IF A SEAL IS PRESENT ON THIS SHEET IT HAS BEEN ELECTRONICALLY SEALED AND DATE

REV

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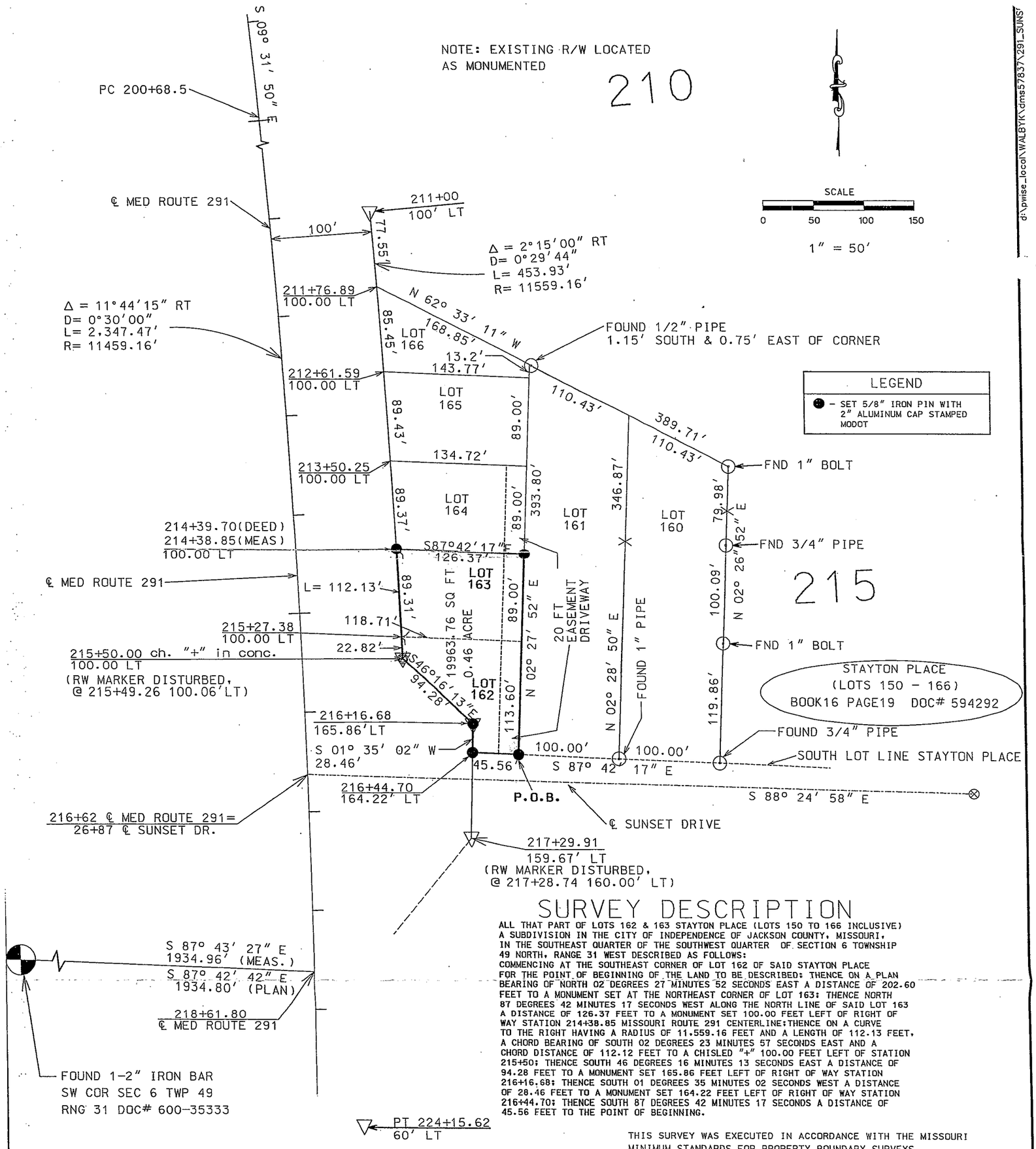
EXCESS RIGHT-OF-WAY SURVEY

IN LOTS 162 & 163 STAYTON PLACE (LOTS 150 TO 166 INCLUSIVE)
A SUBDIVISION IN THE CITY OF INDEPENDENCE OF JACKSON COUNTY, MISSOURI,
IN THE SE 1/4 OF THE SW 1/4 OF SECTION 6, TOWNSHIP 49 NORTH, RANGE 31 WEST



SURVEY DESCRIPTION

ALL THAT PART OF LOTS 162 & 163 STAYTON PLACE (LOTS 150 TO 166 INCLUSIVE) A SUBDIVISION IN THE CITY OF INDEPENDENCE OF JACKSON COUNTY, MISSOURI, IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 6 TOWNSHIP 49 NORTH, RANGE 31 WEST DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHEAST CORNER OF LOT 162 OF SAID STAYTON PLACE FOR THE POINT OF BEGINNING OF THE LAND TO BE DESCRIBED: THENCE ON A PLAN BEARING OF NORTH 02 DEGREES 27 MINUTES 52 SECONDS EAST A DISTANCE OF 202.60 FEET TO A MONUMENT SET AT THE NORTHEAST CORNER OF LOT 163: THENCE NORTH 87 DEGREES 42 MINUTES 17 SECONDS WEST ALONG THE NORTH LINE OF SAID LOT 163 A DISTANCE OF 126.37 FEET TO A MONUMENT SET 100.00 FEET LEFT OF RIGHT OF WAY STATION 214+38.85 MISSOURI ROUTE 291 CENTERLINE:THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 11,559.16 FEET AND A LENGTH OF 112.13 FEET, A CHORD BEARING OF SOUTH 02 DEGREES 23 MINUTES 57 SECONDS EAST AND A CHORD DISTANCE OF 112.12 FEET TO A CHISLED "+" 100.00 FEET LEFT OF STATION 215+50: THENCE SOUTH 46 DEGREES 16 MINUTES 13 SECONDS EAST A DISTANCE OF 94.28 FEET TO A MONUMENT SET 165.86 FEET LEFT OF RIGHT OF WAY STATION 216+16.68: THENCE SOUTH 01 DEGREES 35 MINUTES 02 SECONDS WEST A DISTANCE OF 28.46 FEET TO A MONUMENT SET 164.22 FEET LEFT OF RIGHT OF WAY STATION 216+44.70: THENCE SOUTH 87 DEGREES 42 MINUTES 17 SECONDS A DISTANCE OF 45.56 FEET TO THE POINT OF BEGINNING.

THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE MISSOURI MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS

THIS PLAN REPORTS THE RESULTS OF A SURVEY TO DESCRIBE A TRACT OF LAND IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 6, TOWNSHIP 49 NORTH, RANGE 31 WEST, IN AN AREA EAST OF ROUTE 291 AND NORTH OF SUNSET DRIVE, BETWEEN STATIONS 214+41.80 +/- TO 216+62 +/-, FOR THE MISSOURI HIGHWAY AND TRANSPORTATION COMMISSION

SURVEY CLASSIFICATION: COMMERCIAL

SURVEY AND PLAT BY THE MISSOURI DEPARTMENT OF TRANSPORTATION

SURVEY REQUESTED BY: BRAD WISE

SURVEY WAS COMPLETED JULY 27, 2007

REFERENCES :
GENERAL WARRANTY DEED: TRINITY ASSEMBLY OF GOD CHURCH BOOK #1959 PAGE# 832 LOTS 162-163

BASIS OF BEARINGS: FINAL PLANS ROUTE 291 JOB# J4U0755 PROJECT# F-MAF-MAFG- BRF- 291-1(2B) SHEET# 22, 23, 24

MISSOURI HIGHWAYS & TRANSPORTATION COMMISSION

SURVEY OF HIGHWAY RIGHT-OF-WAY

SHEET	SECTION	TOWNSHIP	RANGE	COUNTY	ROUTE
1 of 1	6	49	31	JACKSON	291

LOCATION
MISSOURI DEPARTMENT OF TRANSPORTATION
DISTRICT 4 DESIGN
600 NE COLBERN ROAD
LEE'S SUMMIT, MO 64064-8002
888-275-6636

DOC# 47

DRAWN BY	SCALE	DATE
KEN WALBY	1" = 50'	09/14/07

STATE OF MISSOURI LS-2608 THOMAS CLAY GREGG REGISTERED LAND SURVEYOR

THOMAS CLAY GREGG
LS# 2608