

WEST TRUMAN BOULEVARD

Ch=N 05°10'36" E
L=60.00'
R=2904.79'

Elmer F. and Lorene B. Goldammer

MONTICELLO ACRES SECTION SEVEN

(Sheet 1 of 2)
TOTAL AREA: 28.81 ACRES ZONED RS-1

JOAN V. FIRLEY
Bk. 348, Pg. 403



0 25 50 100 150
(Graphic Scale - Feet)

STATE OF MISSOURI PROPERTY
BOOK 293, PAGE 835

STATE OF MISSOURI PROPERTY
BOOK 301, PAGE 892
(N 64°15'15" E 331.45' Deed)
N 64°15'13" E 338.73'
220.00'

SE 1/4, FRAC. SEC. 4
T44N, R12W

STATE OF MISSOURI PROPERTY
BOOK 369, PAGE 610
State of Missouri

N 86°05'38" E
150.00'

SAN. SEWER, GENERAL UTILITY, &
STORM WATER DRAINAGE EASEMENT

RESERVED TRACT B

PANHANDLE EASTERN PIPELINE EASEMENT

EXIST. 10' SAN. SEWER ESMT.

PANHANDLE EASTERN PIPELINE EASEMENT

WILLIAMSBURG WAY CONDOMINIUM PLAT - 1
PLAT BOOK 11, PAGE 304

John S. and Elaine M. Dubis
Book 359, Page 806

1.67 acres

EXISTING HOUSE

MONTICELLO ACRES SECTION ONE
PLAT BOOK 11, PAGE 256

SW 1/4 SEC. 3
T44N, R12W

Elmer F. and Lorene B. Goldammer

PROPOSED FUTURE DEVELOPMENT

TARA PLACE

VIRGINIA TRAIL

CONSTITUTION DRIVE

WILLIAMSBURG WAY

SE 1/4, FRAC. SEC. 4
T44N, R12W

(300' Deed)
S 86°32'02" W
302.15'
The Central Trust Bank Trustees, Larry B. Klebba
Book 218, Page 703 (Book 152, page 295)
STATE OF MISSOURI }
COUNTY OF COLE } as Document No. 10450
Filed for record this day of October, 1994
at 11 o'clock and 20 minutes A.M.,
recorded in Book 11, Page 711.

SE COR.
FRAC. SEC. 4
T44N, R12W

Central Missouri Professional Services, Inc.
ENGINEERING - SURVEYING
2500 E. McCARTY
JEFFERSON CITY, MISSOURI 65101
Phone (314) 634-3455
FAX (314) 634-8898

TITLE: MONTICELLO ACRES - SECTION SEVEN
SE 1/4, FRAC. SEC. 4, T44N, R12W

FOR: ELMER GOLDAMMER

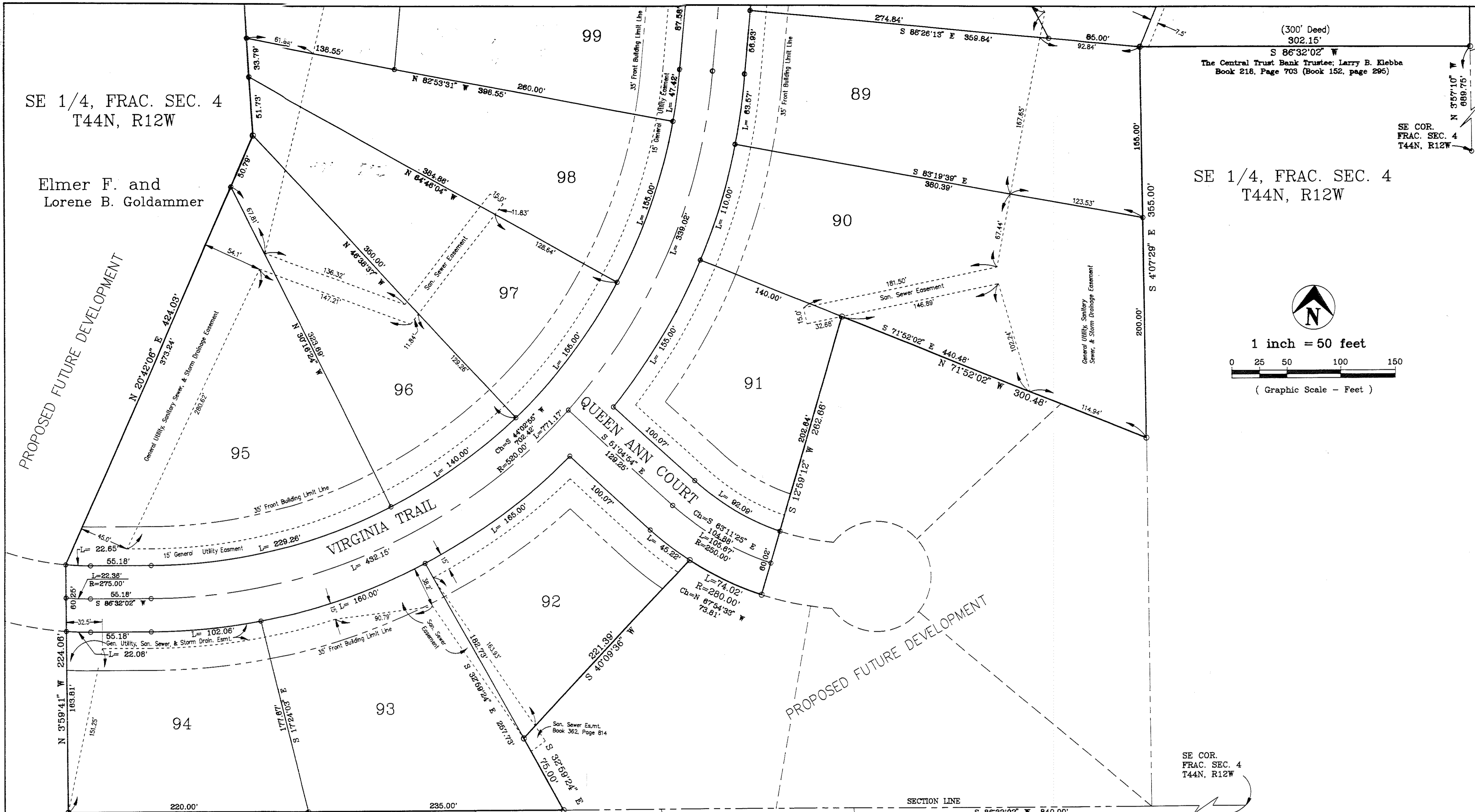
DATE: MAY, 1994
REV. DATE: _____
CHK. BY: LVB
SCALE: 1"=50'
SHEET: 1 OF 2
JOB NO.: 77-24
DRN. BY: DGS

331-VII SUB 331.06

SE 1/4, FRAC. SEC. 4
T44N, R12W

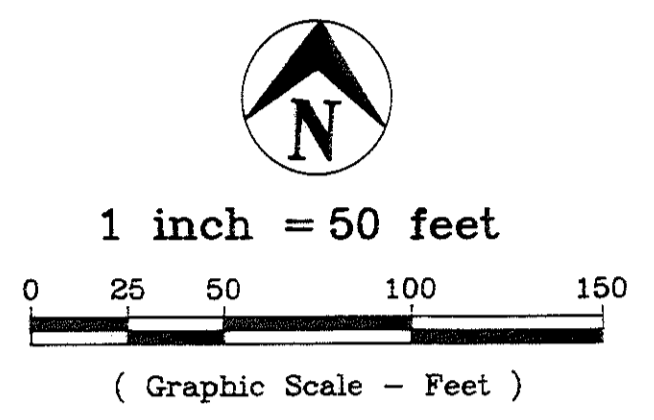
Elmer F. and
Lorene B. Goldammer

PROPOSED FUTURE DEVELOPMENT



(300' Deed)
302.15'
S 86°32'02" W
The Central Trust Bank Trustee; Larry B. Klebba
Book 218, Page 703 (Book 152, page 295)

SE 1/4, FRAC. SEC. 4
T44N, R12W



MONTICELLO ACRES
SECTION SEVEN
(Sheet 2 of 2)
TOTAL AREA: 28.81 ACRES ZONED RS-

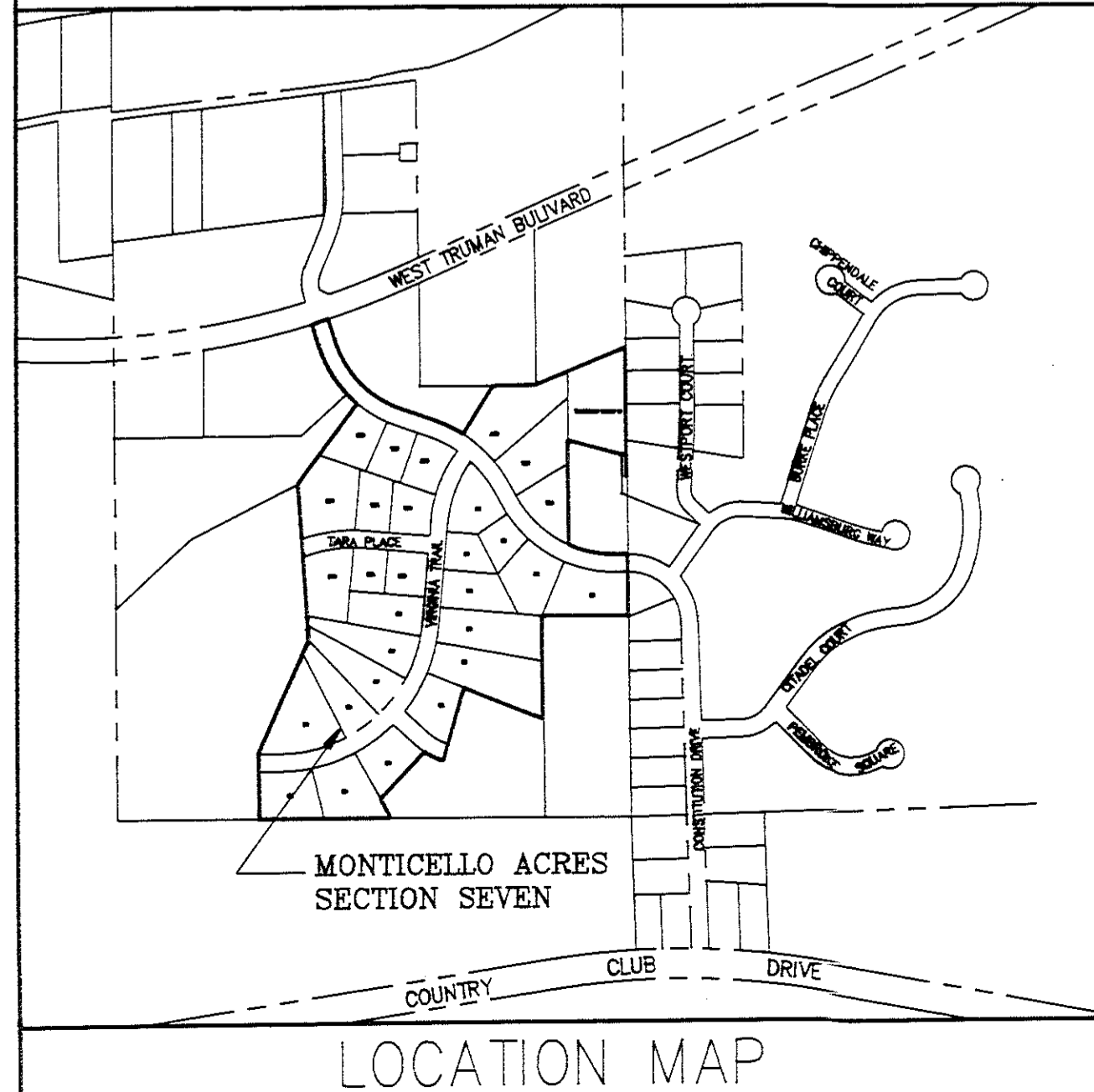
PROPERTY DESCRIPTION
Part of the Southeast Quarter of Fractional Section 4, Township 44 North, Range 12 West in the City of Jefferson, Cole County, Missouri, more particularly described as follows:
From the southeast corner of said Fractional Section 4; thence N03°57'10"W, along the Section Line, 689.75 feet to the northeast corner of a tract of land described by deed of record in Book 152, Page 295, Cole County Recorder's Office and the POINT OF BEGINNING for this description; thence S86°32'02"W, along the north line of said tract, 302.15 feet (300 feet deed) to the northwest corner thereof; thence S40°29'36"E, along the west line of said tract, 355.00 feet; thence N71°52'02"W, 300.48 feet; thence S12°59'12"W, 262.66 feet; thence Westerly, on a curve to the right, having a radius of 280.00 feet, an arc distance of 74.02 feet, (the chord of said curve being, N67°04'33"W, 73.81 feet); thence S40°09'36"W, 221.39 feet; thence S32°59'24"E, 75.00 feet to a point on the south line of the aforesaid Fractional Section 4; thence S86°32'02"W, along the Section Line, 455.00 feet; thence N3°59'41"W, 224.06 feet; thence N20°42'08"E, 424.03 feet; thence N7°25'28"W, 535.65 feet; thence N33°34'24"E, 345.00 feet; Northwesterly, on a curve to the right, having a radius of 426.88 feet, an arc distance of 244.20 feet, (the chord of said curve being N37°12'41"W, 240.89 feet); thence N20°45'22"W, 76.15 feet to a point on the southerly right-of-way line of WEST TRUMAN BOULEVARD; thence Easterly, along said right-of-way line, on a curve to the left, having a radius of 2904.79 feet, an arc distance of 60.00 feet, (the chord of said curve being N69°10'38"E, 60.00 feet); thence S20°49'22"E, 76.15 feet; thence Southeasterly, on a curve to the left, having a radius of 366.88 feet, an arc distance of 342.51 feet, (the chord of said curve being, S47°34'04"E, 330.21 feet); thence S74°18'47"E, 126.87 feet; thence Easterly, on a curve to the right, having a radius of 473.59 feet, an arc distance of 109.20 feet, (the chord of said curve being, S 67°42'25" E, 108.96 feet); thence N28°53'56"E, 198.43 feet to a point on the southerly line of a tract of land described by deed of record in Book 293, page 835, Cole County Recorder's Office; thence N8°03'38"E, along the southerly line of said tract, 150.00 to the southwesterly corner of a tract described by deed of record in Book 301, page 892, Cole County Recorder Office; thence N64°15'13"E, along the southerly line of said tract, 336.73 feet (331.45 feet deed), to a point on the east line of the aforesaid Fractional Section 4; thence S33°57'10"E, along the Section Line, 371.17 feet; thence N79°00'57"W, 211.42 feet; thence S3°57'10"E, 358.72 feet; thence Easterly, on a curve to the left, having a radius of 389.57 feet, an arc distance of 162.99 feet, (the chord of said curve being, S 81°58'01" E, 161.80 feet); thence N86°02'50"E, 46.00 feet to a point on the east line of the aforesaid Fractional Section 4; thence S3°57'10"E, along the Section Line, 210.26 feet to the POINT OF BEGINNING. Containing 28.81 acres.

Bearings are based on previously recorded sections of MONTICELLO ACRES.
SURVEYOR'S CERTIFICATE
This is to certify that the request of Elmer F. and Lorene B. Goldammer, 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 requirements of the standards for a Class A property boundary survey as adopted by the Missouri Board for Architects, Professional Engineers and Land Surveyors, (4 CSR 30-B.020).
In Witness whereof I have hereunto set my seal and signature this 13th day of Sept, 1994.
Larry V. Brickley
LARRY V. BRICKLEY No. R.L.S. #1188

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 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 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 "MONTICELLO ACRES - SECTION SEVEN".
All taxes due and payable against said property have been paid in full.
In Witness whereof, the undersigned owners of said tract have hereunto set their hands and seals this 13th day of Sept, 1994.
Elmer F. Goldammer
Lorene B. Goldammer
Elmer F. Goldammer
Lorene B. Goldammer

STATE OF MISSOURI } ss
COUNTY OF COLE }
On this 13 day of Sept, 1994, 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 set my hand and affixed my seal this 13 day of Sept, 1994.
My Commission Expires: 12-30-95
Cance Cardwell
Cance Cardwell, Notary Public, Cole Co.

Ralph & Paulette Strader
Randal & Nancy Volkart
Timothy & Mary Ellen McIntire
Frances Houck Houser & Norwin Houser
James & Sheryl Eichelberger
Bishop Michael McAuliffe
Sam B. Cook



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. 12146.
Approved this 17th day of September, 1994.
Louise Gardner, Mayor
Phyllis Powers, City Clerk
Martin A. Brose, Director of Public Works
Keith A. DeVault, Director of Planning

Document No. 10450
STATE OF MISSOURI } ss
COUNTY OF COLE }
Filed for record 4 day of October, 1994
at 11 o'clock and 00 Minutes A.M.,
recorded in Book 11, Page 711.
DAVID R. NEWSAM, Recorder

Central Missouri Professional Services, Inc.			
ENGINEERING - SURVEYING			
2500 E. McCARTY		Phone (314) 634-	
JEFFERSON CITY, MISSOURI 65101		FAX (314) 634-	
TITLE MONTICELLO ACRES - SECTION SEVEN			
SE 1/4, FRAC. SEC. 4, T44N, R12W			
FOR ELMER GOLDAMMER			
DATE	REV.	SCALE	DRN. BY
MAY, 1994		1"=50'	DGS
	CHK. BY	SHEET	JOB NO.
	LVB	2 OF 2	77-24