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

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Instrument Number: 2010043552
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Page Count: 2
Recording Fee: $118.00
Richard T. Sander, Recorder
Grantor: HUNT MIDWEST REAL ESTATE DEVELOPER
Grantee: HUNT MIDWEST BUSINESS PARK THIRD PLAT

STATE PLANE TRAVERSE TABLE

STATION	BEARING	DISTANCE (FEET)	NORTHING	EASTING
BUSTER 3	------	------	333967.953	852686.896
NW Cor. SW 1/4 Sec. 2-50-32	S78°21'13"E	4814.99'	333671.715	852124.150
True Point of Beginning North Tract	S65°12'32"E	807.79'	333568.492	852347.649
True Point of Beginning South Tract	S58°41'40"E	2141.35'	333334.725	852683.032

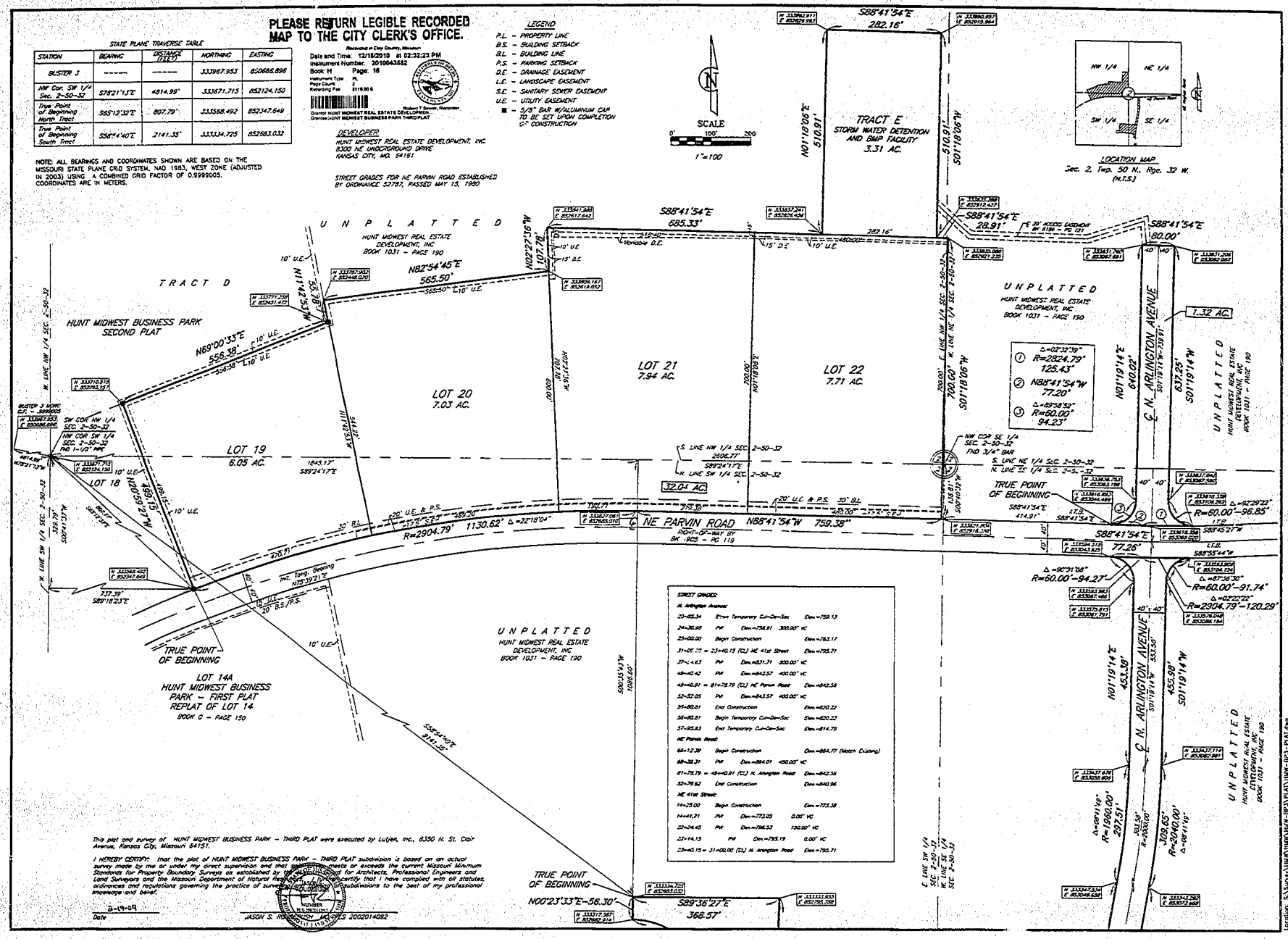
NOTE: ALL BEARINGS AND COORDINATES SHOWN ARE BASED ON THE MISSOURI STATE PLANE GRID SYSTEM, NAD 1983, WEST ZONE (ADJUSTED IN 2003) USING A COMBINED GRID FACTOR OF 0.9999005. COORDINATES ARE IN METERS.

DEVELOPER
HUNT MIDWEST REAL ESTATE DEVELOPMENT, INC.
8300 NE UNDERGROUND DRIVE
KANSAS CITY, MO. 64161

STREET GRADES FOR NE PARVIN ROAD ESTABLISHED BY ORDINANCE 53787, PASSED MAY 15, 1980

LEGEND
P.L. – PROPERTY LINE
B.S. – BUILDING SETBACK
B.L. – BUILDING LINE
P.S. – PARKING SETBACK
D.E. – DRAINAGE EASEMENT
L.E. – LANDSCAPE EASEMENT
S.E. – SANITARY SEWER EASEMENT
U.E. – UTILITY EASEMENT
■ – 5/8" BAR W/ALUMINUM CAP TO BE SET UPON COMPLETION OF CONSTRUCTION

SCALE 1"=100



STREET GRADES:

N. Arlington Avenue:			
23+83.34	Error Temporary Cul-De-Sac		Elev.=759.13
24+30.98	PVI	Elev.=758.91	300.00' VC
25+00.00	Begin Construction		Elev.=763.17
31+00.17 = 23+40.15 (TC) NE 41st Street			Elev.=795.71
37+14.63	PVI	Elev.=831.71	300.00' VC
40+40.42	PVI	Elev.=843.57	400.00' VC
43+40.91 = 81+78.79 (TC) NE Parvin Road			Elev.=842.56
52+52.05	PVI	Elev.=843.57	400.00' VC
55+80.81	End Construction		Elev.=820.22
56+80.81	Begin Temporary Cul-De-Sac		Elev.=820.22
57+85.83	End Temporary Cul-De-Sac		Elev.=814.79
NE Parvin Road:			
66+12.39	Begin Construction		Elev.=864.77 (Match Existing)
68+39.31	PVI	Elev.=864.01	450.00' VC
81+78.79 = 43+40.91 (TC) N. Arlington Road			Elev.=842.56
82+79.92	End Construction		Elev.=840.96
NE 41st Street:			
14+25.00	Begin Construction		Elev.=773.38
14+41.71	PVI	Elev.=773.05	0.00' VC
22+24.45	PVI	Elev.=796.53	130.00' VC
23+14.15	PVI	Elev.=795.19	0.00' VC
23+40.15 = 31+00.00 (TC) N. Arlington Road			Elev.=795.71

This plat and survey of HUNT MIDWEST BUSINESS PARK – THIRD PLAT were executed by Lutjen, Inc., 8350 N. St. Clair Avenue, Kansas City, Missouri 64151.

I HEREBY CERTIFY: that the plat of HUNT MIDWEST BUSINESS PARK – THIRD PLAT subdivision is based on an actual survey made by me or under my direct supervision and that such survey meets or exceeds the current Missouri Minimum Standards for Property Boundary Surveys as established by the Missouri Board for Architects, Professional Engineers and Land Surveyors and the Missouri Department of Natural Resources; and that I hereby certify that I have complied with all statutes, ordinances and regulations governing the practice of surveying and subdivisions to the best of my professional knowledge and belief.

3-19-09
Date

JASON S. ROBINSON MO NUMBER 2002014082

FINAL PLAT
HUNT MIDWEST BUSINESS PARK – THIRD PLAT
KANSAS CITY, CLAY COUNTY, MISSOURI
SHEET 1 OF 2

Field Survey:	02-22-08
Revised:	7-15-08
Revised:	7-22-08
Revised:	7-30-08

Surveyed By:	R.L.
Reviewed By:	J.S.R.
Drafted By:	J.L.L.
Lutjen Project No.:	08040

LUTJEN
8350 N. Saint Clair Ave.
Kansas City, MO 64151
816.587.1220
816.587.1230 fax
www.lutjen.com
LANDS
WATER
ENVIRONMENT
INFRASTRUCTURE

Sheet No.: 1 of 2

Location: S:\Surveys\Jobs\Hunt-BP3\PLAT\Hunt-BP3-PLAT.dwg

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