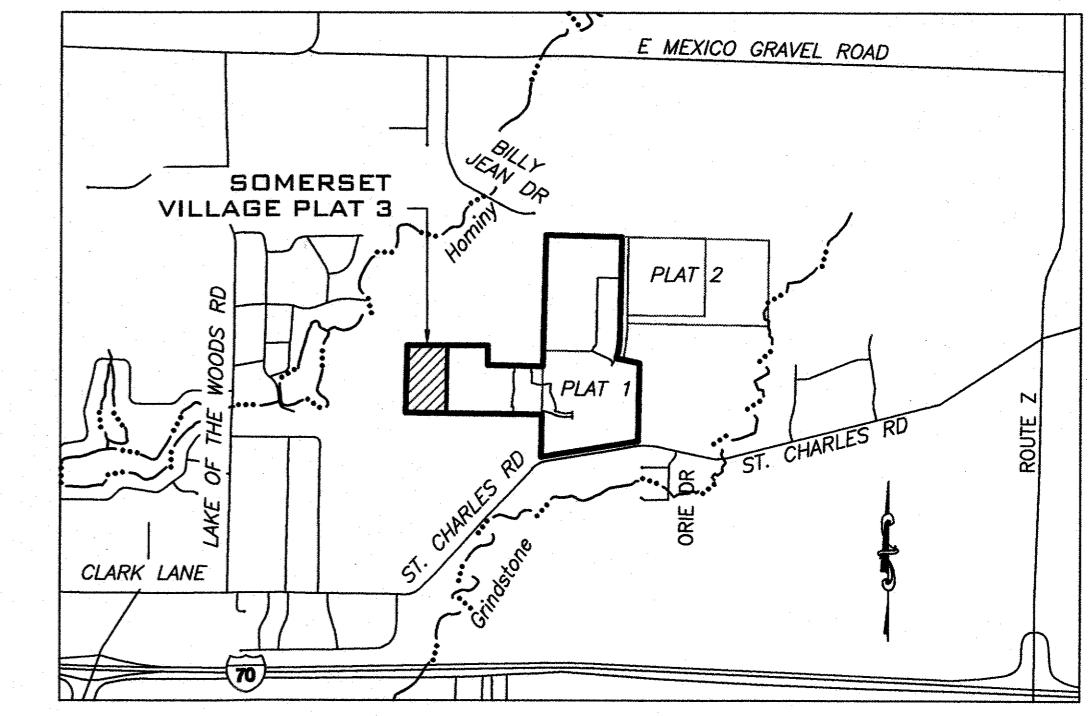


# SOMERSET VILLAGE PLAT 3

FINAL PLAT  
 NOVEMBER 16, 2015

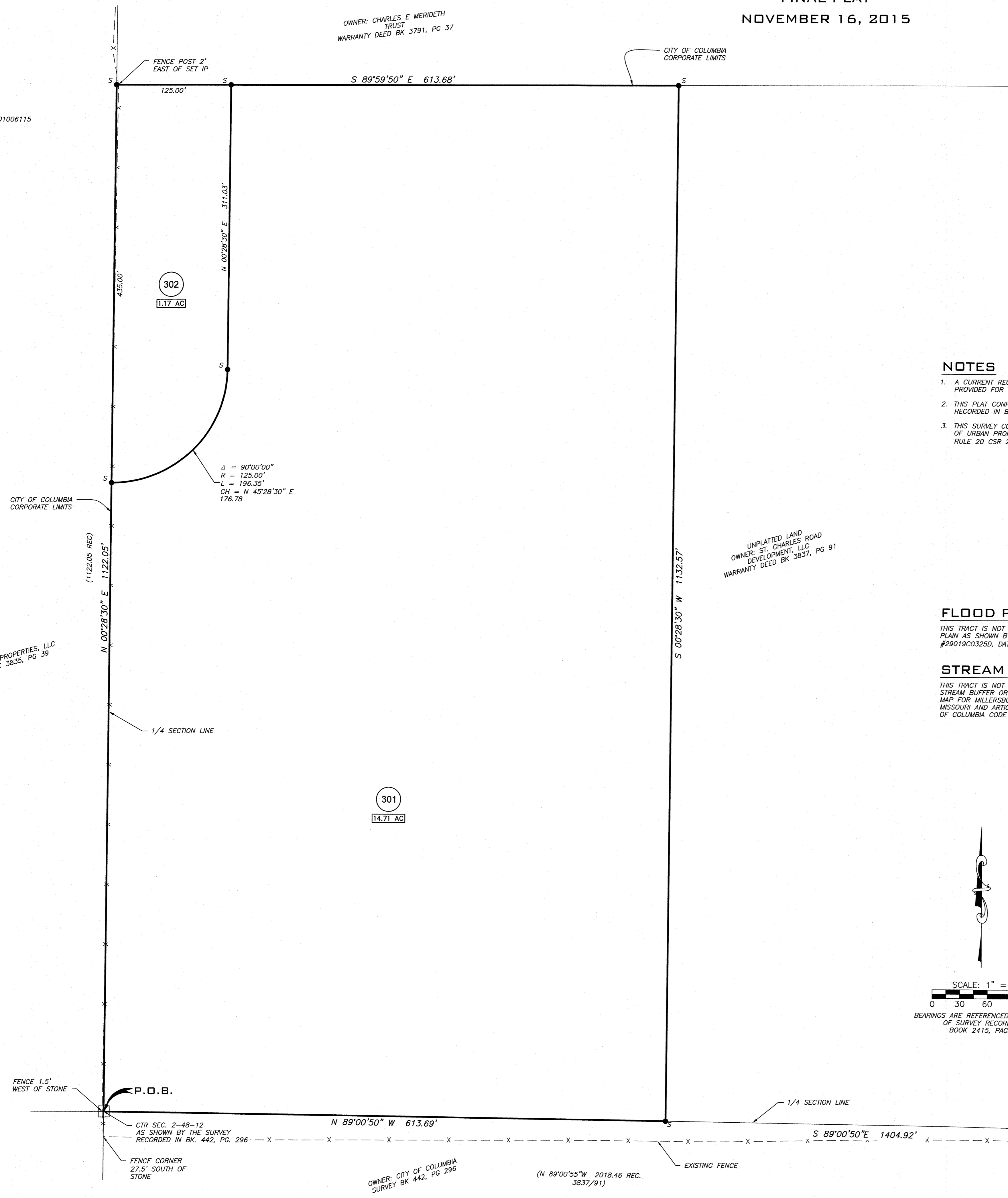
OWNER: CHARLES E MERIDETH TRUST  
 WARRANTY DEED BK 3791, PG 37

CITY OF COLUMBIA CORPORATE LIMITS



LOCATION MAP  
 NOT TO SCALE

- LEGEND**
- 1/2" IRON PIPE W/ CAP #2001006115
  - E EXISTING
  - S SET
  - O/S OFFSET
  - (REC) RECORD
  - DH (X) DRILL HOLE W/ CHISELED "X"
  - IP ○ IRON PIPE
  - ⊙ MONUMENT
  - STONE
  - PM ● PERMANENT MONUMENT
  - (R) RADIAL LINE
  - 0.000 SQUARE FEET
  - 00.00 AC ACRES
  - CT00 CURVE NUMBER



**NOTES**

1. A CURRENT RECORD TITLE COMMITMENT WAS NOT PROVIDED FOR THIS PLAT.
2. THIS PLAT CONFORMS TO THE DEVELOPMENT AGREEMENT RECORDED IN BOOK 4423, PAGE 41.
3. THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS OF URBAN PROPERTY AS DEFINED BY MISSOURI BOARD RULE 20 CSR 2030-16.040 (2) (A).

**FLOOD PLAIN STATEMENT**

THIS TRACT IS NOT LOCATED WITHIN THE 100-YEAR FLOOD PLAIN AS SHOWN BY FLOOD INSURANCE RATE MAP #29019C03250, DATED MARCH 17, 2011.

**STREAM BUFFER STATEMENT**

THIS TRACT IS NOT REGULATED BY THE CITY OF COLUMBIA STREAM BUFFER ORDINANCE AS DETERMINED BY THE USGS MAP FOR MILLERSBURG QUADRANGLE, BOONE COUNTY, MISSOURI AND ARTICLE X OF CHAPTER 12A OF THE CITY OF COLUMBIA CODE OF ORDINANCES.

**KNOW ALL MEN BY THESE PRESENTS**

ST. CHARLES ROAD DEVELOPMENT, LLC BEING SOLE OWNER OF THE BELOW DESCRIBED TRACT, HAS CAUSED THE SAME TO BE SUBDIVIDED AS SHOWN ON THIS PLAT.

IN WITNESS WHEREOF, ST. CHARLES ROAD DEVELOPMENT, LLC HAS CAUSED THESE PRESENTS TO BE SIGNED.

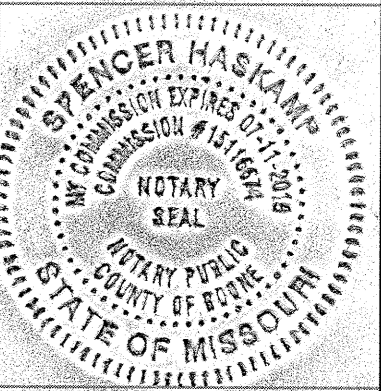
ROBERT A. WOLVERTON, MEMBER

STATE OF MISSOURI }  
 COUNTY OF BOONE } SS

ON THIS 22<sup>nd</sup> DAY OF FEBRUARY, IN THE YEAR 2016, BEFORE ME, SPENCER HASKAMP, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED ROBERT A. WOLVERTON, KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN FINAL PLAT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED.

*Spencer Haskamp*  
 SPENCER HASKAMP

NOTARY PUBLIC  
 MY COMMISSION EXPIRES  
 JULY 11, 2019.



*Amy Henderson*  
 AMY HENDERSON

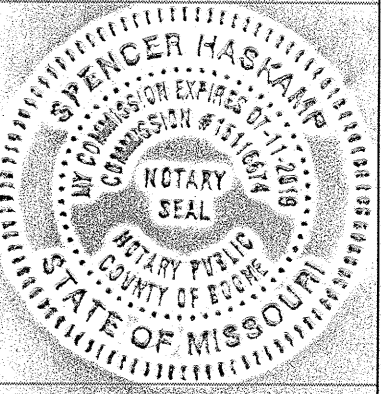
BY: AMY HENDERSON, TRUST OFFICER OF CENTRAL TRUST AND INVESTMENT COMPANY AS TRUSTEE OF THE ROBERT M. LEMONE MARTIAL TRUST, MEMBER

STATE OF MISSOURI }  
 COUNTY OF BOONE } SS

ON THIS 22<sup>nd</sup> DAY OF FEBRUARY, IN THE YEAR 2016, BEFORE ME, SPENCER HASKAMP, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED AMY HENDERSON, KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN FINAL PLAT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED.

*Spencer Haskamp*  
 SPENCER HASKAMP

NOTARY PUBLIC  
 MY COMMISSION EXPIRES  
 JULY 11, 2019.



**CERTIFICATION**

THIS IS TO CERTIFY THAT IN NOVEMBER 2015, I COMPLETED A SURVEY FOR ST. CHARLES ROAD DEVELOPMENT, L.L.C. OF A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 48 NORTH, RANGE 12 WEST, CITY OF COLUMBIA, BOONE COUNTY, MISSOURI, BEING PART OF THE TRACT DESCRIBED BY THE WARRANTY DEED RECORDED IN BOOK 3837, PAGE 91, ALL BEING OF THE BOONE COUNTY RECORDS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

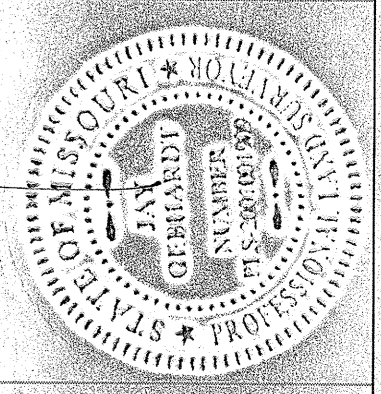
BEGINNING AT THE CENTER OF SAID SECTION 2, THENCE ALONG THE QUARTER SECTION LINE N00°28'30"E, 1122.05 FEET; THENCE LEAVING SAID QUARTER SECTION LINE, S89°59'50"E, 613.68 FEET; THENCE S00°28'30"W, 1132.57 FEET TO A POINT ALONG THE QUARTER SECTION LINE; THENCE ALONG SAID QUARTER SECTION LINE, N89°00'50"W, 613.69 FEET TO THE POINT OF BEGINNING AND CONTAINING 15.88 ACRES.

I HEREBY CERTIFY THAT I SURVEYED THE DESCRIBED PROPERTY AND SUBDIVIDED IT AS SHOWN ON THE PLAT IN ACCORDANCE WITH THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

SURVEY AND PLAT BY  
 A CIVIL GROUP  
 CORPORATE NUMBER 2001006115

*Jay Gebhardt*  
 JAY GEBHARDT L.S. 2001001909

2/22/16  
 DATE

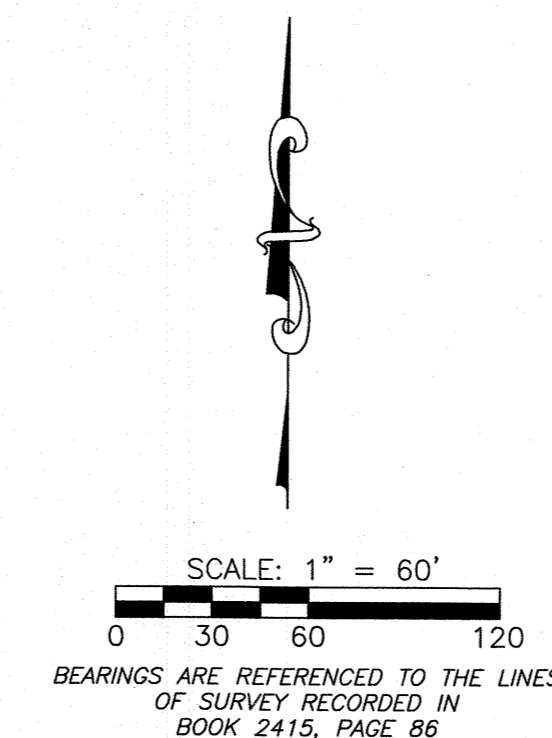
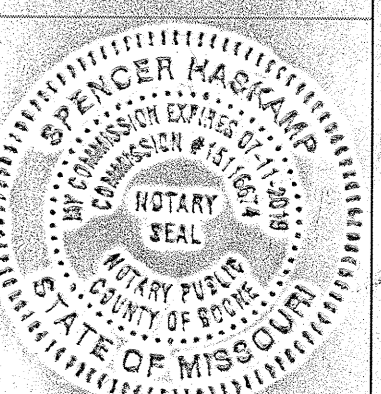


STATE OF MISSOURI }  
 COUNTY OF BOONE } SS

SUBSCRIBED AND AFFIRMED BEFORE ME THIS 22<sup>nd</sup> DAY OF FEBRUARY 2016.

*Spencer M. Haskamp*  
 SPENCER M. HASKAMP

NOTARY PUBLIC MY  
 COMMISSION EXPIRES  
 JULY 11, 2019.



ACCEPTED BY ORDINANCE OF THE CITY COUNCIL OF COLUMBIA  
 THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2016.

\_\_\_\_\_, MAYOR

SHEELA AMIN, CITY CLERK

**A CIVIL GROUP**  
 CIVIL ENGINEERING - PLANNING - SURVEYING  
 3401 BROADWAY BUSINESS PARK COURT  
 SUITE 105  
 COLUMBIA, MO 65203  
 PH: (573) 817-5750, FAX: (573) 817-1677  
 MISSOURI CERTIFICATE OF AUTHORITY: 2001006115