Clay County, Missouri
Land Survey Document

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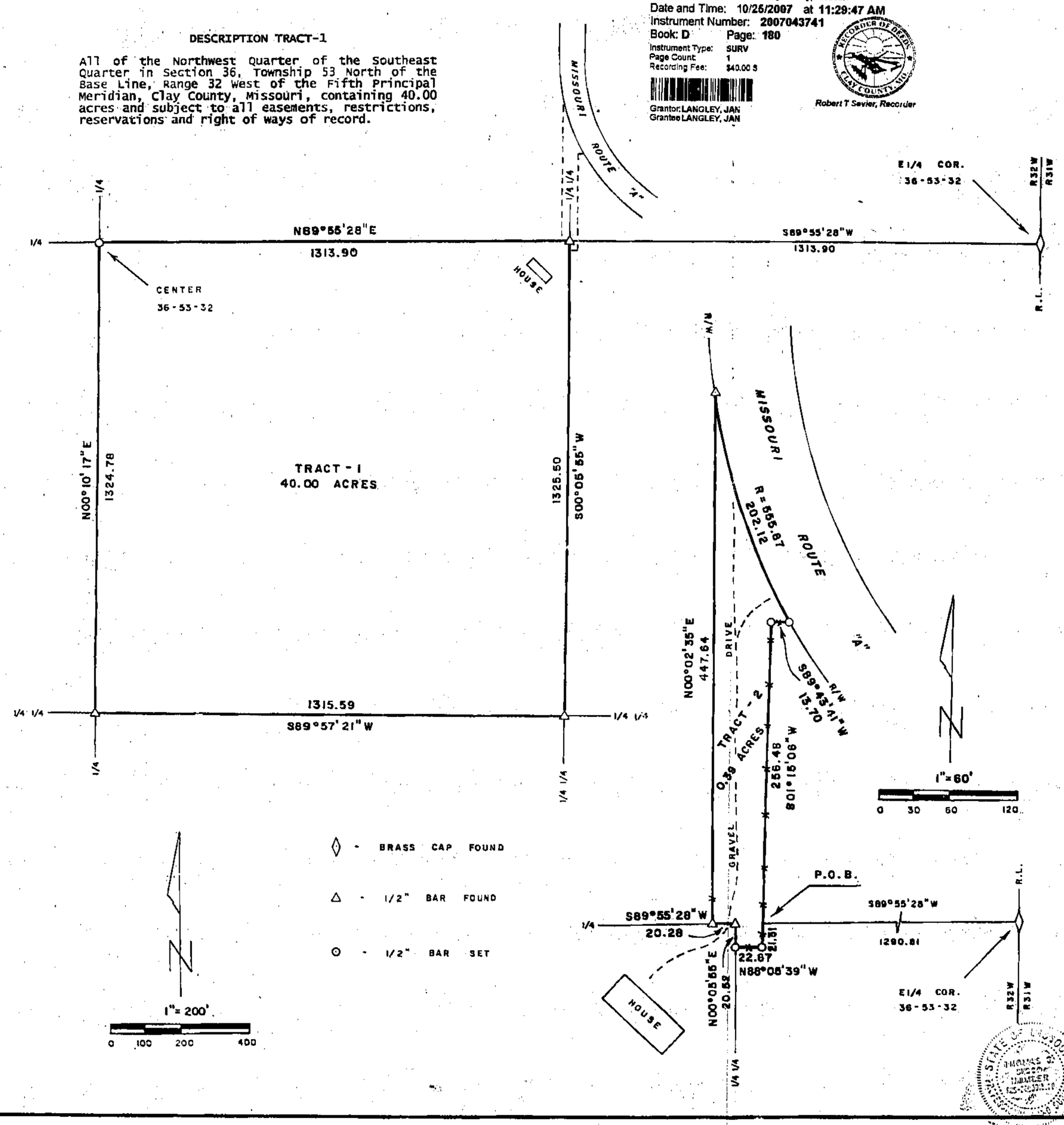
Grantor:LANGLEY, JAN
Grantee:LANGLEY, JAN
Robert T Sevier, Recorder

DESCRIPTION TRACT-1

All of the Northwest Quarter of the Southeast Quarter in Section 36, Township 53 North of the Base Line, Range 32 West of the Fifth Principal Meridian, Clay County, Missouri, containing 40.00 acres and subject to all easements, restrictions, reservations and right of ways of record.



NOTES

1. Survey accuracy standard is rural.
2. Reference the right of way plans for Missouri Route "A".
3. Record deed references are Book 704 Page 443 and Book 473 Page 755.
4. Bearing system is based on a survey by LS 1433, dated May 2nd 1989.

DESCRIPTION TRACT-2

Those portions of the Southwest Quarter of the Northeast Quarter, the Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Southeast Quarter, all in Section 36, Township 53 North of the Base Line, Range 32 West of the Fifth Principal Meridian, Clay County, Missouri, described as a whole as follows: Beginning at a point on the North line of said NE ¼ SE ¼ and the South line of said SE ¼ NE ¼ that is S89°55'28"W, 1290.81 feet from the East Quarter corner of said Section 36; thence S01°15'06"W, 21.31 feet along an existing fence line; thence N88°05'39"W, 22.67 feet along an existing fence line to the West line of said NE ¼ SE ¼ ; thence N00°05'55"E, 20.52 feet along said West line to the Northwest corner of said NE ¼ SE ¼ , the Southwest corner of said SE ¼ NE ¼ , and the Southeast corner of said SW ¼ NE ¼ ; thence S89°55'28"W, 20.28 feet along the South line of said S ½ NE ¼ ; thence N00°02'35"E, 447.64 feet along the West line of an abandoned road to the Westerly right of way line of Missouri Route "A"; thence Southeasterly along a curve to the left, having a radius of 555.87 feet, through a central angle of 20°50'02", an arc length of 202.12 feet along said r.o.w. line; thence S89°43'41"W, 13.70 feet along an existing fence line; thence S01°15'06"W, 256.48 feet along an existing fence line to the point of beginning. Said portion contains 0.39 acres and is subject to all easements, restrictions, reservations and right of ways of record.

SURVEYOR'S CERTIFICATION

I hereby certify that this survey was prepared by me or under my direct personal supervision and that I am a duly registered Professional Land Surveyor under the laws of the State of Missouri and this survey was performed in accordance with the requirements of the current Missouri Minimum Standards for Property Boundary Surveys adopted by the Missouri Board for Architects, Professional Engineers, Professional Land Surveyors and Landscape Architects effective September 30, 2003. If this document does not have an embossed seal, it should be assumed to contain unauthorized alterations.

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Survey For: JAN LANGLEY

Date: 11-10-2006 Field Book: 06-291 Project #: 06-9593

Calc. A
11/6/07 DM

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