BRAUN RIDGE ESTATES
3.64 ACRES
RURAL DENSITY / RESIDENTIAL

DAVID O. AND ANNA MARIE BRAUN
APPROX. 370 REMAINING ACRES

PARENT TRACT
B-196 P-200

LOT-1
3.64 ACRES
(2,400)

NE 1/4 NW 1/4
SEC. 8 T42N R11W

STATE OF MISSOURI
County of Cole
On this 7th day of September, 2013, before me personally appeared the above named owners of the property described herein, who executed the foregoing instrument and acknowledged the same to be their free act and deed. In Witness whereof, I have hereunto set my hand and seal this 7th day of September, 2013.

Notary Public
My Commission Expires: April 2, 2017

SURVEYOR'S CERTIFICATE

This is to certify that at the request of David Braun a survey was made under my personal direction regarding the above described property and the results of said survey are represented correctly on the plat and was performed in accordance with the requirements of the standards for a suburban property boundary survey as adopted by the Missouri Board for Architects, Professional Engineers and Land Surveyors.

In Witness whereof, I have hereunto set my hand and seal this 22nd day of October, 2013.

Alan W. Ward, P.L.S. #2328

Property Description

Part of the Northwest Quarter of the Northwest Quarter of Section 8, Township 42 North, Range 11 West, Cole County, Missouri, more particularly described as follows: From the northeast corner of the Northwest Quarter of the Northwest Quarter of said Section 8, thence S89°13'10"W, along south line of the Northwest Quarter of the Northwest Quarter of said Section 8, 389.56 feet to the southwestly right-of-way line of Osage Bend Road; thence southeasterly, along the southwestly right-of-way of said Osage Bend Road the following courses: S71°55'32"E, 203.95 feet; thence southeasterly, on a curve to the right having a radius of 496.23 feet, an arc length of 253.03 feet, the chord being S57°32'39"E, 250.32 feet, thence S42°43'39"E, 318.11 feet to the point of beginning. Containing 3.64 acres.

Owners Certificate

Know all men by these presents, that we, the undersigned owners of the tract of land as described in the foregoing Property Description, have caused said tract to be surveyed and subdivided into a lot, and on this plat the number of said lot and the size thereof is fully and truly set forth. This subdivision shall be known as BRAUN RIDGE ESTATES. All taxes due and payable against said property have been paid in full. In Witness whereof, we have hereunto set our hands and seals this 7th day of September, 2013.

David O. Braun
Anna Marie Braun

State of Missouri
County of Cole
On this 7th day of September, 2013, before me personally appeared the above mentioned property owners, who executed the foregoing instrument and acknowledged the same to be their free act and deed. In Witness whereof, I have hereunto set my hand and seal this 7th day of September, 2013.

Notary Public
My Commission Expires: April 2, 2017

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07/22/2013