Clay County, Missouri
Land Survey Document

Certificate of Survey

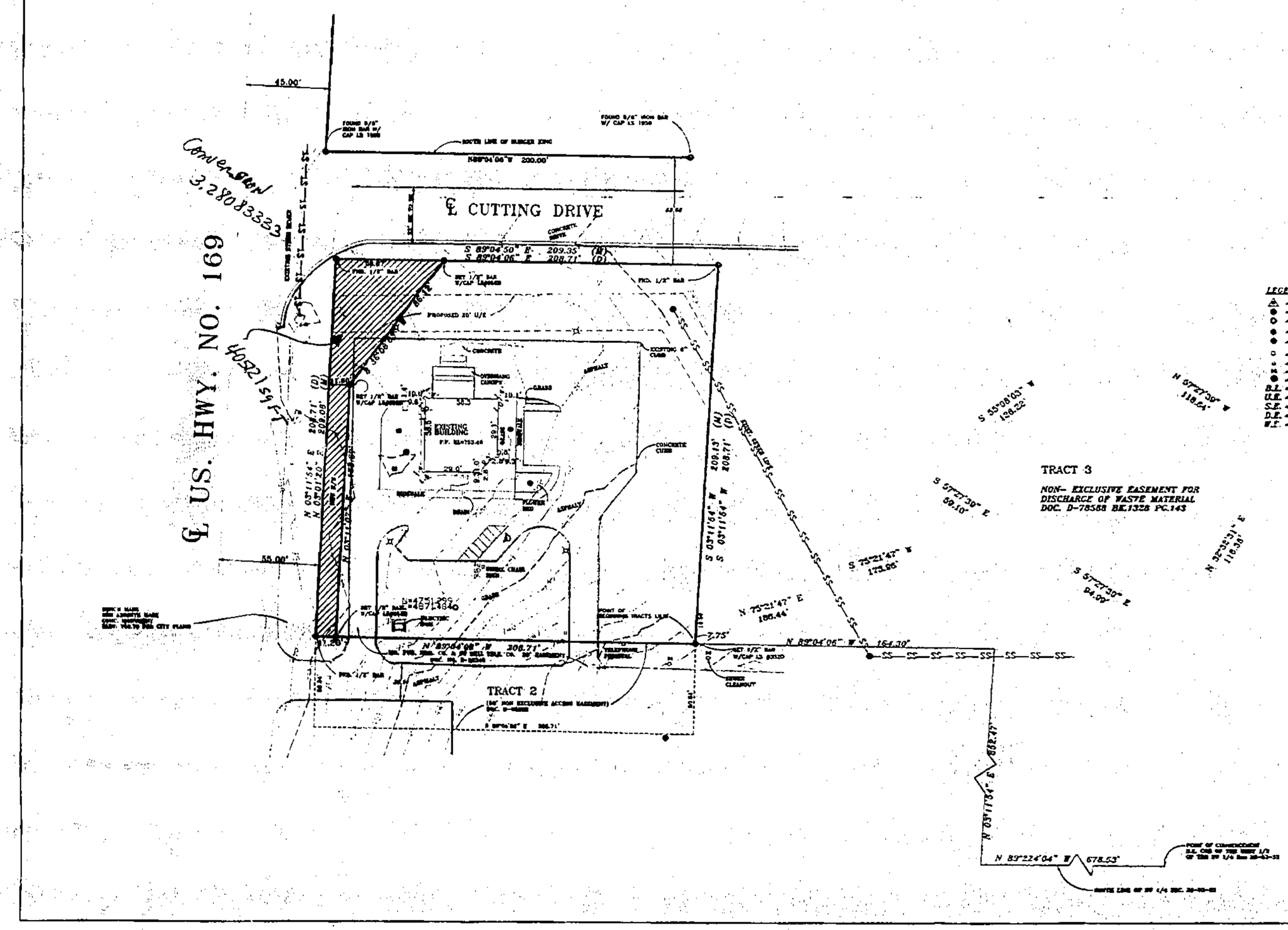
CLAY COUNTY SAVINGS AND LOAN

SW 1/4 SECTION 26, TOWNSHIP 53, RANGE 33

TRACT 1:
ALL THAT PART OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 53, RANGE 33 IN THE CITY OF SMITHVILLE, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 26; THENCE NORTH 88 DEGREES 22'04" WEST ALONG THE SOUTH LINE OF THE OF THE SOUTHWEST QUARTER OF SAID SECTION 26, A DISTANCE OF 678.53 FEET; THENCE NORTH 3 DEGREES 11'54" EAST A DISTANCE OF 652.47 FEET; THENCE NORTH 88 DEGREES 04'06" WEST A DISTANCE OF 164.30 FEET TO THE TRUE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN TO BE DESCRIBED; THENCE NORTH 88 DEGREES 04'06" WEST, A DISTANCE OF 208.71 FEET TO A POINT ON THE EAST LINE OF THE RIGHT-OF-WAY OF U.S. HIGHWAY 169; THENCE NORTH 3 DEGREES 11'54" EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 208.71 FEET; THENCE SOUTH 88 DEGREES 04'06" EAST A DISTANCE OF 208.71 FEET; THENCE SOUTH 3 DEGREES 11'54" WEST A DISTANCE OF 208.71 FEET TO THE TRUE POINT OF BEGINNING.

TRACT 2:
TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER THE DRIVEWAY APPURTENANT TO THE LAND DESCRIBED IN TRACT (1), AS FOLLOWS: ALL THAT PART OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 53, RANGE 33, IN THE CITY OF SMITHVILLE, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 26; THENCE NORTH 88 DEGREES 22'04" WEST ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 26, A DISTANCE OF 678.53 FEET; THENCE NORTH 3 DEGREES 11'54" EAST A DISTANCE OF 652.47 FEET; THENCE NORTH 88 DEGREES 04'06" WEST A DISTANCE OF 164.30 FEET TO THE TRUE POINT OF BEGINNING OF THE TRACT OF LAND TO BE HEREIN DESCRIBED; THENCE NORTH 88 DEGREES 04'06" WEST A DISTANCE OF 208.71 FEET TO A POINT ON THE EAST LINE OF THE RIGHT-OF-WAY OF U.S. HIGHWAY No 169; THENCE SOUTH 3 DEGREES 11'54" WEST ALONG SAID RIGHT OF WAY A DISTANCE OF 60.04 FEET; THENCE SOUTH 88 DEGREES 04'06" EAST A DISTANCE OF 208.71 FEET; THENCE NORTH 3 DEGREES 11'54" EAST A DISTANCE OF 58.04 FEET TO THE TRUE POINT OF BEGINNING, AS DESCRIBED IN INSTRUMENT FILED OF RECORD APRIL 7, 1978 AS DOCUMENT B-04632.

TRACT 3:
TOGETHER WITH AN EASEMENT FOR DISCHARGE OF WASTE MATERIAL, APPURTENANT TO THE LAND DESCRIBED IN TRACT (1) OVER THE FOLLOWING:
ALL THAT PART OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 53, RANGE 33, IN THE CITY OF SMITHVILLE, CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 26; THENCE NORTH 88 DEGREES 22'04" WEST ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 26, A DISTANCE OF 678.53 FEET; THENCE NORTH 3 DEGREES 11'54" EAST A DISTANCE OF 652.47 FEET; THENCE NORTH 88 DEGREES 04'06" WEST A DISTANCE OF 164.30 FEET; THENCE NORTH 3 DEGREES 11'54" EAST A DISTANCE OF 7.75 FEET TO THE TRUE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN TO BE DESCRIBED; THENCE NORTH 75 DEGREES 21'47" EAST A DISTANCE OF 188.44 FEET; THENCE SOUTH 57 DEGREES 27'30" EAST A DISTANCE OF 84.00 FEET; THENCE SOUTH 57 DEGREES 27'30" EAST A DISTANCE OF 84.00 FEET; THENCE NORTH 32 DEGREES 32'31" EAST A DISTANCE OF 118.38 FEET; THENCE NORTH 57 DEGREES 27'30" WEST A DISTANCE OF 118.64 FEET; THENCE SOUTH 66 DEGREES 06'03" WEST A DISTANCE OF 128.22 FEET; THENCE SOUTH 57 DEGREES 27'30" EAST A DISTANCE OF 59.10 FEET; THENCE SOUTH 75 DEGREES 21'47" WEST A DISTANCE OF 172.06 FEET; THENCE SOUTH 3 DEGREES 11'54" WEST A DISTANCE OF 18.50 FEET TO THE TRUE POINT OF BEGINNING, AS DESCRIBED IN INSTRUMENT FILED OF RECORD OCTOBER 16, 1978 AS DOCUMENT B-70847.



LEGEND
- ⚠ – Set Permanent Monument
- ● – Set Bar with Cap ls 2352d
- ○ – Found Bar (as noted on drawing)
- ● – Existing Tree
- ● – Existing Electric MH
- ○ – Existing Light Poles
- ▲ – Sign
- H – Ex. Water Valve
- ● – Ex. San. Sewer MH.
- B.L. – Building Line
- U.E. – Utility Easement
- S.E. – Sanitary Sewer Easement
- D.E. – Drainage Easement
- W.E. – Water Main Easement

SURVEYOR'S GENERAL NOTES:
1). The Legal Description was copied verbatim from information furnished by the Client as required by the Missouri Standards for Property Boundary Surveys.
2). This survey is based on record documents, legal descriptions, and other information furnished by the client, and other information known to this surveyor. This surveyor has no knowledge of any other record documents which affects this tract.
3). This survey meets or exceeds the accuracy standards of a (UrbAn) Property Boundary Survey as defined by the Missouri Standards for Property Boundary Surveys.
4). The Title report was furnished by CLAY COUNTY TITLE CORP. Commitment No. 03-08521B, Dated: 01/21/2000 @ 8:00 A.M.

THIS SURVEY IS ONLY VALID IF IT BEARS THE ORIGINAL SEAL IN GREEN INK OF THE CERTIFYING SURVEYOR

I HEREBY CERTIFY: that this Certificate of Survey 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 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 the platting of subdivisions to the best of my professional knowledge and belief.

Date: _____

Bob W. Sharon, MO LS 2340 KS LS 1140
Logan & Associates, Corporate LS 2020

N
W E
S
LOGAN & ASSOC.
30 0 30 60 90
Scale 1" = 30'

SURVEY PREPARED FOR:

CLAY COUNTY SAVINGS AND LOAN

SMITHVILLE, MISSOURI

LOGAN & ASSOCIATES
Professional Engineers & Professional Land Surveyors
300 N. Church Road, Suite 100
Liberty, Missouri 64068
(816) 781-3020
Fax (816) 781-7403

Job No: 20-0235	
20-0235	
Scale: 1" = 30'	
Drawn By: WJS	Date: 3-8-00
Check By:	Date:
Sheet No. 1 OF 1	

http://www.ClayCoGov.com