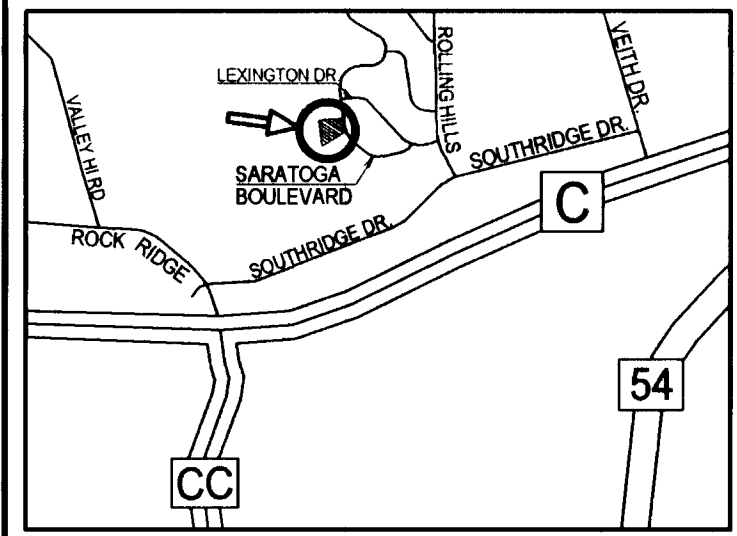


REPLAT OF ALL OF LOTS 17 AND 18 OF CAPITAL HILLS SUBDIVISION

0.64 ACRES
RESIDENTIAL



LOCATION MAP
(NOT TO SCALE)

PROPERTY DESCRIPTION

All of Lot 17 and Lot 18 of CAPITAL HILLS SUBDIVISION, as per plat of record in Plat Book 11, Page 163, Cole County Recorder's Office, being part of the Northwest Quarter of Section 23, Township 44 North, Range 12 West, Cole County, Missouri; more particularly described as follows: Beginning at the northeast corner of said Lot 18; thence S78°54'07"W, along the northerly boundary of said Lot 18, 147.26 feet to the northwesterly corner thereof; thence S07°56'55"E, along the easterly boundary of said Lot 17 and Lot 18, 204.40 feet to the southwesterly corner of said Lot 17; thence N62°34'41"E, along the southerly boundary of said Lot 17, 174.81 feet to the southeasterly corner thereof; thence northerly, along the easterly boundary of said Lot 17 on a curve to the right having a radius of 230.00 feet, an arc length of 65.52 feet, the chord being N24°54'40"W, 65.29 feet; thence N11°05'53"W, along the easterly boundary of said Lot 17 and Lot 18, 90.32 feet to the point of beginning. Containing 0.64 acres.

SURVEYOR'S CERTIFICATE

This is to certify that at the request of Dan Baumgartner, a survey was made under my personal direction regarding the above described property and the results of said survey are represented correctly on this 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 seal and signature this 10th day of November, 2004.



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

OWNER'S CERTIFICATE

Know all men by these presents, that we, the undersigned, being the 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 REPLAT OF ALL OF LOTS 17 AND 18 OF CAPITAL HILLS SUBDIVISION. All taxes due and payable against said property have been paid in full. In testimony whereof, FRB DEVELOPMENT, L.L.C., a Missouri Limited Liability Co., has caused these presents to be signed by its members this 16 day of November, 2004.

FRB DEVELOPMENT, L.L.C., a Missouri Limited Liability Company

John Ferrier Mike Reichard Danny Baumgartner
John Ferrier Mike Reichard Danny Baumgartner

State of Missouri)
County of Cole)
On this 16 day of November, 2004, before me personally did appear the above signed 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 affixed my seal this 16 day of November, 2004.

Bonnie Heimericks
Notary Public Bonnie Heimericks My Commission Expires: 3-11-08

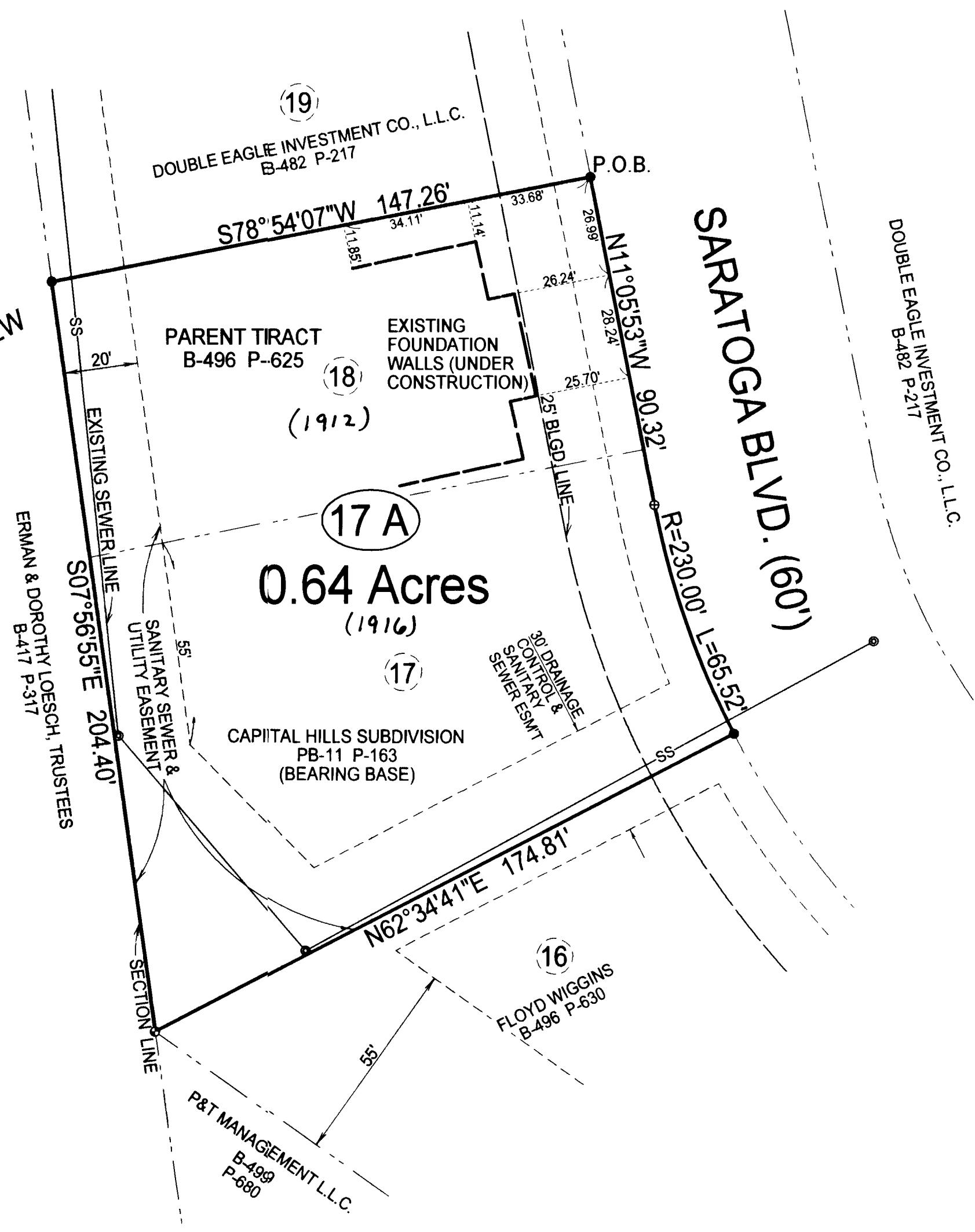
BONNIE HEIMERICKS
Notary Public - Notary Seal
STATE OF MISSOURI
County of Cole
My Commission Expires: 3/1/05

State of Missouri)
County of Cole) Document No. 200415947
Filed for record 10 day of December, 2004
at 2 o'clock and 21.21 minutes P m.,
recorded in Book 12, Page 456
Larry D. Rademan, Recorder

Doris Fischbacher Deputy

MID MISSOURI SURVEYING CO. LLC 2610 BALD HILL ROAD JEFFERSON CITY MO. 65101			
TITLE REPLAT OF ALL OF LOTS 17 AND 18 OF CAPITAL HILLS SUBDIVISION			
FOR FRB DEVELOPMENT L.L.C.			
DATE 1/2004	BOOK NO. 35	SCALE 1" = 30'	DRN. BY NW
REVISION DATE	CKD BY AW	SHEET OF	JOB NO. 103-24

CCPW



NW 1/4
SEC. 23 T44N R12W

1" = 30'

- LEGEND**
- POB = Point of Beginning
 - = Found 1/2" Iron Pin
 - ⊙ = Manhole
 - ⊕ = Found 1 1/2" Pipe
 - ⊖ = No Point Set
 - SS = Existing Sewer Line

NOTE:
The lots in this subdivision conform to the requirements for Medium Density Residential as set forth by the Subdivision Design and Improvements Standards in the rules for Land Subdivision of Cole County and amendments thereto. The 25' front building line and 10' building lines for the side and rear property lines shall conform to County Planning regulations for Cole County. This property is NOT within the 100 year Flood Boundary as shown by Map No. 290107 0080 B. Water Supply - Water Dist. #2 Sanitary Sewer - City of Jefferson Electrical Power - Ameren U.E. Telephone - Sprint Land Use - Residential

COPY

"We the undersigned of the Cole County Planning Commission, do hereby certify that this plat was approved on this 9th day of November, 2004"

Duane Amos Chris W. Yarnell
Duane Amos, Chairman Chris W. Yarnell, P.E., Director