

(Graphic Scale - Feet)
 BEARING BASE: AS PER PLAT OF CAPITAL HILLS
 SUBDIVISION SECTION TWO, PB-11, P-214.
 RECORD SOURCE DOCUMENT: DEED OF RECORD
 LAGE, LLC, BOOK 621, PAGE 201, COLE
 COUNTY RECORDER'S OFFICE.

LAGE RIDGE SUBDIVISION SECTION TWO

PART OF RESERVED TRACT A OF LAGE RIDGE SUBDIVISION SECTION ONE; PART OF THE NE 1/4, SEC. 23, T44N, R12W

15.40 Ac. Zoned RS-2

P.O.B.:
 NE CORNER
 LAGE RIDGE SUBD.
 SECTION ONE
 P.B.-12, P-744
 Fnd. 5/8" I.P.

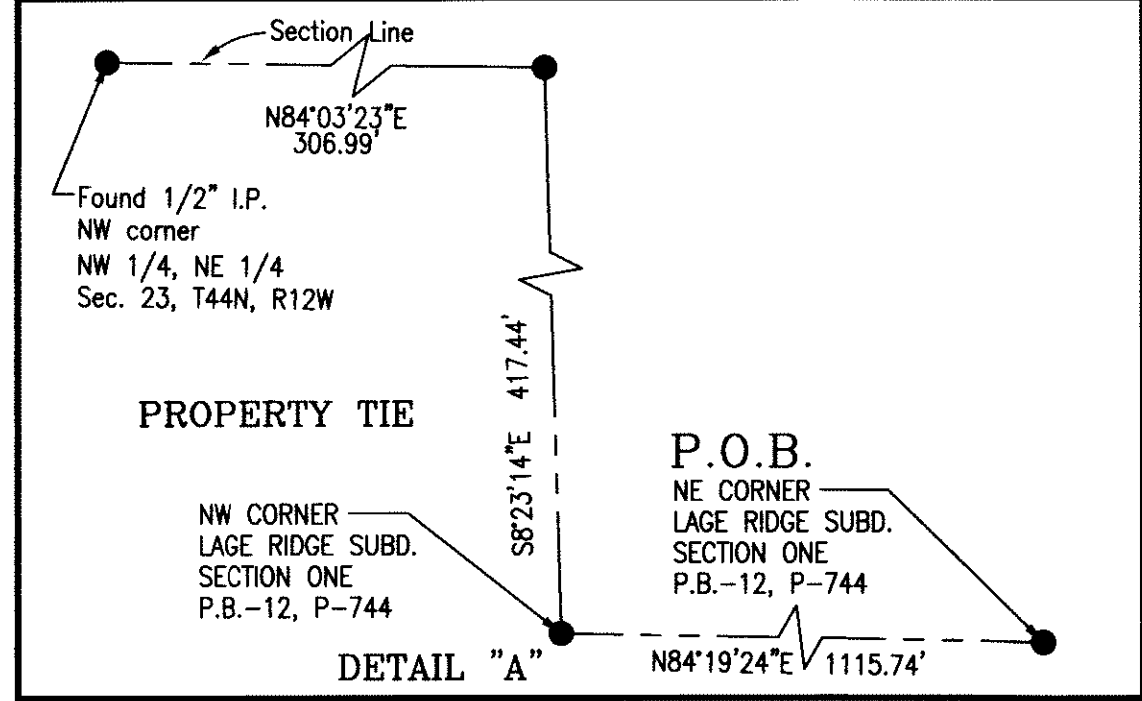
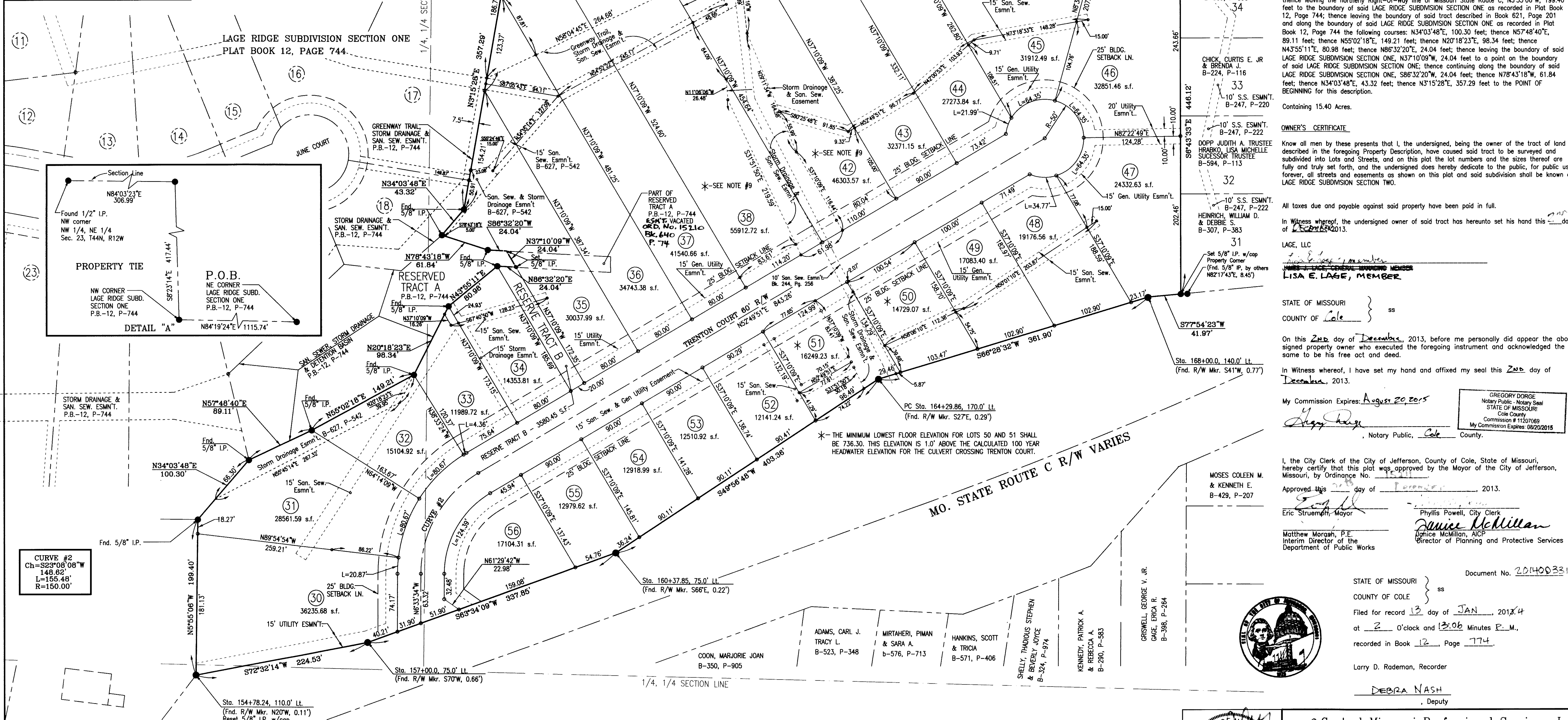
SOUTHRIDGE BAPTIST CHURCH, INC.
 BOOK 284, PAGE 295

NE 1/4, NE 1/4
 SEC. 23, T44N, R12W

EX. S.S. ESMNT.
 B-244, P-236

SITE LOCATION MAP

NW 1/4, NE 1/4
 SEC. 23, T44N, R12W



PROPERTY BOUNDARY DESCRIPTION

Part of Reserved Tract A of LAGE RIDGE SUBDIVISION SECTION ONE as recorded in Plat Book 12, Page 744, Cole County Recorder's Office, part of the Northeast Quarter of Section 23, Township 44 North, Range 12 West, in the City of Jefferson, Cole County, Missouri, more particularly described as follows:

From the northwest corner of the Northwest Quarter of the Northeast Quarter of said Section 23; thence N84°03'23"E, along the Section Line, 306.99 feet to the easterly Right-Of-Way line of Vieth Drive; thence S82°31'4"E, along the easterly Right-Of-Way line of Vieth Drive, 417.44 feet to the southerly corner of a 16.94 Acre Tract described in Book 284, Page 295, Cole County Recorder's Office, also being the northwesterly corner of a Tract described in Book 621, Page 201, Cole County Recorder's Office, and also being the northwesterly corner of LAGE RIDGE SUBDIVISION SECTION ONE, as recorded in Plat Book 12, Page 744, Cole County Recorder's Office; thence N84°19'24"E, along the northerly line of said LAGE RIDGE SUBDIVISION SECTION ONE, as recorded in Plat Book 12, Page 744, 1115.74 feet to the northeasterly corner of said LAGE RIDGE SUBDIVISION SECTION ONE as recorded in Plat Book 12, Page 744, and the POINT OF BEGINNING for this description; thence along the boundary of said tract described in Book 621, Page 201, the following courses: thence along N84°19'24"E, 857.26 feet; thence S64°33'3"E, 446.12 feet to the northerly Right-Of-Way line of Missouri State Route C; thence along the northerly Right-Of-Way line of Missouri State Route C the following courses: S77°54'23"W, 41.97 feet; thence S66°28'32"W, 361.90 feet; thence S49°56'48"W, 403.36 feet; thence S63°34'09"W, 337.85 feet; thence S72°32'14"W, 224.53 feet; thence leaving the northerly Right-Of-Way line of Missouri State Route C, N55°06'6"W, 199.40 feet to the boundary of said LAGE RIDGE SUBDIVISION SECTION ONE as recorded in Plat Book 12, Page 744; thence leaving the boundary of said tract described in Book 621, Page 201 and along the boundary of said LAGE RIDGE SUBDIVISION SECTION ONE as recorded in Plat Book 12, Page 744, the following courses: N34°03'48"E, 100.30 feet; thence N57°48'40"E, 89.11 feet; thence N55°02'18"E, 149.21 feet; thence N20°18'23"E, 98.34 feet; thence N43°55'11"E, 80.98 feet; thence N86°32'20"E, 24.04 feet; thence leaving the boundary of said LAGE RIDGE SUBDIVISION SECTION ONE, N37°10'09"W, 24.04 feet to a point on the boundary of said LAGE RIDGE SUBDIVISION SECTION ONE, thence continuing along the boundary of said LAGE RIDGE SUBDIVISION SECTION ONE, S86°32'20"W, 24.04 feet; thence N78°43'18"W, 61.84 feet; thence N34°03'48"E, 43.32 feet; thence N31°5'28"E, 357.29 feet to the POINT OF BEGINNING for this description.

Containing 15.40 Acres.

OWNER'S CERTIFICATE

Know all men by these presents that I, the undersigned, being the owner of the tract of land described in the foregoing Property Description, have caused said tract to be surveyed and subdivided into Lots and Streets, and on this plat, the lot numbers and the sizes thereof are fully and truly set forth, and the undersigned does hereby dedicate to the public, for public use forever, all streets and easements as shown on this plat and said subdivision shall be known as LAGE RIDGE SUBDIVISION SECTION TWO.

All taxes due and payable against said property have been paid in full.

In Witness whereof, the undersigned owner of said tract has hereunto set his hand this 20th day of December, 2013.

LAGE, LLC

 JAMES J. LAGE, GENERAL MANAGING MEMBER
 LISA E. LAGE, MEMBER

STATE OF MISSOURI } ss
 COUNTY OF Cole }

On this 20th day of December, 2013, before me personally did appear the above signed property owner who executed the foregoing instrument and acknowledged the same to be his free act and deed.

In Witness whereof, I have set my hand and affixed my seal this 20th day of December, 2013.

My Commission Expires: August 20, 2015

 Gregory Dorge, Notary Public, Cole County.

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, Missouri, by Ordinance No. _____.

Approved this 20th day of December, 2013.

Eric Strueman, Mayor
 Phyllis Powell, City Clerk
 Janice McMillan, Interim Director of Public Works

STATE OF MISSOURI } ss
 COUNTY OF COLE }

Filed for record 13 day of JAN, 2014
 at 2 O'clock and 13.06 Minutes P.M.,
 recorded in Book 12, Page 774.

Larry D. Rademan, Recorder
 DEBRA NASH, Deputy

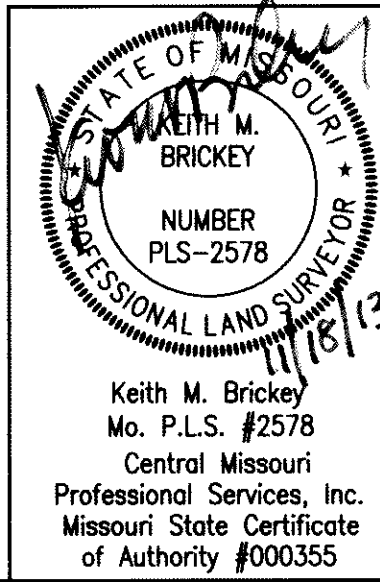
- NOTES:**
1. THE SETBACK LINES AS PER CITY OF JEFFERSON ZONING CODE.
 2. UTILITY NOTES:
 WATER SUPPLY-COLE COUNTY PUBLIC WATER SUPPLY DISTRICT NO. 2
 SANITARY SEWER - CITY OF JEFFERSON
 ELECTRICAL POWER - AMEREN UE
 TELEPHONE - CENTURY LINK
 CABLE TV - MEDIACOM
 NATURAL GAS - AMEREN UE
 LAND USE - RESIDENTIAL-SINGLE FAMILY ZONING RS-2
 3. CITY OF JEFFERSON AND COUNTY OF COLE VERTICAL DATUM USED FOR THIS PROJECT.
 4. 15' GENERAL UTILITY EASEMENT ACROSS THE FRONT OF ALL LOTS.
 5. SET 1/2" REROD W/CAP AT ALL NEW LOT CORNERS EXCEPT WHERE OTHERWISE NOTED.
 6. PARKING SHALL BE PROHIBITED ALONG THE NORTH SIDE OF TRENTON COURT.
 7. AREA OF FLOOD HAZARD ACCORDING TO FIRM PANEL NUMBER 29051C0137E, CLASSIFIED AS ZONE X EFFECTIVE NOVEMBER 2, 2012.
 8. SEE TYPICAL STREET X-SECTIONS FOR LOCATION OF UTILITIES.
 9. LOTS 39-41 HAVE BEEN INTENTIONALLY OMITTED.

INTERSECTION SIGHT DISTANCE
 TRENTON COURT WITH ROUTE C
 EAST 555'
 WEST 555'+
 REQUIRED 555'

SURVEYOR'S CERTIFICATE

This is to certify that at the request of James J. Lage, a Property Boundary Survey and Subdivision was made, under my personal direction, regarding the property shown in this plat and that the results are represented correctly. This survey was performed in accordance with the requirements of the Missouri Minimum Standards for an Urban Property Boundary Survey.

In Witness whereof, I have hereunto set my seal and signature this 18th day of November, 2013.



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 LAGE RIDGE SUBDIVISION SECTION TWO
 ROUTE C AND VIETH DRIVE

FOR LAGE, LLC (JAMES J. LAGE)

DATE 7-10-13 **DRN BY** JHH **SCALE** 1"=60' **BOOK**
REV. 11-18-13 **CKD BY** JBR/KMB **SHEET** 1 of 1 **JOB NO.** 97-062

SUB 553.00