Recorded in Clay County, Missouri
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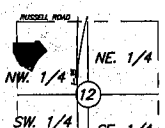
Book: G Page: 182
Instrument Type: PL
Page Count: 2
Recording Fee: $118.00 S
Grantor: DANIG NANCY
Grantee: HARBOR TOWN SECOND PLAT
Robert T Sarver, Recorder

HARBOR TOWN SECOND PLAT

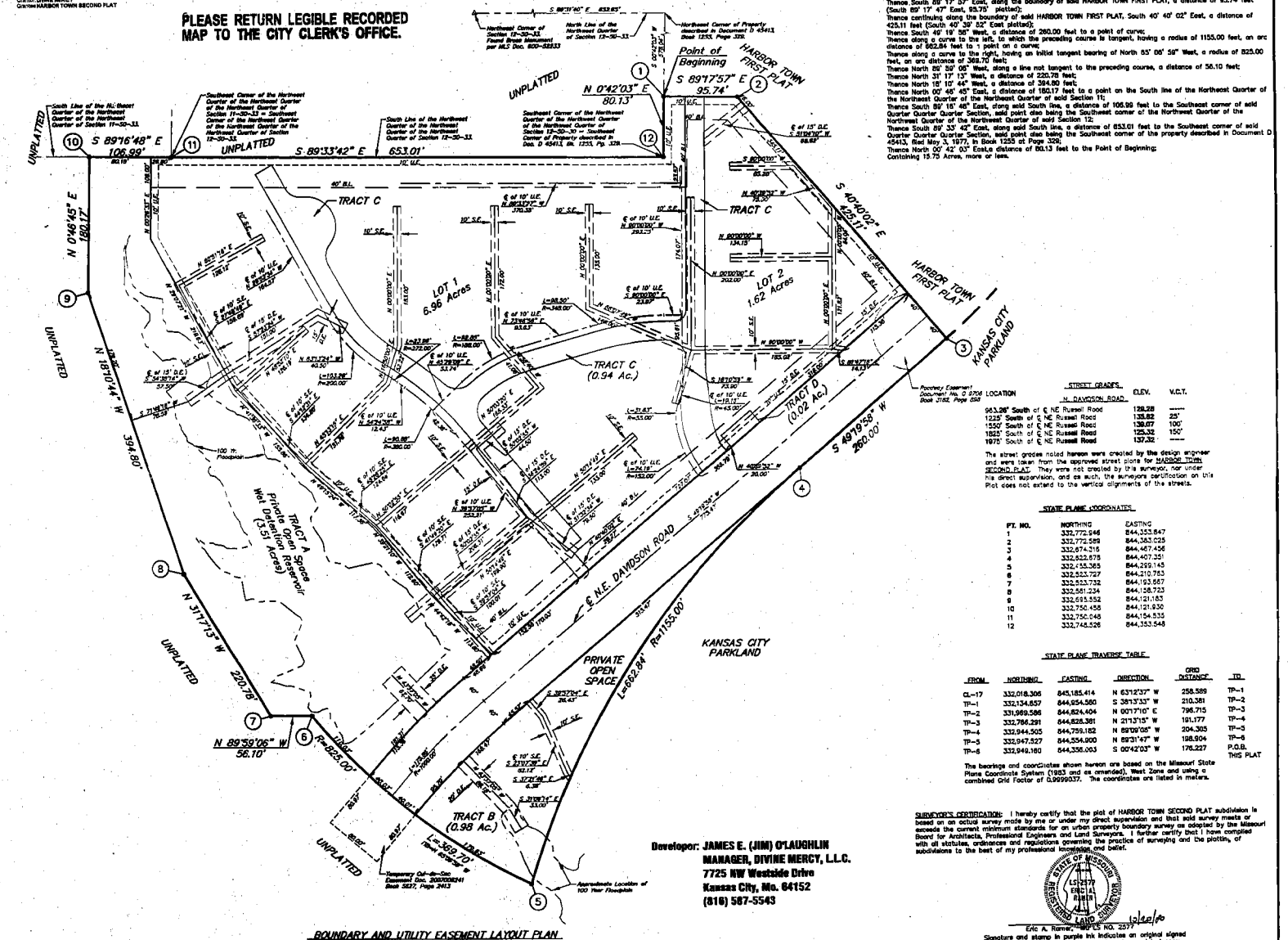
NW 1/4 of Sec. 12 & NE 1/4 of Sec. 11, Twp. 50, Rng. 33

Kansas City, Clay County, Missouri

PLEASE RETURN LEGIBLE RECORDED MAP TO THE CITY CLERK'S OFFICE.



SECTION LOCATION
Sec. 12, Twp. 50, Rng. 33
(Not to Scale)



SCALE: 1"=60'
0' 6' 15' 30' 60' 120'

LEGEND

- B.L. = Building Line
- U.E. = Utility Easement
- S.E. = Sanitary Sewer Easement
- D.E. = Drainage Easement
- W.E. = Water Main Easement
- ▲ Denotes Existing Permanent Monument
- ▲ Denotes Permanent Monument to be Set after Street Construction
- ○ Denotes Found Existing Bar
- ● Denotes 1/2" Bar to be Set with Plastic Cap Marked W & P ENG LS 2577

Developer: JAMES E. (JIM) O'LAUGHLIN
MANAGER, DIVINE MERCY, L.L.C.
7725 NW Westside Drive
Kansas City, Mo. 64152
(816) 587-5543

BOUNDARY AND UTILITY EASEMENT LAYOUT PLAN

DESCRIPTION:

All that part of the Northeast Quarter of Section 11, and that part of the Northwest Quarter of Section 12, all in Township 50, Range 33 in Kansas City, Clay County, Missouri, described as follows:
Commencing at the Northeast Corner of said Section 12;
Thence South 89° 31' 40" East, along the North line of said Northwest Quarter Section, a distance of 652.85 feet to the Northeast corner of the property described in Document D 45413, filed May 3, 1977, in Book 1255 at Page 329;
Thence South 00° 42' 03" West, along the East line of said property, a distance of 578.04 feet to a Southeasterly corner on the boundary of HARBOR TOWN FIRST PLAT, a subdivision in said City, County and State said point being the Point of Beginning;
Thence South 89° 17' 57" East, along the boundary of said HARBOR TOWN FIRST PLAT, a distance of 95.74 feet (South 89° 17' 47" East, 95.75' platted);
Thence continuing along the boundary of said HARBOR TOWN FIRST PLAT, South 40° 40' 02" East, a distance of 625.11 feet (South 40° 39' 52" East platted);
Thence South 49° 19' 58" West, a distance of 260.00 feet to a point of curve;
Thence along a curve to the left, to which the preceding course is tangent, having a radius of 1155.00 feet, an arc distance of 662.84 feet to a point on a curve;
Thence along a curve to the right, having an initial tangent bearing of North 85° 06' 59" West, a radius of 825.00 feet, an arc distance of 369.70 feet;
Thence North 89° 59' 06" West, along a line not tangent to the preceding course, a distance of 56.10 feet;
Thence North 31° 17' 13" West, a distance of 220.78 feet;
Thence North 18° 10' 44" West, a distance of 394.80 feet;
Thence North 00° 46' 45" East, a distance of 180.17 feet to a point on the South line of the Northeast Quarter of the Northeast Quarter of the Northeast Quarter of said Section 11;
Thence South 89° 16' 48" East, along said South line, a distance of 106.99 feet to the Southeast corner of said Quarter Quarter Quarter Section, said point also being the Southeast corner of the Northwest Quarter of the Northwest Quarter of the Northwest Quarter of said Section 12;
Thence South 89° 33' 42" East, along said South line, a distance of 653.01 feet to the Southeast corner of said Quarter Quarter Quarter Section, said point also being the Southeast corner of the property described in Document D 45413, filed May 3, 1977, in Book 1255 at Page 329;
Thence North 00° 42' 03" East, a distance of 80.13 feet to the Point of Beginning;
Containing 15.75 Acres, more or less.

STREET GRADES

LOCATION N. DAVIDSON ROAD	ELEV.	V.C.T.
963.26' South of ℄ NE Russel Road	128.28	------
1225' South of ℄ NE Russel Road	133.82	25'
1550' South of ℄ NE Russel Road	139.07	100'
1825' South of ℄ NE Russel Road	135.32	150'
1975' South of ℄ NE Russell Road	137.32	------

The street grades noted hereon were created by the design engineer and were taken from the approved street plans for HARBOR TOWN SECOND PLAT. They were not created by this surveyor, nor under his direct supervision, and as such, the surveyors certification on this Plat does not extend to the vertical alignments of the streets.

STATE PLANE COORDINATES

PT. NO.	NORTHING	EASTING
1	332,772.946	844,353.847
2	332,772.589	844,353.025
3	332,674.715	844,467.456
4	332,622.675	844,407.351
5	332,455.365	844,299.145
6	332,523.727	844,210.753
7	332,523.732	844,193.667
8	332,581.234	844,158.723
9	332,693.552	844,121.183
10	332,750.455	844,121.930
11	332,750.049	844,154.535
12	332,748.526	844,353.548

STATE PLANE TRAVERSE TABLE

FROM	NORTHING	EASTING	DIRECTION	GRID DISTANCE	TO
CL-17	332,018.306	845,185.414	N 63°12'37" W	258.589	TP-1
TP-1	332,134.857	844,954.560	S 38°13'33" W	210.381	TP-2
TP-2	331,969.586	844,824.404	N 00°17'10" E	796.715	TP-3
TP-3	332,786.291	844,828.381	N 21°13'15" W	191.177	TP-4
TP-4	332,944.505	844,759.182	N 89°09'05" W	204.365	TP-5
TP-5	332,947.527	844,554.900	N 89°31'47" W	198.904	TP-6
TP-6	332,949.180	844,356.063	S 00°42'03" W	176.227	P.O.B. THIS PLAT

The bearings and coordinates shown hereon are based on the Missouri State Plane Coordinate System (1983 and as amended), West Zone and using a combined Grid Factor of 0.9999037. The coordinates are listed in meters.

SURVEYOR'S CERTIFICATION: I hereby certify that the plat of HARBOR TOWN SECOND 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 minimum standards for an urban property boundary survey as adopted 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 the platting of subdivisions to the best of my professional knowledge and belief.

STATE OF MISSOURI — ERIC A. RANER — NUMBER LS-2577 — REGISTERED LAND SURVEYOR

1/24/08

Eric A. Raner, MO. LS No. 2577
Signature and stamp in purple ink indicates an original signed copy this surveyor, any other color is not an original copy.

WEISKIRCH & PARKS ENGINEERS, INC.
111 NORTH MAIN, SUITE #10
INDEPENDENCE, MISSOURI 64050
(816)254-5000 FAX:(816)252-9712
WPE1@SWBELL.NET

FINAL PLAT
HARBOR TOWN SECOND PLAT
NE 1/4 OF SEC. 11 & NW 1/4 OF SEC. 12, TWP. 50, RNG. 33
KANSAS CITY, CLAY COUNTY, MISSOURI

REVISIONS		
REV		DATE
A	Updated D.E. per Storm Sewer Re-Alignment	1/30/08
A	Added 10' U.E. & per MDE Request	1/24/08

JOB NO.	3347
SCALE:	NOTED
DATE:	12/22/06
DRAFTER:	C.N.S.
CHKD:	B.P.
SHEET NO.	1 OF 2

C:\3347-Harbor Town Phase 2\Signed without Grid\Pat.dwg, 10/17/2008 3:13:55 PM, 1:1.0