

# WAL-MART SUPERCENTER DEVELOPMENT

TOTAL AREA: 48.486 ACRES

ZONED C-2 GENERAL COMMERCIAL DISTRICT

OWNER OF PROPERTY: WAL-MART PROPERTIES, INC.  
 CORPORATE OFFICER: CURTIS H. BARLOW, VICE-PRESIDENT REAL ESTATE  
 REGISTERED LAND SURVEYOR: RONALD F. CRUSE, MO. RLS #1841

## PROPERTY DESCRIPTION

PART OF THE S 1/2 OF THE NW 1/4 OF SECTION 11, TOWNSHIP 44 NORTH, RANGE 12 WEST, IN THE CITY OF JEFFERSON, COLE COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF THE SAID S 1/2 OF THE NW 1/4; THENCE N 85°36'53"W 953.98 FEET TO THE SOUTHERLY LINE OF A TRACT OF LAND DESCRIBED IN BOOK 248, PAGE 388, COLE COUNTY RECORDER'S OFFICE; THENCE ALONG THE SOUTHERLY LINE OF SAID TRACT N 85°45'00"E 128.88 FEET TO THE SOUTHEASTLY CORNER THEREOF; THENCE ALONG THE EASTERLY LINE OF SAID TRACT AND THE EASTERLY LINE OF ANOTHER TRACT DESCRIBED IN BOOK 270, PAGE 388, COLE COUNTY RECORDER'S OFFICE, N 05°36'53"W 246.43 FEET TO THE SOUTH R/W LINE OF MISSOURI BOULEVARD; THENCE ALONG SAID R/W N 77°18'13"E 283.50 FEET; THENCE ALONG SAID R/W N 85°45'00"E 31.24 FEET TO THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN BOOK 268, PAGE 405, COLE COUNTY RECORDER'S OFFICE; THENCE ALONG THE WEST LINE OF SAID TRACT N 05°36'53"W 246.43 FEET TO THE SOUTH R/W LINE OF MISSOURI BOULEVARD; THENCE ALONG SAID R/W N 85°45'00"E 68.77 FEET; THENCE ALONG SAID R/W S 88°58'00"E 158.01 FEET; THENCE ALONG SAID R/W N 85°45'00"E 294.28 FEET TO THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN BOOK 298, PAGE 17, COLE COUNTY RECORDER'S OFFICE; THENCE ALONG THE WEST LINE OF SAID TRACT N 05°36'53"W 258.88 FEET; THENCE ALONG THE SOUTH LINE OF SAID TRACT N 85°45'00"E 228.88 FEET; THENCE ALONG THE EAST LINE OF SAID TRACT N 05°36'53"W 249.99 FEET TO THE SOUTH R/W LINE OF MISSOURI BOULEVARD; THENCE ALONG SAID R/W N 85°45'00"E 69.12 FEET; THENCE ALONG SAID R/W ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 11,883.21 FEET, AN ARC DISTANCE OF 19.22 FEET TO THE WEST R/W LINE OF STADIUM WEST BOULEVARD; THENCE WITH SAID WEST R/W OF STADIUM WEST BOULEVARD THE FOLLOWING COURSES: S 01°11'10"E 666.38 FEET; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 1195.92 FEET, AN ARC DISTANCE OF 499.96 FEET; THENCE S 25°08'20"E 76.81 FEET TO THE SOUTH LINE OF THE SE 1/4 OF THE NW 1/4 OF SAID SECTION 11; THENCE S 86°10'06"W (RECORD S 86°10'03"W) 313.83 FEET; THENCE S 85°15'51"W 1372.22 FEET TO THE POINT OF BEGINNING CONTAINING (2,112,933.315 SQUARE FEET) 48.486 ACRES.

## SURVEYOR'S CERTIFICATE

This is to certify that during the month of March, 1989, under my personal direction, a survey and subdivision was made 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 18 CSR 36-2018.

In witness whereof, I have hereunto set my seal and signature this 17<sup>th</sup> day of MAY, 1989.

*Ronald F. Cruse*  
 Ronald F. Cruse MO. R.L.S. #1841

## 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 street, 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 street and easements (not presently of record) as shown on this plat. All taxes due and payable against said property have been paid in full.

The undersigned owners of the above described tract of land have caused the same to be subdivided in the manner shown on this plat, which shall be known as "WAL-MART SUPERCENTER DEVELOPMENT".

In testimony whereof, WAL-MART PROPERTIES, INC., a Delaware corporation, has caused these presents to be signed by its Vice-President and its seal to be affixed this 6<sup>th</sup> day of MAY, 1989.

WAL-MART PROPERTIES, INC., a Delaware corporation.

Attest: *Curtis H. Barlow* By: *Curtis H. Barlow*  
 Curtis H. Barlow, Vice-President  
 Real Estate

STATE OF ARKANSAS }  
 COUNTY OF BENTON } On this 27<sup>th</sup> day of May, 1989, before me appeared Curtis H. Barlow to be personally known, who being by me duly sworn did say that he is Vice-President of Real Estate, Wal-Mart Properties, Inc., a Delaware corporation, and that the said plat is the seal of said corporation and that said plat was signed and sealed in behalf of said corporation by the authority of its governing body and that said Curtis H. Barlow executed the foregoing instrument and acknowledged the same to be the free act and deed of said corporation.

In witness whereof, I have hereunto set my hand and affixed my seal this 27<sup>th</sup> day of May, 1989.

My Commission Expires: 1/31/92  
*Kay Kimberlin*  
 Kay Kimberlin  
 Notary Public

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. 11228

Approved this 17<sup>th</sup> day of May, 1989.

*Louisa Gardner* Mayor *Brenda H. Curtin* City Clerk  
 Louisa Gardner, Mayor Brenda H. Curtin, City Clerk

*Robert N. Bates* *Thomas H. Benton*  
 Robert N. Bates Director of Public Works Thomas H. Benton Director of Planning

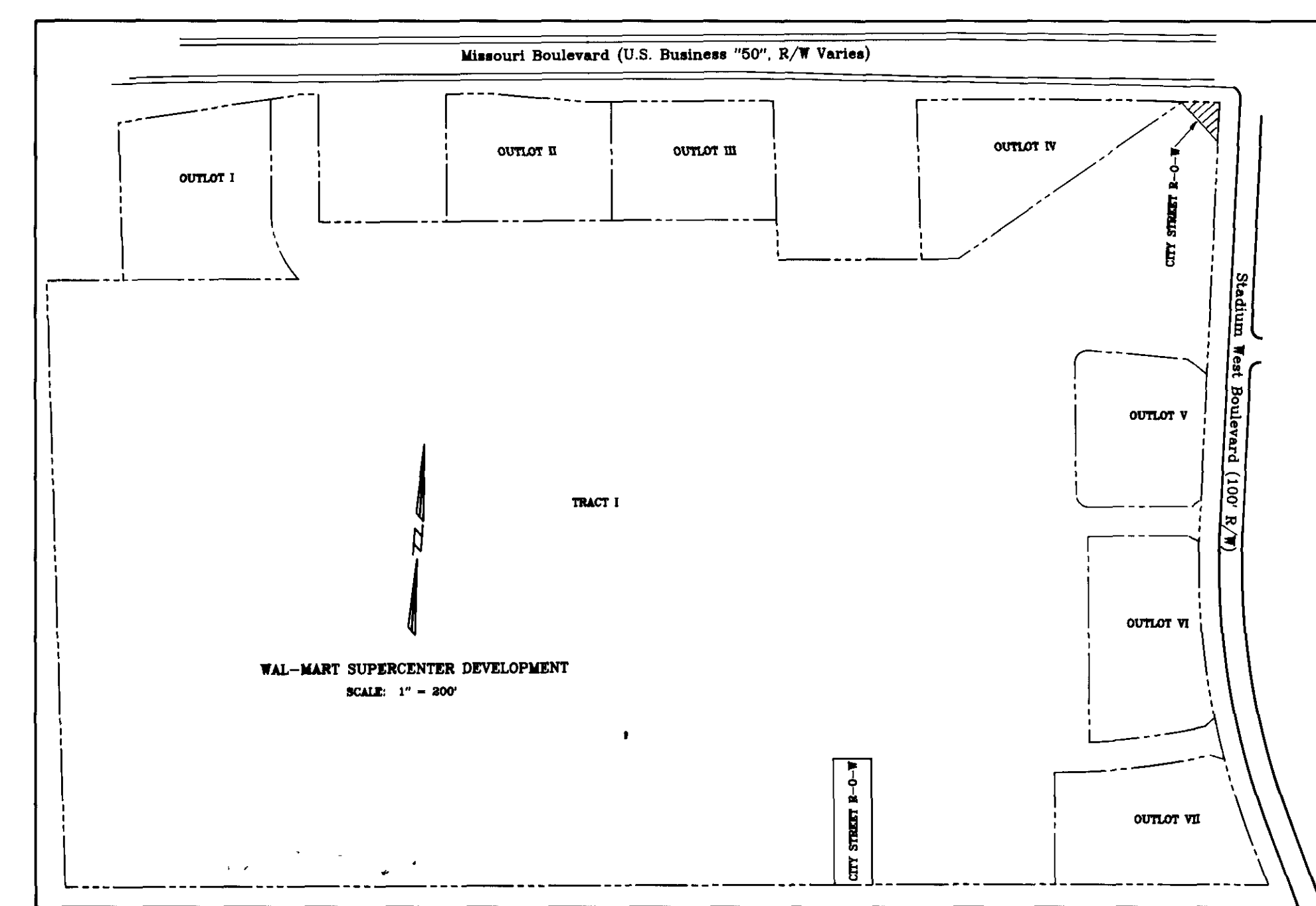
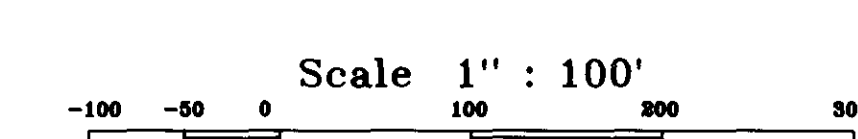
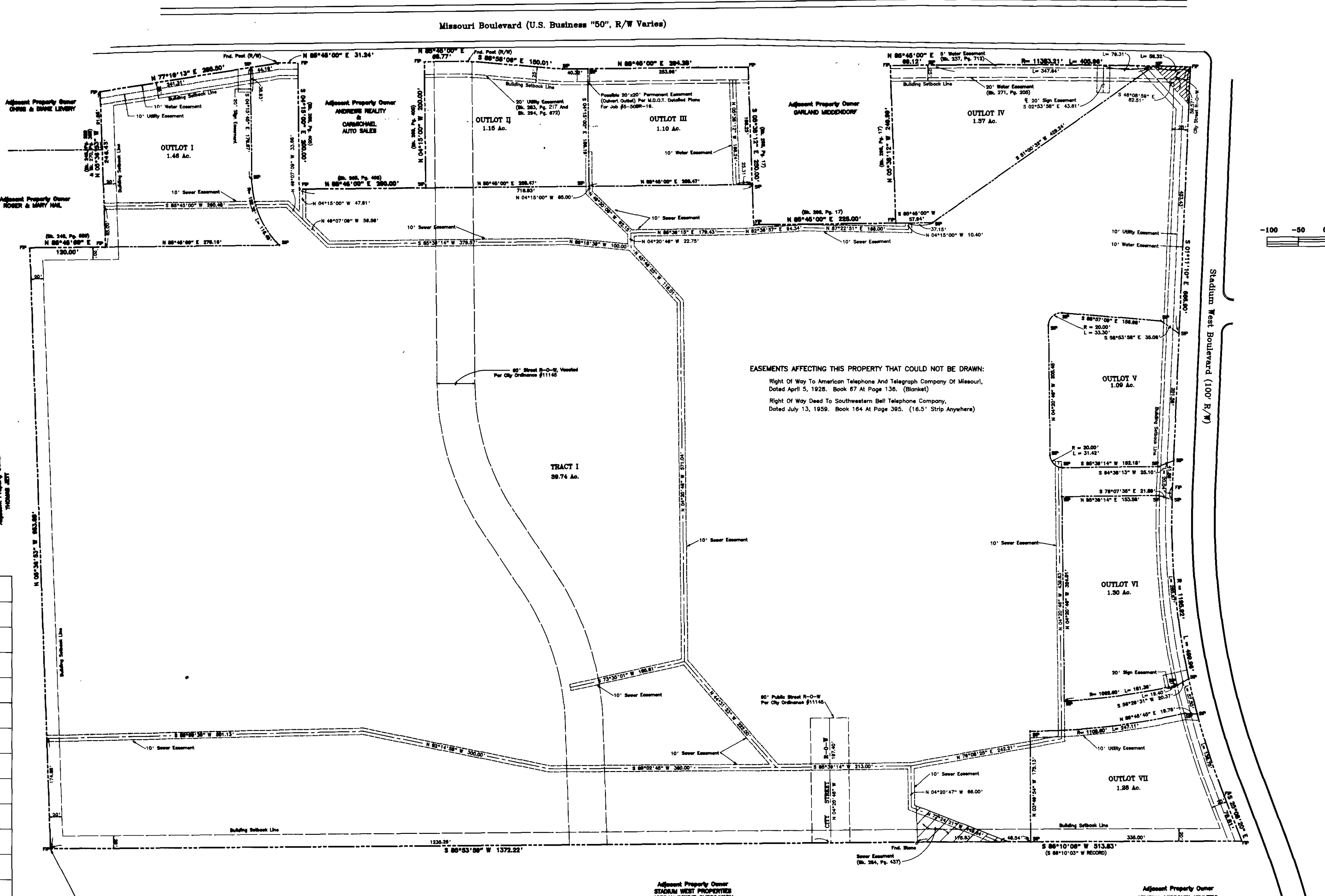
## WAL-MART SUPERCENTER DEVELOPMENT

CEI ENGINEERING ASSOCIATES, INC.  
 110 West Central BENTONVILLE, ARKANSAS (501) 273-9472 72712

DRAWN BY: S.L.A. DATE: 3 - 22 - 89  
 CHECKED BY: T.M.M./J.H.N. FILE NO.: 4070

SCALE: 1" = 100'

FINAL PLAT SHEET NO. JEFFERSON CITY, MISSOURI 1 of 1



DESIGNER	STEVEN L. ABEL	DATE	4/2
PROJECT ENGINEER/SURVEYOR	TIM M. MARTIN, EIT		
PRINTING/ENGINEER	JOHN MOURZAD, PE		
CLIENT REPRESENTATIVE			

Rev. 5-1-89: Per City of Jefferson City, Mo.  
 Rev. 4-7-89: Per City of Jefferson City, Mo.

500 855.00