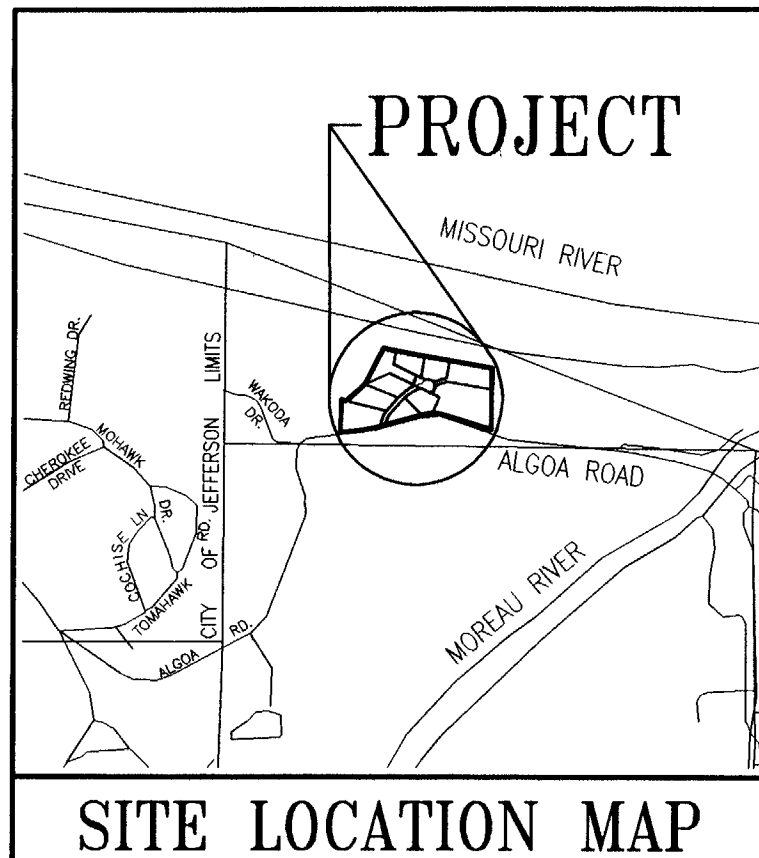


WAKODA WOODS SECTION TWO

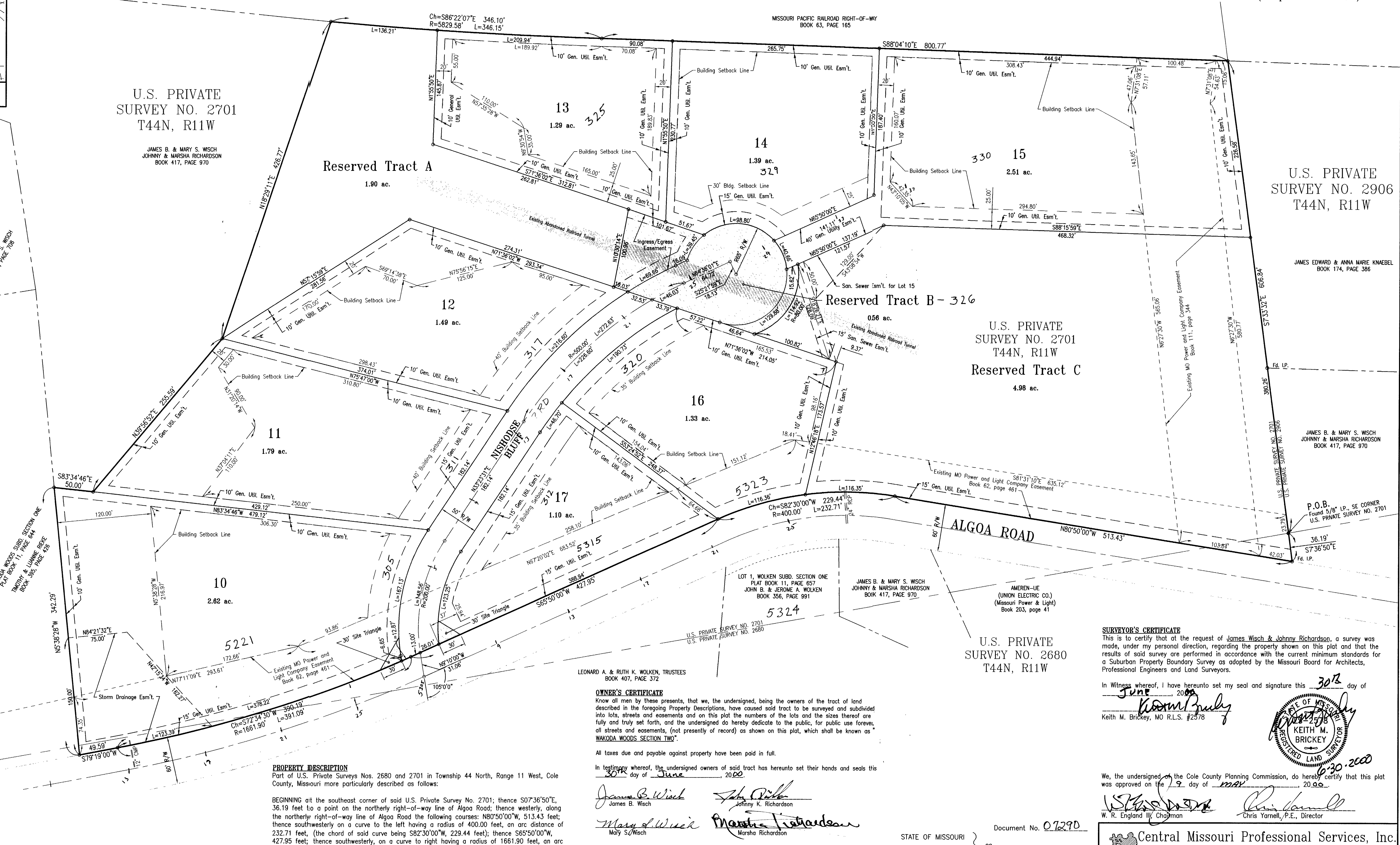
Part of Private Surveys Nos. 2701 and 2680, T44N, R11W, Cole Co., MO
 A RESTRICTED SUBDIVISION, LOW DENSITY RESIDENTIAL, TOTAL AREA: 21.61 ACRES



1 inch = 60 feet
 0 30 60 120 180
 (Graphic Scale - Feet)



- Notes:**
1. BASIS OF BEARING: WAKODA WOODS SECTION ONE, as per Plat of record in Plat Book 11, page 644, Cole County Recorder's Office.
 2. RECORD SOURCE: as per Deed of record to James B. & Mary S. Wisch and Johnny K. & Marsha Richardson, in Book 417, page 970, Cole County Recorder's Office, Cole County, Missouri.
 3. VERTICAL DATUM SOURCE: NAVD 88 (G.P.S. Monumentation)
 4. The lots in this subdivision conform to the requirements for LOW DENSITY Residential Area as set forth by the subdivision design and improvements standards in the rules for land subdivision of Cole County and amendments thereto.
 5. This property is NOT within a flood hazard zone as indicated on the Department of Housing and Urban Development Map, Federal Insurance Administration dated December 15, 1981.
 6. Developer will build Sanitary Sewer Collection System to manhole to be constructed on south-north side of Algoa Road. The City of Jefferson will assume responsibility for construction, installation and future maintenance of Wastewater System from this location.
 7. Building Setbacks from the property line are illustrated on the Plat and further defined by the "Matrix" SETBACK & EASEMENT RESTRICTIONS.
 8. UTILITY COMPANIES:
 WATER SUPPLY - P.W.S.D. No.2, Cole Co., MO
 ELECTRIC COMPANY - AMEREN-UE
 TELEPHONE COMPANY - SPRINT
 GAS COMPANY - AMEREN-UE
 SANITARY SEWER - CITY OF JEFFERSON
 - (See Note 6, Above)
 9. RESERVED TRACTS A and C are to be owned and maintained by the owners of the Subdivision with special restrictions. The Street R/W and General Utility Easements in RESERVED TRACT B shall be dedicated to the public with special restrictions, as filed in Book 425, page 114, Cole County Recorder's Office, Cole County, Missouri.
 10. All General Utility Easements shall be land legally designated for the BELOW GROUND installation, access and maintenance of sanitary sewer, storm sewer, water, gas, electric, telephone, communications, or other utility services necessary or advantageous to properly serve the public, or provide for the health, safety, welfare, or enjoyment of the public.
 11. Set 1/2" I.P. with cap at all property corners, unless otherwise noted.
 12. Subject to Restrictions of record in Book 425, page 122, Cole County Recorder's Office, Cole County, Missouri.



SETBACK AND EASEMENTS RESTRICTIONS											
LOT NO.	BUILDING SETBACK LIMIT LINES (BASED OFF OF NISHODDE BLUFF)			GENERAL UTILITY EASEMENTS (UNDERGROUND) INCLUDING STORM, WATER & SANITARY							
	FRONT	REAR	RIGHT	FRONT	REAR	LEFT	RIGHT	FRONT	REAR	LEFT	RIGHT
10	40'	120'	50'+	10'	10'	15'	10'	15'	10'	10'	10'
11	40'	20'	100'	10'	10'	15'	10'	10'	10'	10'	10'
12	40'	20'	Varies	10'	10'	Varies	15'	10'	10'	10'	10'
13	25'	Varies	10'	20'	Varies	20'	10'	10'	10'	10'	10'
14	30'-25'	10'	10'	10'	10'	15'	10'	10'	10'	10'	10'
15	25'	10'	10'	130'	40'-25'	10'	10'	10'	10'	10'	10'
16	35'	Varies	10'	10'	10'	15'	10'-15'	10'	10'	10'	10'
17	35'	--	10'	50'+	50'+	15'	10'	10'	10'	10'	--

PROPERTY DESCRIPTION
 Part of U.S. Private Surveys Nos. 2680 and 2701 in Township 44 North, Range 11 West, Cole County, Missouri more particularly described as follows:
 BEGINNING at the southeast corner of said U.S. Private Survey No. 2701; thence S07°36'50"E, 36.19 feet to a point on the northerly right-of-way line of Algoa Road; thence westerly, along the northerly right-of-way line of Algoa Road the following courses: N80°50'00"W, 513.43 feet; thence southwesterly on a curve to the left having a radius of 400.00 feet, an arc distance of 232.71 feet; thence S82°30'00"W, 229.44 feet; thence S65°50'00"W, 427.95 feet; thence southwesterly, on a curve to right having a radius of 1661.90 feet, an arc distance of 391.09 feet; thence S72°34'30"W, 390.19 feet; thence S79°19'00"W, 49.59 feet to the southeast corner of a tract of land in Book 395, page 426, Cole County Recorder's Office; thence leaving the northerly right-of-way line of Algoa Road, N05°38'28"W, along the easterly line of said tract in Book 395, page 426, 342.29 feet; thence S83°34'46"E, 50.00 feet; thence N39°56'52"E, 255.59 feet; thence N18°29'11"E, 426.77 feet to the southerly right-of-way line of Missouri Pacific Railroad as per Book 63, page 165, Cole County Recorder's Office; thence southeasterly, along the southerly right-of-way line of Missouri Pacific Railroad, on a curve to the left having a radius of 5829.58 feet, an arc distance of 346.15 feet, (the chord of said curve being S86°22'07"E, 346.10 feet); thence S88°04'10"E, along the southerly right-of-way line of Missouri Pacific Railroad, 800.77 feet to a point on the easterly line of said U.S. Private Survey No. 2701; thence S07°33'32"E, along the easterly line of said U.S. Private Survey No. 2701, 606.84 feet to the point of beginning. Containing in all 21.61 acres.

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 Descriptions, have caused said tract 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 "WAKODA WOODS SECTION TWO".

All taxes due and payable against property have been paid in full.
 In testimony whereof, the undersigned owners of said tract has hereunto set their hands and seals this 30th day of June, 2000.
 James B. Wisch, James B. Wisch
 Mary S. Wisch, Mary S. Wisch
 Johnny K. Richardson, Johnny K. Richardson
 Marsha Richardson, Marsha Richardson
 STATE OF MISSOURI }
 COUNTY OF COLE } ss
 COUNTY OF COLE } ss
 On this 30th day of June, 2000, before me personally did appear the above signed 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 30th day of June, 2000.
 My Commission Expires: 12-28-2001
 Robbin Henley Griffith, A Notary Public of Miller County, Missouri, My Commission Expires 12/28/2001

U.S. PRIVATE SURVEY NO. 2680
 T44N, R11W

Document No. 07290
 STATE OF MISSOURI }
 COUNTY OF COLE } ss
 Filed for record 3 day of July, 2000.
 at 9 o'clock and 37 Minutes A.M.,
 recorded in Book 12, Page 193.
 Larry D. Rademan, Recorder
 Deputy

SURVEYOR'S CERTIFICATE
 This is to certify that at the request of James Wisch & Johnny Richardson, a survey was made, under my personal direction, regarding the property shown on this plat and that the results of said survey are performed in accordance with the current minimum standards for a Suburban 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 30th day of June, 2000.
 Keith M. Brickey, MO R.L.S. #2578

We, the undersigned, of the Cole County Planning Commission, do hereby certify that this plat was approved on the 9 day of May, 2000.
 W. R. England III, Chairman
 Chris Yarnell, P.E., Director

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

TITLE: WAKODA WOODS SECTION TWO
 Part of P.S. #2701 & #2680, Algoa Rd. Cole Co., MO
 FOR: James & Mary Wisch, Johnny & Marsha Richardson
 DATE 05/16/2000 DRN. BY C.F.B. SCALE 1"=60' BOOK 736
 REV. DATE 06/26/2000 OKD. BY C.C. SHEET 1 of 1 JOB NO. 93-056
 SUBD 442.01