

# "MILLBROOK - SECTION 3"

-A RESUBDIVISION OF A PART OF TRACTS A & D OF "MILLBROOK" AS PER PLAT OF RECORD IN PLAT BOOK 8, PAGE 109, COLE COUNTY RECORDER'S OFFICE-

**ZONED, PUD**  
**TOTAL AREA, 2.65 ACRES**

\*\*\*\*\* PROPERTY DESCRIPTION \*\*\*\*\*

Part of Tracts "A" & "D" of "MILLBROOK" as per plat of record in Plat Book 8, page 109 Cole County Recorder's Office, and being in the City of Jefferson, Cole County, Missouri, and more particularly described as follows:

From the northwest corner of the Northwest Quarter of the Southeast Quarter of Section 24, Township 44 North, Range 12 West; thence N85°29'59"E, along the Quarter Section Line, 207.66 feet to a point on the easterly right-of-way line of Missouri State Highway "B" and the POINT OF BEGINNING for this description; thence continuing N85°29'59"E, along the Quarter Section Line, 383.26 feet to the northwest corner of "MILLBROOK, Section 2" as per plat of record in Plat Book 11, Page 589, Cole County Recorder's Office; thence S04°30'01"E, along the westerly line of said "MILLBROOK, Section 2", 110.50 feet; thence S06°52'56"E, along the westerly line of said "MILLBROOK, Section 2", 202.98 feet; thence S85°29'59"W, 344.69 feet to a point on the easterly right-of-way line of the aforesaid Missouri State Highway "B"; thence Northerly, along the easterly right-of-way line of said Missouri State Highway "B", the following courses: Northerly, on a curve to the right, having a radius of 1834.86 feet, an arc distance of 91.03 feet, (the chord of said curve being N21°05'26"W, 91.02 feet); thence N09°39'36"W, 216.01 feet; thence Northerly, on a curve to the right, having a radius of 1809.86 feet, an arc distance of 11.05 feet, (the chord of said curve being N12°44'40"W, 11.05 feet) to the POINT OF BEGINNING. Containing 2.65 acres.

\*\*\*\*\* SURVEYOR'S CERTIFICATE \*\*\*\*\*

This is to certify that, at the request of THE WALZ COMPANY, a survey and subdivision was made, under my personal direction, regarding the above described property, and that the results of said survey are represented correctly on this plat and that said survey was executed in accordance with the current Minimum Standards for Property Boundary Surveys 10 CSR 30-2.010.

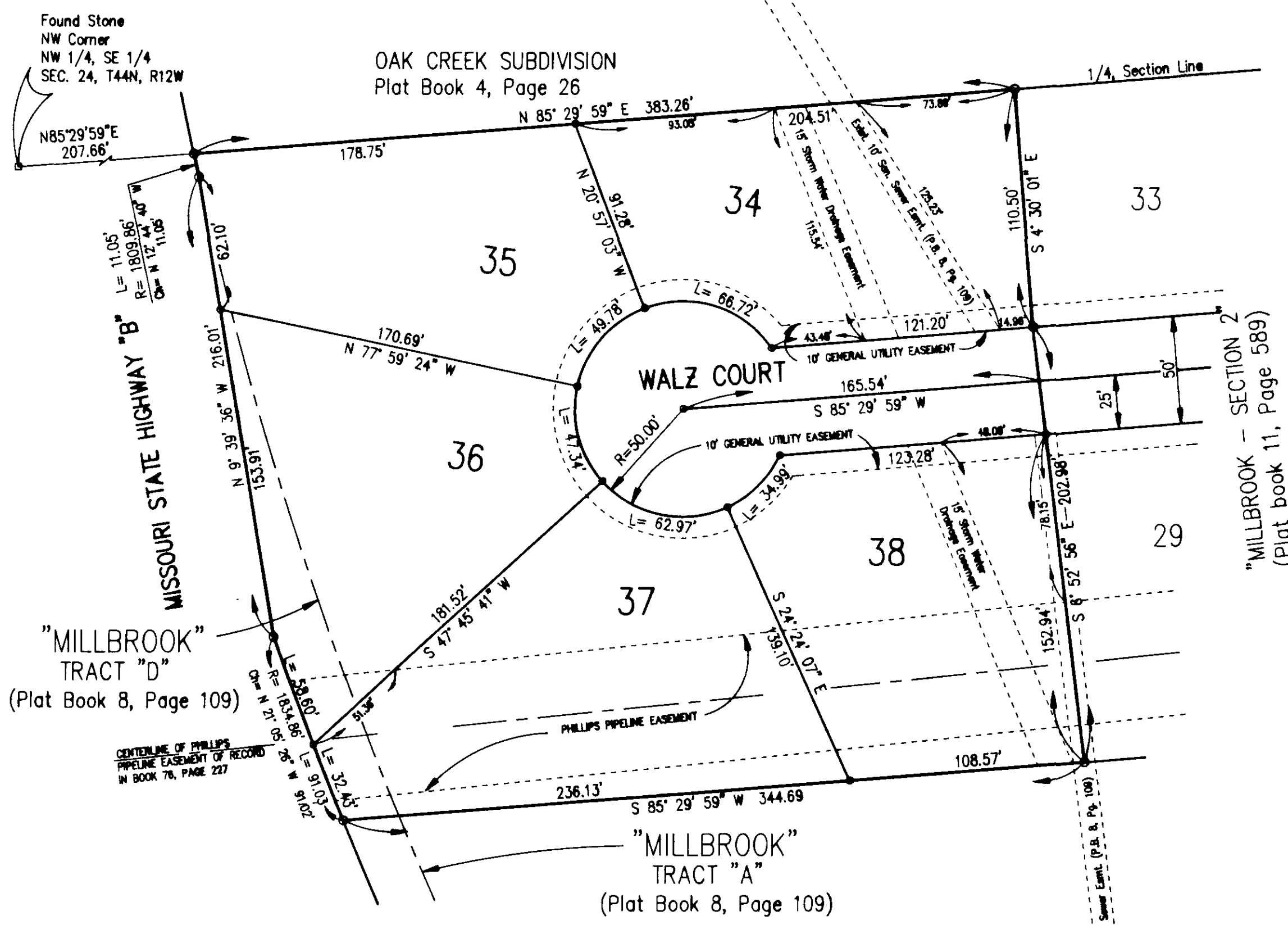
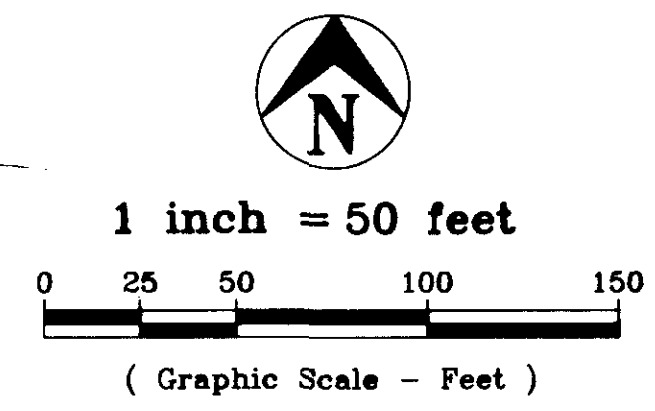
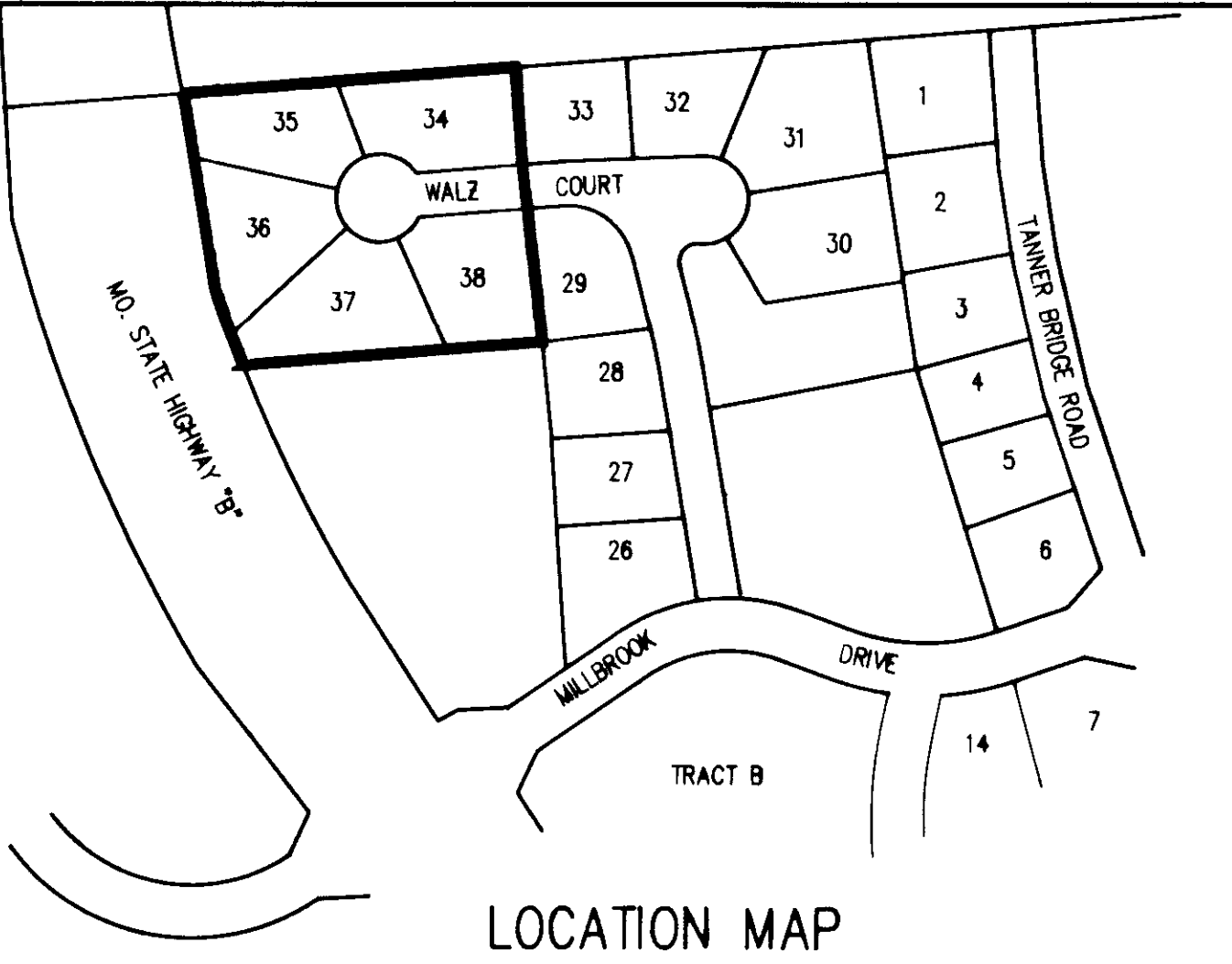
In Witness whereof, I have hereunto set my seal and signature this 20<sup>th</sup> day of Sept, 1994

*Larry V. Brickey*  
LARRY V. BRICKEY, Mo. R.L.S. #1188

I, the City Clerk of the City of Jefferson, County of Cole, Missouri, hereby certify that this plat was approved by the Mayor of the City of Jefferson, Missouri, by Ordinance No. 12086.

*Louise Gardner* Mayor  
*Bonnie Schrader* Deputy City Clerk  
*Phyllis Powell* City Clerk  
*Martha A. Brose* Director of Public Works  
*Keith A. DeVault* Director of Planning and Code Enforcement

*Larry V. Brickey*  
9/20/94



\*\*\*\*\* OWNER'S CERTIFICATE \*\*\*\*\*

Know all men by these presents that, the undersigned, being the owner of the tract of land described in the foregoing Property Description, has caused said tract to be surveyed and subdivided into lots and streets and on this plat the numbers of the lots 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, (not presently of record) as shown on this plat which shall be known as "MILLBROOK - SECTION 3"

IN WITNESS WHEREOF, we, the undersigned owners of said tract have hereunto set our hands and seals on this 20<sup>th</sup> day of Sept, 1994

*Richard J. Walz* *Ceraldine J. Walz*  
Richard J. Walz Ceraldine J. Walz

STATE OF MISSOURI )  
                                  )ss  
COUNTY OF COLE )

On this 20 day of September, 1994, before me personally appeared Milo H. Walz Jr., to me personally known, who, being by me duly sworn, did say that he is President of Milo H. Walz, Inc., a Missouri Corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed on behalf of said Milo H. Walz, Inc., by authority of its Board of Directors, and the said President acknowledged said instrument to be the free act and deed of said corporation, as General Partner of The Walz Company, a Limited Partnership, pursuant to Limited Partnership Agreement dated November 15, 1976.

In Witness whereof, I have hereunto set my hand and affixed my seal this 20<sup>th</sup> day of September, 1994

My Commission Expires: Sept 8, 1997

*Kathleen M. Hanley*  
Kathleen M. Hanley  
Notary Public, Cole County  
My Commission Expires: Sept 8, 1997

Document No. 02825  
STATE OF MISSOURI )  
                                  )ss  
COUNTY OF COLE )  
Filed for record      day of     , 19    
at      O'clock and      Minutes    M.,  
recorded in Book     , Page     .

Central Missouri Professional Services, Inc.			
ENGINEERING - SURVEYING			
2500 E. McCARTY			
JEFFERSON CITY, MISSOURI 65101			
Phone (314) 634-3455		FAX (314) 634-8898	
TITLE "MILLBROOK - SECTION 3"			
SE 1/4, SEC. 24, T44N, R12W			
FOR THE WALZ COMPANY			
DATE AUG., 1993	DRW. BY DGS	SCALE 1"=50'	BOOK 592
REV. APRIL, 1994	CD. BY LVB	SHEET 1 OF 1	JOB NO. 73-197

SUB 197.03 197 III