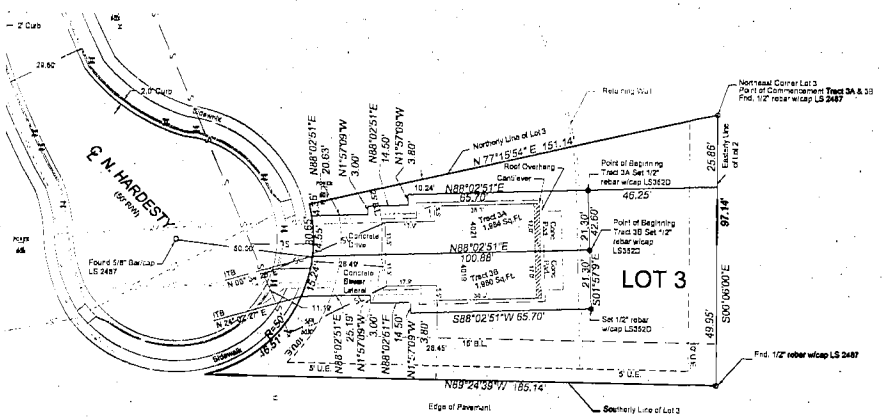
LOT SPLIT SURVEY

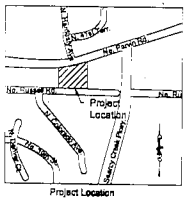
Searcy Cove Lot 3, a subdivision in Kansas City, Clay County, Missouri Section 5, Township 50N, Range 32W

Recorded in Clay County, Missouri
Date and Time: 06/22/2009 at 08:50:57 AM
Instrument Number: 2009017651
Book: G Page: 107
Instrument Type: SURV
Page Count: 1
Recording Fee: $40.00
Document: SEARCY COVE
Grantee: SEARCY COVE LOT 3
Robert T Sander, Recorder



General Notes:

Note: Buildings are all Electric Service only, no Gas Service.



Project Location

LEGEND:

- Found Rebar as noted on drawing
- Set Rebar and cap LS # 3520
- Cable Television Box
- Telephone Pedestal
- Electric Box
- Water Meter
- Sanitary Sewer Manhole
- U.E. Utility Easement
- B.L. Building Line
- ITB Initial Tangent Bearing
- —ws—ws— Water Service Line
- —w—w— Water Line
- —s—s— Sanitary Sewer Line
- —sl—sl— Sanitary Lateral
- —st—st— Storm Sewer Line

APPROVED
NO PLAT REQUIRED
Secretary _____
By _____
File No. _____ Date _____

APPROVED
NO PLAT REQUIRED
Secretary
By
File No. LS 0415 Date 5-21-09

PROPERTY DESCRIPTION: (TRACT 3A)
All that part of Lot 3, SEARCY COVE, a subdivision in Kansas City, Clay County, Missouri, Recorded in Book "G", Page 147, lying in the Southeast quarter of Section 5, Township 50 North, Range 32 West, Described as follows:
Commencing at the Northeast corner of said Lot 3; thence South 00 degrees 06 minutes 00 seconds West along the Easterly line of said Lot 3, a distance of 25.86 feet; thence South 88 degrees 02 minutes 51 seconds West a distance of 46.25 feet to the POINT OF BEGINNING; thence South 01 degree 57 minutes 09 seconds East a distance of 21.30 feet to a point on the centerline of a party wall and its prolongation; thence South 88 degrees 02 minutes 51 seconds West along the centerline of said party wall and its prolongation a distance of 100.88 feet to a point on the Easterly right of way line of North Hardesty Avenue; thence Northwesterly along the said Easterly right of way line and along a curve to the left, whose initial tangent bears North 06 degrees 34 minutes 26 seconds East, having a radius of 50.00 feet, through a central angle of 18 degrees 46 minutes 29 seconds, an arc distance of 14.55 feet; thence North 88 degrees 02 minutes 51 seconds East a distance of 20.63 feet; thence North 01 degree 57 minutes 09 seconds West a distance of 3.00 feet; thence North 88 degrees 02 minutes 51 seconds East a distance of 14.50 feet; thence North 01 degree 57 minutes 09 seconds West a distance of 3.00 feet; thence North 88 degrees 02 minutes 51 seconds East a distance of 65.70 feet to the POINT OF BEGINNING.
Containing 1,934 square feet or 0.04 acres more or less.

PROPERTY DESCRIPTION: (TRACT 3B)
All that part of Lot 3, SEARCY COVE, a subdivision in Kansas City, Clay County, Missouri, Recorded in Book "G", Page 147, lying in the Southeast quarter of Section 5, Township 50 North, Range 32 West, Described as follows:
Commencing at the Northeast corner of said Lot 3; thence South 00 degrees 06 minutes 00 seconds West along the Easterly line of said Lot 3, a distance of 25.86 feet; thence South 88 degrees 02 minutes 51 seconds West a distance of 46.25 feet; thence South 01 degree 57 minutes 09 seconds East a distance of 21.30 feet to the POINT OF BEGINNING; thence continuing South 01 degree 57 minutes 09 seconds East a distance of 21.30 feet; thence South 88 degrees 02 minutes 51 seconds West a distance of 65.70 feet; thence North 01 degree 57 minutes 09 seconds West a distance of 3.00 feet; thence South 88 degrees 02 minutes 51 seconds West a distance of 14.50 feet; thence North 01 degree 57 minutes 09 seconds West a distance of 3.00 feet; thence South 88 degrees 02 minutes 51 seconds West a distance of 20.19 feet to a point on the Easterly right of way line of North Hardesty Avenue; thence Northwesterly along the said Easterly right of way line and along a curve to the left, whose initial tangent bears North 20 degrees 16 minutes 25 seconds East, having a radius of 50.00 feet, through a central angle of 17 degrees 28 minutes 01 seconds, an arc distance of 15.24 feet to a point on the centerline of a party wall and its prolongation; thence North 88 degrees 02 minutes 51 seconds East along the centerline of said party wall and its prolongation a distance of 100.88 feet to the POINT OF BEGINNING.
Containing 1,890 square feet or 0.05 acres more or less.

IN TESTIMONY WHEREOF:

James F. Haug, **member of Searcy Cove** LLC, a Missouri Limited Liability Company, have caused these presents to be executed this 20th day of May, 2009.

James F. Haug (Member)

State of Missouri)
) ss
County of Clay)

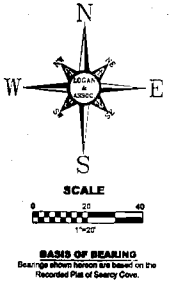
Be it remembered on this 21 day of May, 2009, before me, a notary public in and for the County and State last above written, came James F. Haug, Member, to me personally known to be the same person, who signed and acknowledged the within instrument as their free act and deed.

IN WITNESS WHEREOF:

I have hereunto set my hand and affixed my notarial seal at my office on the day and year last above written.

My Commission Expires: 11-22-09

Notary Public



SCALE

0 20 40
1"=20'

BASIS OF BEARING
Bearings shown hereon are based on the Recorded Plat of Searcy Cove.

THIS SURVEY IS ONLY VALID IF it BEARS THE ORIGINAL SEAL IN BLUE INK OF THE CERTIFYING SURVEYOR

I HEREBY CERTIFY that this survey was executed by me or under my direct supervision in accordance with the current Missouri Minimum Standards for Property Boundary Surveys as adopted by the Missouri Board for Architects, Professional Engineers, Professional Land Surveyors and Landscape Architects, to the best of my professional information, knowledge and belief.

DATE 5-21-09

Dennis L. Schmidt Mo LS# 2374
Logan & Associates Mo Corp # 3520

STATE OF MISSOURI
DENNIS L. SCHMIDT
NUMBER LS-2374
PROFESSIONAL LAND SURVEYOR

DATE	REVISION	BY

Lot Split Survey
Searcy Cove
Kansas City, Clay County
Section 5, Township 50N, Range 32W

Developer:
James Haug
400 NE Dalbrook Lane
Kansas City, Mo 64119

JOB NO. 08105
SCALE 1" = 20'
DRAWN BY: BAS
CHECKED BY: DLS
DATE 4-29-09
SHEET NO. 1 OF 1

LOGAN & ASSOCIATES, INC.
Professional Engineers / Professional Land Surveyors
6607 Royal Street, Suite A
Pleasant Valley, Missouri 64068
Voice (816) 781-7483
Fax (816) 781-7483