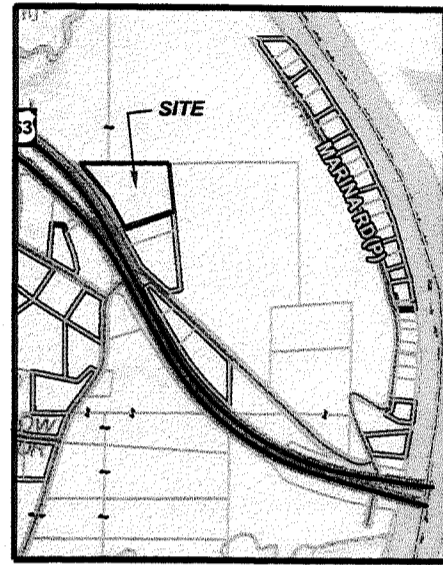
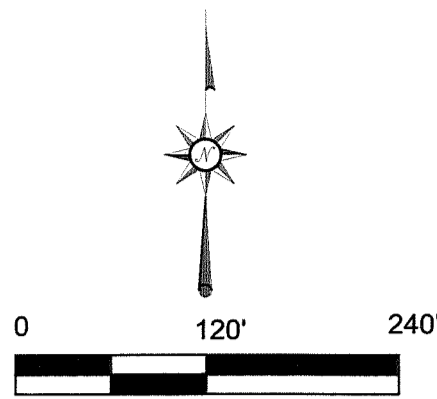


MARINA ROAD SUBDIVISION

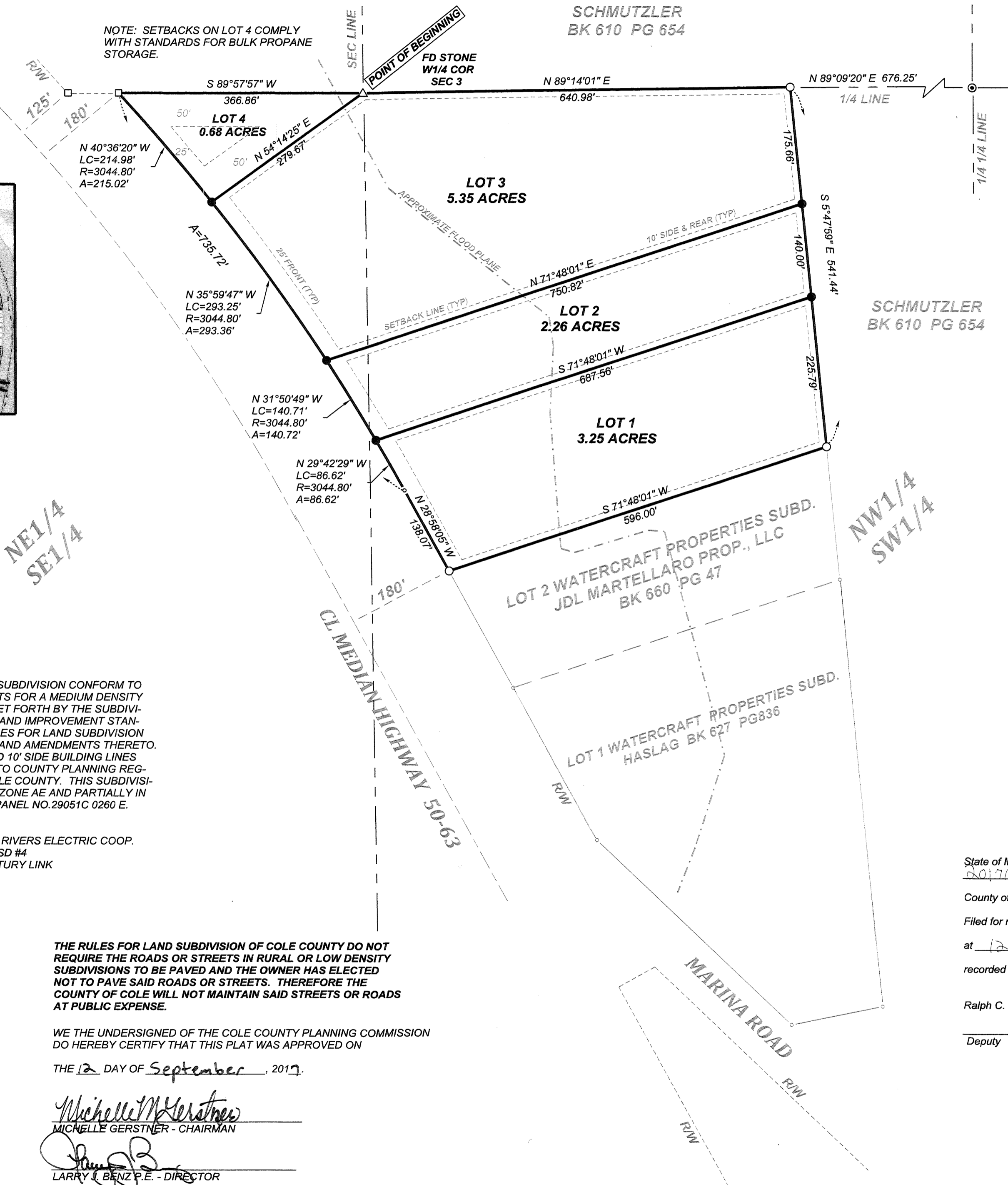
PART OF NW1/4 OF SW1/4 SEC. 3, PART OF NE1/4 OF SE1/4 SEC. 4

T43N - R10W, COLE COUNTY



VICINITY MAP
NO SCALE

NOTE: SETBACKS ON LOT 4 COMPLY WITH STANDARDS FOR BULK PROPANE STORAGE.



NE1/4
SE1/4

NW1/4
SW1/4

DESCRIPTION MARINA ROAD SUBDIVISION

A tract of land, part of the northwest quarter of the southwest quarter of Section 3, and part of the northeast quarter of the southeast quarter of Section 4, Township 43 North - Range 10 West of the 5th P.M., Cole County, Missouri is more particularly described as follows:

Commencing at a stone, the northwest corner of the southwest quarter of Section 3, and POINT OF BEGINNING of the tract of land hereinafter described; thence along the north line of the northwest quarter of the southwest quarter, said Section 3, N89°14'01"E, 640.98' to an iron rod, the northwest corner of property described in Cole County Records Book 610 Page 654; thence along said property line, S5°47'59"E, 541.44' to an iron rod, the northeast corner of Lot 2, Watercraft Properties Subdivision, Cole County Plat Book 12, Page 600; thence leaving said property line, along the north line of said Lot 2, S71°48'01"W, 596.00' to an iron rod on the northeasterly right of way, Highway 50 - 63; thence leaving said Lot line, along said right of way N28°58'05"W, 138.07' to a point of curvature, left, having a radius of 3044.80', an arc length of 735.72' (chord bears N35°48'34"W, 733.97') to a right of way marker, thence leaving said right of way, along the north line of property described in Cole County Records Book 677 Page 421, N89°57'57"E, 366.86' back to the POINT OF BEGINNING.

The tract of land described herein contains 11.53 acres and is subject to all easements and rights of way of record.

OWNERS CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT WE, THE UNDERSIGNED OWNERS OF THE TRACT OF LAND AS DESCRIBED IN THE FOREGOING PROPERTY DESCRIPTION HAVE CAUSED SAID TRACT TO BE SUBDIVIDED INTO LOTS AND ON THIS PLAT THE LOT NUMBERS AND THE SIZE THEREOF HAVE FULLY AND TRULY SET FORTH. THE SUBDIVISION SHALL BE KNOWN AS MARINA ROAD SUBDIVISION. ALL TAXES DUE AND PAYABLE AGAINST SAID PROPERTY HAVE BEEN PAID IN FULL IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS AND SEALS

THIS 18th DAY OF October, 2017.

Laren Haslag
LAREN HASLAG

Donna Haslag
DONNA HASLAG

STATE OF MISSOURI)
COUNTY OF COLE)

ON THIS 18th DAY OF October, 2017, 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 HEREUNTO SET MY HAND AND SEAL

THIS 18th DAY OF October, 2017.

Keri A. Hale
NOTARY PUBLIC
MY COMMISSION EXPIRES: 12/22/2019

KERI A. HALE
Notary Public - Notary Seal
STATE OF MISSOURI
County of Cole
My Commission Expires 12/22/2019
Commission # 15450688

RECORD TITLE PARENT TRACT: BOOK 677 PAGE 421

CLASS OF PROPERTY: COMMERCIAL SUBDIVISION

BEARING BASIS: GPS DERIVED, GRID NORTH

THIS IS TO CERTIFY THAT AT THE REQUEST OF LAREN HASLAG, A SURVEY AND SUBDIVISION WAS CONDUCTED BY ME IN ACCORDANCE WITH THE STANDARDS ADOPTED BY THE MISSOURI BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS, PROFESSIONAL LAND SURVEYORS AND PROFESSIONAL LANDSCAPE ARCHITECTS AND SAID SURVEY IS REPRESENTED HEREON.

THE LOTS IN THIS SUBDIVISION CONFORM TO THE REQUIREMENTS FOR A MEDIUM DENSITY SUBDIVISION AS SET FORTH BY THE SUBDIVISION AND DESIGN AND IMPROVEMENT STANDARDS IN THE RULES FOR LAND SUBDIVISION OF COLE COUNTY AND AMENDMENTS THERETO. THE 25' FRONT AND 10' SIDE BUILDING LINES SHALL CONFORM TO COUNTY PLANNING REGULATIONS FOR COLE COUNTY. THIS SUBDIVISION IS PARTIALLY IN ZONE AE AND PARTIALLY IN ZONE X PER MAP PANEL NO. 29051C 0260 E.

ELECTRIC: THREE RIVERS ELECTRIC COOP.
WATER: COLE PWSD #4
TELEPHONE: CENTURY LINK
SEWER: PRIVATE

THE RULES FOR LAND SUBDIVISION OF COLE COUNTY DO NOT REQUIRE THE ROADS OR STREETS IN RURAL OR LOW DENSITY SUBDIVISIONS TO BE PAVED AND THE OWNER HAS ELECTED NOT TO PAVE SAID ROADS OR STREETS. THEREFORE THE COUNTY OF COLE WILL NOT MAINTAIN SAID STREETS OR ROADS AT PUBLIC EXPENSE.

WE THE UNDERSIGNED OF THE COLE COUNTY PLANNING COMMISSION DO HEREBY CERTIFY THAT THIS PLAT WAS APPROVED ON

THE 12 DAY OF September, 2017.

Michelle Gerstner
MICHELLE GERSTNER - CHAIRMAN

Larry J. Benz
LARRY J. BENZ P.E. - DIRECTOR

State of Missouri) Document No.
201710756

County of Cole)

Filed for record 1 day of November, 2017

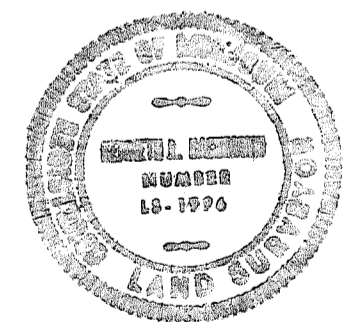
at 12 o'clock and 43.04 minutes P. M.

recorded in Book 12, Page 806.

Ralph C. Bray, Recorder

Deputy

DATE: Oct 2, 2017



KENNETH R. HACKMANN PLS 1996
H&H SURVEYS & CONSULTANTS, LLC
132 GREEN RIDGE TRAIL, LINN, MO 65051
LLC LIC# 2017005275
PHONE: 573-897-0132

LEGEND	
△	STONE FOUND
○	POINT
○	IRON FOUND
●	IRON SET
□	RIGHT OF WAY MARKER
⊙	IRON PIPE FOUND

MARINA ROAD SUBDIVISION		
FILE NAME Laren Haslag.TRV		
SCALE 120 Ft/In	DATE 10-2-2017	DRAWN BY KRH
JOB 170308	REVISION 1/1	SHEET 1/1

This map drawn with TRAVERSE PC, Software