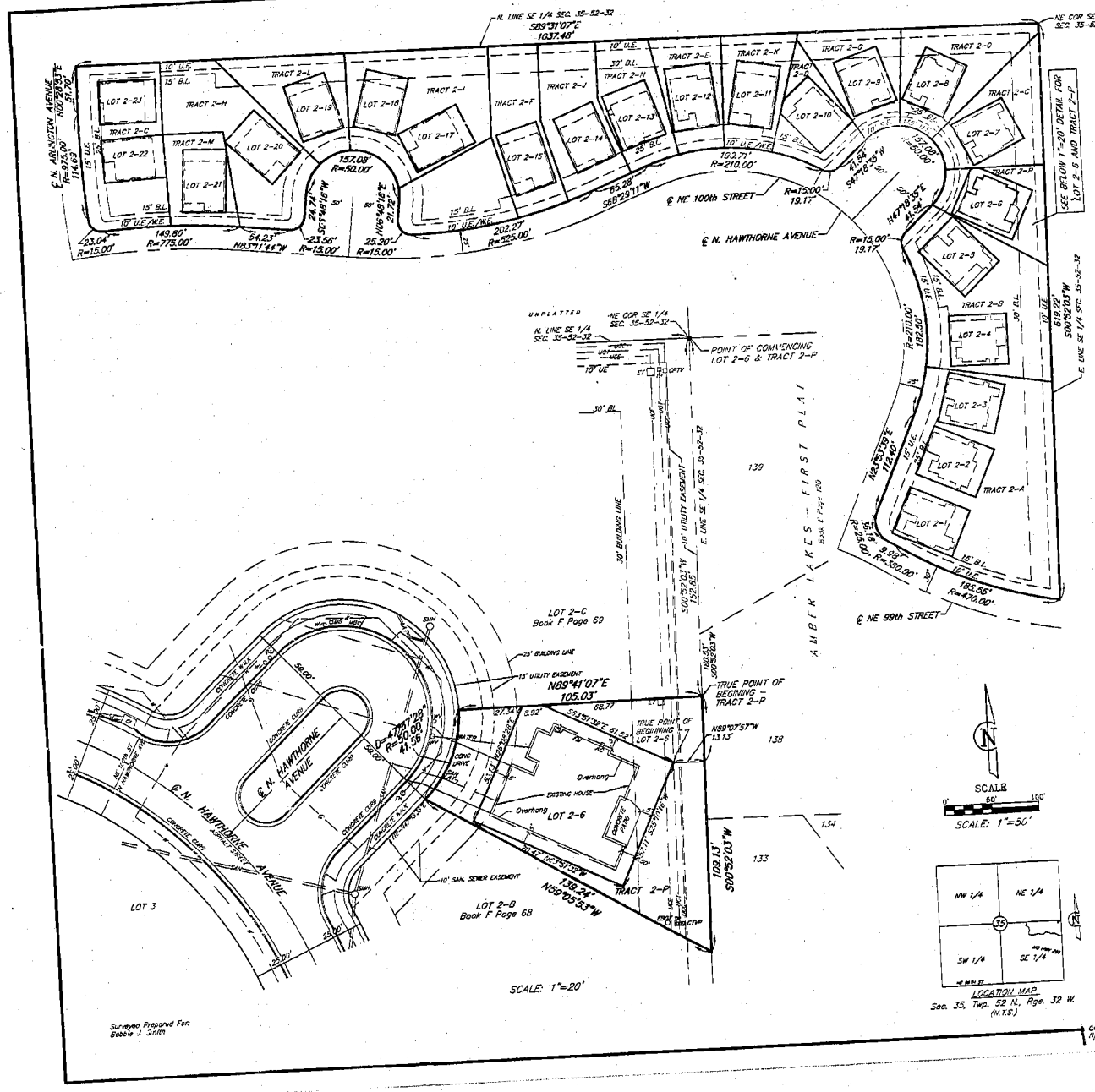
Recorded in Clay County, Missouri
Date and Time: 10/31/2008 at 09:07:41 AM
Instrument Number: 2008037398
Book: G Page: 171
Instrument Type: SURV
Page Count: 1
Recording Fee: $29.00
Grantor: SMITH, BOBBIE J
Grantee: BARRINGTON RIDGE FIRST PLAT
Robert T Seiver, Recorder

CERTIFICATE OF SURVEY

LOT 2-6 AND TRACT 2-P
BARRINGTON RIDGE – FIRST PLAT
Kansas City, Clay County, Missouri



Surveyed Prepared For:
Bobbie J. Smith

Description: Lot 2-6

All that part of Lot 2, Barrington Ridge – First Plat, a subdivision in the Southeast Quarter of Section 35, Township 52, Range 32, Kansas City, Clay County, Missouri, being described as follows: Commencing at the Northeast corner of said Southeast Quarter; thence South 00°52'03" West, along the East line of said Southeast Quarter, 180.53 feet; thence North 89°07'57" West, 13.13 feet to the True Point of Beginning of the Tract to be herein described; thence South 25°10'16" West, 57.11 feet; thence North 63°51'32" West, 70.47 feet; thence North 26°08'28" East, 53.13 feet; thence North 89°41'07" East, 6.92 feet; thence South 63°51'32" East, 61.52 feet to the True Point of Beginning. Containing 3,980 square feet (0.09 Acres), more or less.

Tract 2-P

All that part of Lot 2, BARRINGTON RIDGE – FIRST PLAT, a subdivision in the Southeast Quarter of Section 35, Township 52, Range 32, Kansas City, Clay County, Missouri, being described as follows: Commencing at the Northeast corner of said Southeast Quarter; thence South 00°52'03" West, along the East line of said Southeast Quarter, 152.85 feet to the True Point of Beginning of the tract to be herein described; thence continuing South 00°52'03" West, along said East line, 108.17 feet; thence North 59°05'53" West, 139.24 feet to a point on the Easterly right-of-way line of N. Hawthorne Avenue, as now established; thence Northerly, along said right-of-way line, on a curve to the left, having an initial tangent bearing of North 47°16'35" East, and a radius of 52.00 feet, an arc distance of 41.56 feet; thence North 89°41'07" East, 105.03 feet to the True Point of Beginning. Except the following tract of land: All that part of Lot 2, Barrington Ridge – First Plat, a subdivision in the Southeast Quarter of Section 35, Township 52, Range 32, Kansas City, Clay County, Missouri, being described as follows: Commencing at the Northeast corner of said Southeast Quarter; thence South 00°52'03" West, along the East line of said Southeast Quarter, 180.53 feet; thence North 89°07'57" West, 13.13 feet to the True Point of Beginning of the Tract to be herein described; thence South 25°10'16" West, 57.11 feet; thence North 89°41'07" East, 6.92 feet; thence South 63°51'32" East, 61.52 feet to the True Point of Beginning. Containing 4,422 square feet (0.10 Acres), more or less.

Surveyor Notes:

1. Information for this survey was taken from Stewart Title Guaranty Company Commitment Number 308080002 B effective date of October 30, 2008 at 8:00A.M.

2. Bearing shown hereon are based on the Missouri State Plane Coordinate System, NAD 1983, West Zone.

3. Parent parcel recorded in Document No. 2007000540 in Book 5596 at Page 75. Office of the Recorder of Deeds, Clay County, Missouri.

IN WITNESS WHEREOF: Bobbie J. Smith, a single person has caused these presents to be executed this 30 day of October, 2008.

Bobbie J. Smith – a single person

State of Missouri)
County of Platte) SS

On this 30 day of October, 2008, before me appeared Bobbie J. Smith, who declared himself to be single and unmarried, to me know to be the person described in and who executed the foregoing instrument; and acknowledged that he executed the same as his free act and deed.

IN WITNESS WHEREOF: I have hereunto set my hand and affixed my Notarial Seal in the sole herein

Chandra Maria Freitas
Notary Public

CHANDRA MARIA FREITAS
Notary Public - Notary Seal
STATE OF MISSOURI
Clinton County
My Commission Expires: Aug. 4, 2010
Commission # 08612246

My Commission Expires

APPROVED
NO PLAT REQUIRED
CITY PLAN COMMISSION
Secretary
By
File No. LS 0853 Date 10-30-08

LEGEND

EB – ELECTRIC BOX	WV – WATER VALVE
EM – ELECTRIC METER	WM – WATER METER
ET – TRANSFORMER	CI – CURB INLET
GM – GAS METER	SMH – SANITARY MANHOLE
CPTV – CABLE TV PEDESTAL	AC – AIR CONDITIONER
TB – TELEPHONE BOX	MB – MAILBOX
FH – FIRE HYDRANT	
—W— WATER LINE	
ST STORM SEWER	—UGT— UNDERGROUND TELEPHONE
SAN SANITARY SEWER	—UGE— UNDERGROUND ELECTRIC
LAT SANITARY LATERAL	—UGC— UNDERGROUND CABLE TV
B.L. – BUILDING LINE	U.E. – UTILITY EASEMENT
W.E. – WATER EASEMENT	S.E. – SANITARY SEWER EASEMENT
● – SET 1/2" BAR	

CERTIFICATION:

This survey was executed by Lutjen, Inc., 8350 N. St Clair Avenue, Kansas City, Missouri 64151

I HEREBY CERTIFY that Lot Split 0853 of the Barrington Ridge–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 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 plotting of subdivisions to the best of my professional knowledge and belief.

Jason S. Roudebush, MO PLS 2002014092

10-30-08
DATE:

Date of Survey: 10-31-08

Surveyed By:	KP
Reviewed By:	JSR
Drafted By:	NRW
Lutjen Project No.:	08270

LUTJEN
8350 N. Saint Clair Ave.
Kansas City, MO 64151
816.587.4200
816.587.1963 fax
www.lutjen.com
surveying
planning
engineering
landscape architecture

Sheet No.: 1 of 1

Location: S:\Survey\Barrington\0853PLT.dwg

Calc. G
11/4/68 BK