNAUTHORIZED ALTERATIONS. THIS CERTIFICATION CONTAINED ON THIS DOCUMENT SHALL NOT APPLY.

