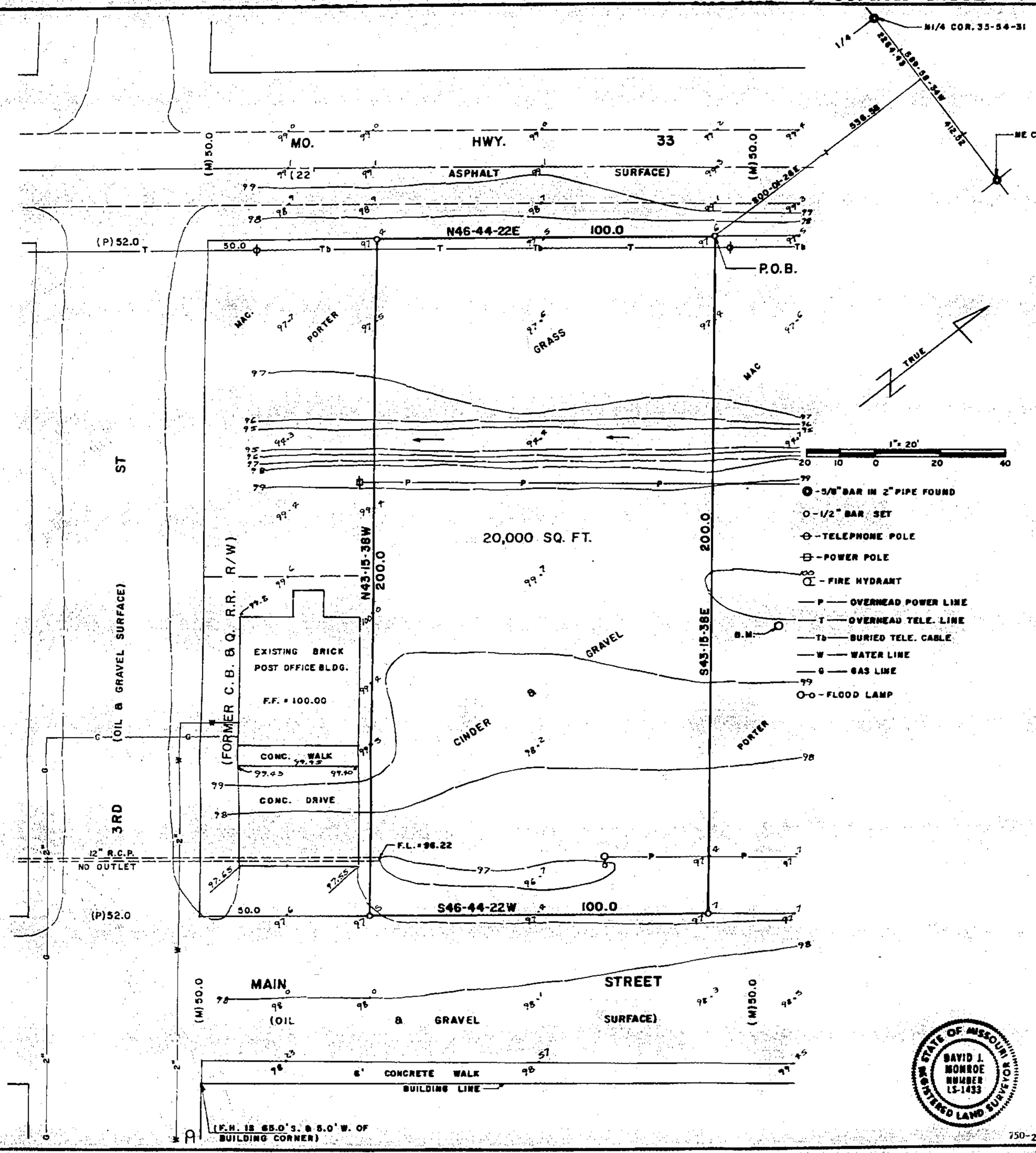
Clay County, Missouri
Land Survey Document



DESCRIPTION

That portion of the NE¼ of the NE¼ of Section 35, T54N, R31W of the 5th P.M., Holt, Clay County, Missouri described as follows: Beginning at a point that is S00-01-26E, 536.56 feet from a point on the North line of said NE¼NE¼ that is S89-58-34W, 412.52 feet from the NE corner of said Section 35; thence S43-15-38E, 200.0 feet; thence S46-44-22W, 100.0 feet; thence N43-15-38W, 200.0 feet; thence N46-44-22E, 100.0 feet to the point of beginning. Said portion contains 20,000 square feet.

NOTES:

1. Area in Flood Zone "C"; not subject to flooding.
2. There is no platted building line.
3. B.M. "+" cut on center of 24" concrete RR signal base - Elevation = 101.64.
4. Government vertical datum not available.
5. There are no encroachments other than those shown on the survey.
6. Water: Clay County P.W.S.D. #3, P.O. Box 183, Holt, Missouri 64048 - Contact Ken O'Dell 816-264-3343.
7. There is no sanitary sewer in Holt, Missouri.
8. Gas: K.L.P. Gas Company, 118 N. Main, Liberty, Mo. 64068 - Contact Melvin Burns 816-781-4666 - existing gas line is 2" P.V.C. and carries 15 P.S.I.
9. Power: Union Electric, 110 S. Main, Excelsior Springs, Mo. 64024 - Contact Bill Poley in Customer Service - 816-637-2132 - existing power line is single phase and carries 7200 volts.
10. Telephone: United Telephone System, I-29 & 291 Highways P.O. Box 20006, Kansas City, Mo. 64195 - Toll free 1-243-5811 for United Exchange.
11. Southwestern Bell Telephone has buried cable at site - call 1-800-344-7233
12. The position and size of underground utilities is approximate as per info received from the respective utility companies.
13. There are no easements of record on this land as per information received from buyer and seller.

SURVEYORS NOTE:

This survey complies with the Missouri Minimum Standards for Property Boundary Surveys and the information shown hereon is true and correct to the best of my professional knowledge and belief relative to title information received from E.R.A. Plaza Real Estate Services, 2401 Bernadette Drive, Columbia, Missouri 65203.

10/6/88 [illegible]
750-[illegible]

SURVEYOR'S CERTIFICATION

I hereby certify that this plan, plat, map, survey or report was prepared by me or under my direct personal supervision and that I am a duly registered Land Surveyor under the laws of the State of MISSOURI.

Date: 6-22-1988 Signed: David J. Monroe
David J. Monroe MO REG NO 1433

STATE OF MISSOURI
DAVID J. MONROE
NUMBER LS-1433
REGISTERED LAND SURVEYOR

750-25028

M & M LAND SURVEYING SERVICE, INC.
RAY COUNTY COURTHOUSE
P.O. BOX 83, RICHMOND, MO 64085
OFFICE 816 / 776-6343 HOME 816 / 396-4576

SURVEY FOR: JEFF SMITH INVESTMENTS
COLUMBIA, MO.

6-22-1988	88-72	1" = 20'	DM	88-1811

http://www.ClayCoGov.com