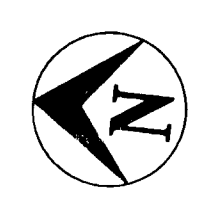
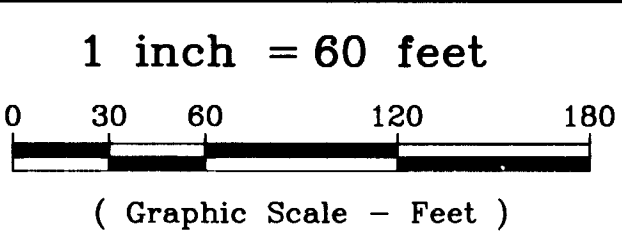


# CHERRY CREEK - SECTION 1

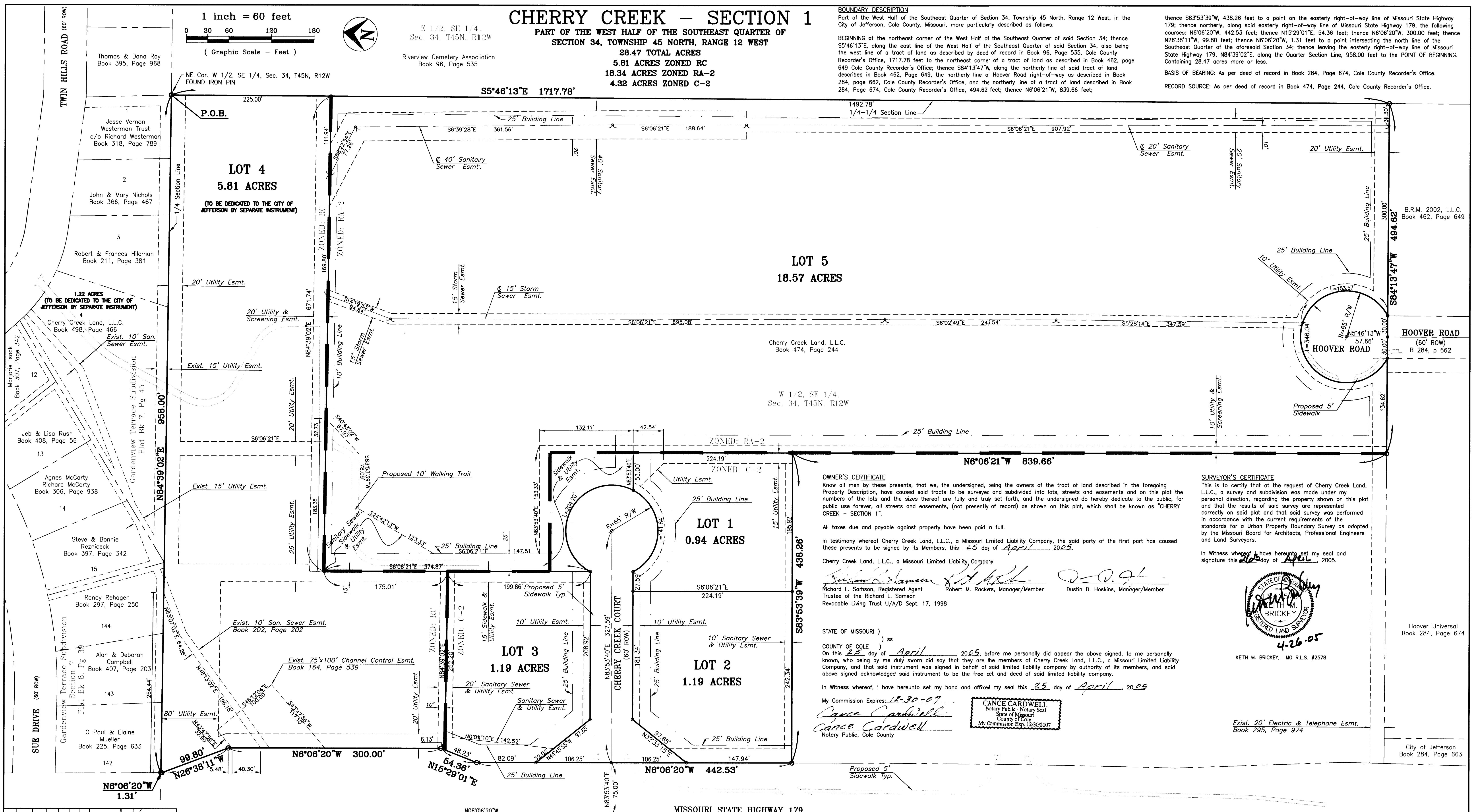
PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 45 NORTH, RANGE 12 WEST  
**28.47 TOTAL ACRES**  
**5.81 ACRES ZONED RC**  
**18.34 ACRES ZONED RA-2**  
**4.32 ACRES ZONED C-2**

**BOUNDARY DESCRIPTION**  
 Part of the West Half of the Southeast Quarter of Section 34, Township 45 North, Range 12 West, in the City of Jefferson, Cole County, Missouri, more particularly described as follows:  
 BEGINNING at the northeast corner of the West Half of the Southeast Quarter of said Section 34; thence S5°46'13"E, along the east line of the West Half of the Southeast Quarter of said Section 34, also being the west line of a tract of land as described by deed of record in Book 96, Page 535, Cole County Recorder's Office, 1717.78 feet to the northeast corner of a tract of land as described in Book 462, Page 649, Cole County Recorder's Office; thence S84°13'47"W, along the northerly line of said tract of land described in Book 462, Page 649, the northerly line of Hoover Road right-of-way as described in Book 284, page 662, Cole County Recorder's Office, and the northerly line of a tract of land described in Book 284, Page 674, Cole County Recorder's Office, 494.62 feet; thence N6°06'21"W, 839.66 feet;

thence S8°53'39"W, 438.26 feet to a point on the easterly right-of-way line of Missouri State Highway 179; thence northerly, along said easterly right-of-way line of Missouri State Highway 179, the following courses: N5°06'20"W, 442.53 feet; thence N15°29'01"E, 54.36 feet; thence N6°06'20"W, 300.00 feet; thence N26°38'11"W, 99.80 feet; thence N6°06'20"W, 1.31 feet to a point intersecting the north line of the Southeast Quarter of the aforesaid Section 34; thence leaving the easterly right-of-way line of Missouri State Highway 179, N84°39'02"E, along the Quarter Section Line, 958.00 feet to the POINT OF BEGINNING. Containing 28.47 acres more or less.  
 BASIS OF BEARING: As per deed of record in Book 284, Page 674, Cole County Recorder's Office.  
 RECORD SOURCE: As per deed of record in Book 474, Page 244, Cole County Recorder's Office.



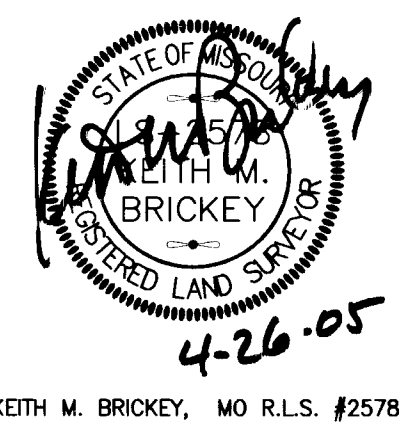
E 1/2, SE 1/4, Sec. 34, T45N, R12W  
 Riverview Cemetery Association  
 Book 96, Page 535



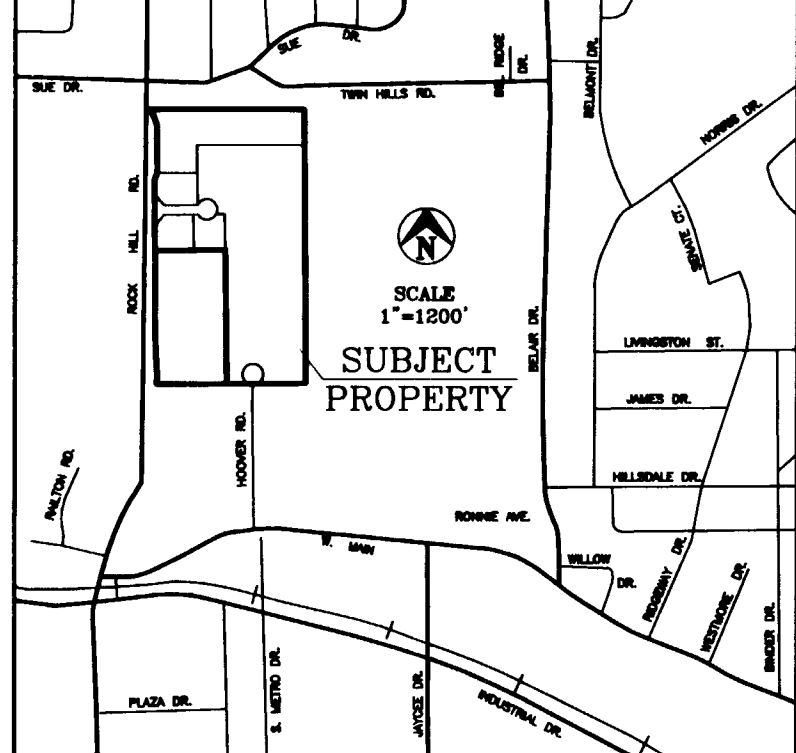
**OWNER'S CERTIFICATE**  
 Know all men by these presents, that we, the undersigned, being the owners of the tract of land described in the foregoing Property Description, have caused said tracts to be surveyed and subdivided into lots, streets and easements and on this plat the numbers of the lots and the sizes thereof are fully and truly set forth, and the undersigned do hereby dedicate to the public, for public use forever, all streets and easements, (not presently of record) as shown on this plat, which shall be known as "CHERRY CREEK - SECTION 1".  
 All taxes due and payable against property have been paid in full.  
 In testimony whereof Cherry Creek Land, L.L.C., a Missouri Limited Liability Company, the said party of the first part has caused these presents to be signed by its Members, this 25 day of April, 2005.

Cherry Creek Land, L.L.C., a Missouri Limited Liability Company  
 Richard L. Samson, Registered Agent  
 Robert M. Rackers, Manager/Member  
 Dustin D. Hoskins, Manager/Member  
 Revocable Living Trust U/A/D Sept. 17, 1998

**SURVEYOR'S CERTIFICATE**  
 This is to certify that at the request of Cherry Creek Land, L.L.C., a survey and subdivision was made under my personal direction, regarding the property shown on this plat and that the results of said survey are represented correctly on said plat and that said survey was performed in accordance with the current requirements of the standards for a Urban 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 25 day of April, 2005.



STATE OF MISSOURI )  
 ) ss  
 COUNTY OF COLE )  
 On this 25 day of April, 2005, before me personally did appear the above signed, to me personally known, who being by me duly sworn did say that they are the members of Cherry Creek Land, L.L.C., a Missouri Limited Liability Company, and that said instrument was signed in behalf of said limited liability company by authority of its members, and said above signed acknowledged said instrument to be the free act and deed of said limited liability company.  
 In Witness whereof, I have hereunto set my hand and affixed my seal this 25 day of April, 2005  
 My Commission Expires: 12-30-07  
 CANCE CARDWELL  
 Notary Public - Notary Seal  
 State of Missouri  
 County of Cole  
 My Commission Exp. 12/30/2007  
 Notary Public, Cole County



- Notes:**
1. Set 1/2" Iron Pin with Cap at all Property Corners, unless otherwise noted.
  2. This property is not located within the 100-year Flood Plain as indicated by the City of Jefferson, Missouri Flood Plain Maps, Community Panel Number 290108 0003C, Dated Oct. 6, 1981.
  3. Lot 4 of Cherry Creek and Lot 4 of Gardenview Terrace Subdivision to be dedicated to the City of Jefferson by separate document as per the development agreement.
  4. Building Setback lines shall be as per City of Jefferson Zoning, unless otherwise noted.

W 1/2, SE 1/4, Sec. 34, T45N, R12W  
 Rondol L. and Rickie D. Raillon, Trustees  
 c/o Exchange Bank Trust Department  
 Book 415, Pages 15 & 16

I, the City Clerk of the City of Jefferson, County of Cole, State of Missouri, hereby certify that this plat was approved by the Mayor of the City of Jefferson by Ordinance No. 13883  
 Approved this 9th day of JUNE, 2005.  
 John Landwehr, Mayor  
 Phyllis Powell, City Clerk  
 Patrick E. Sullivan, P.E.  
 Director of Community Development

STATE OF MISSOURI )  
 ) ss  
 COUNTY OF COLE )  
 Filed for record 1 day of August, 2005.  
 at 2 O'clock and 20 Minutes P.M.,  
 recorded in Book 12, Page 497.  
 Larry D. Rademan, Recorder  
 Dillie Fischbacher  
 Deputy

Central Missouri Professional Services, Inc.  
 ENGINEERING - SURVEYING - MATERIALS TESTING  
 2500 E. McCARTY  
 JEFFERSON CITY, MISSOURI 65101  
 Phone (573) 634-3455  
 Fax (573) 634-8898

**TITLE**  
 FINAL PLAT  
 CHERRY CREEK - SECTION 1

**FOR**  
 Cherry Creek Land, L.L.C.

DATE 4/13/04	DRW. BY CDM/CFB	SCALE 1"=60'	BOOK
REV. DATE 4/22/05	CKD. BY KMB/CFB	SHEET 1 OF 1	JOB NO. 79-100RS

SUBD 460.00