

- LEGEND**
- S SET
  - F FOUND
  - DH DRILL HOLE
  - PM PERMANENT MONUMENT
  - 1/2" IRON ROD OR PIPE
  - 5/8" OR LARGER IRON
  - + DRILL HOLE OR CHISEL +
  - △ RIGHT OF WAY MARKER
  - ▲ STONE MONUMENT
  - ✕ CORNER POST
  - ✕ FENCE LINE
  - OHE OVERHEAD ELECTRIC
  - G GAS LINE
  - S SEWER LINE
  - ① LOT NUMBERS FROM DISCOVERY PARK PLAT 2-B

**FINAL PLAT OF  
 DISCOVERY PARK SUBDIVISION PLAT 2-C  
 A REPLAT OF ALL OF LOT 5 OF DISCOVERY PARK 2-B  
 LOCATED IN THE EAST HALF (E 1/2) OF SECTION 32,  
 TOWNSHIP 48 NORTH, RANGE 12 WEST  
 BOONE COUNTY, MISSOURI**

**STREAM BUFFER STATEMENT**

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

**FLOOD PLAIN STATEMENT**

NO PART OF THIS TRACT IS LOCATED WITHIN THE 100-YEAR FLOOD PLAIN AS SHOWN BY THE FLOOD INSURANCE RATE MAP: COMMUNITY-PANEL #29019C0295D, DATED MARCH 17, 2011.

KNOW ALL MEN BY THESE PRESENTS

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2017, BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED \_\_\_\_\_ TO ME PERSONALLY KNOWN WHO BEING DULY SWORN DID SAY THAT HE IS A MEMBER OF "DISCOVERY PARK APARTMENTS, LLC", A MISSOURI CORPORATION, AND THAT SAID INSTRUMENT WAS SIGNED IN BEHALF OF SAID CORPORATION BY AUTHORITY OF ITS BOARD OF DIRECTORS AND DOES HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID CORPORATION.

THE UTILITY EASEMENTS AT THE LOCATIONS SHOWN ON THE PLAT, ARE HEREBY DEDICATED TO THE CITY OF COLUMBIA FOR PUBLIC USE, FOREVER.

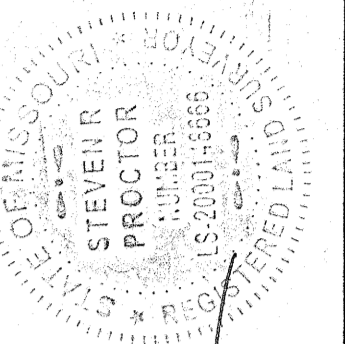
DISCOVERY PARK APARTMENTS LLC.

\_\_\_\_\_  
 (SIGNED)

MEMBER \_\_\_\_\_  
 (PRINTED)

SUBSCRIBED AND SWORN BEFORE ME ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2017 MY COMMISSION EXPIRES \_\_\_\_\_, 20\_\_\_\_.

NOTARY PUBLIC



*Steven R. Proctor*  
 STEVEN R. PROCTOR, P.L.S. #2000148666  
 Date: JUNE 12, 2017

**C.C.S.**  
 Central Counties  
 Surveying  
 600 W. Morrison St, Suite 11  
 Fayette, MO 65248  
 Phone (660) 728-5028  
 Missouri Commission # 2014035993  
 Steven R. Proctor PLS # 2000148666  
 Anthony Derboven PLS # 2016019005

DISCOVERY PARK SUBDIVISION PLAT 2C

Columbia, Boone County, MO

Plotted: 6/12/2017

SHT. 1 OF 02

**DESCRIPTION**

A REPLAT OF ALL OF LOT 5 OF DISCOVERY PARK SUBDIVISION PLAT 2-B. LOCATED IN THE EAST HALF (E 1/2) OF SECTION 32, TOWNSHIP 48 NORTH, RANGE 12 WEST BOONE COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 3/4" IRON PIPE AT THE NORTHWEST CORNER OF SECTION 33, TOWNSHIP 48 NORTH, RANGE 12 WEST AS SHOWN BY M.L.S. CORNER DOCUMENT #600-46746; THENCE S01°05'05"W ALONG THE EAST LINE OF SAID SECTION 32, A DISTANCE OF 2600.43 FEET TO THE INTERSECTION OF THE SOUTH LINE OF LOT 7 OF DISCOVERY PARK SUBDIVISION PLAT 2-B OF THE PLAT RECORDED IN PLAT BOOK 48, PAGE 45; THENCE S80°35'25"W ALONG THE SOUTH LINE OF SAID LOT 7, A DISTANCE OF 201.16 FEET TO A 1/2" IRON ROD FOUND AND THE POINT OF BEGINNING;

- THENCE N05°07'55"W ALONG THE EAST LINE OF LOT 5 AND THE WEST LINE OF LOT 7 OF SAID SURVEY, A DISTANCE OF 168.55 FEET TO A 1/2" IRON ROD FOUND;  
 THENCE N51°17'15"E ALONG THE NORTH LINE OF LOT 7 OF SAID SURVEY, A DISTANCE OF 135.48 FEET TO A 1/2" IRON ROD FOUND AT THE INTERSECTION WITH THE WESTERLY RIGHT OF WAY LINE OF NOCONA PARKWAY;  
 THENCE ALONG THE WESTERLY RIGHT OF WAY LINE OF NOCONA PARKWAY AS FOLLOWS:  
 1. 155.38' ALONG A 108.00 FOOT RADIUS CURVE TO THE RIGHT (HAVING A CHORD OF N22°07'35"W, A DISTANCE OF 142.30 FEET) TO A 1/2" IRON ROD FOUND;  
 2. 32.28' ALONG A 32.00 FOOT RADIUS CURVE TO THE LEFT (HAVING A CHORD OF N09°48'55"W, A DISTANCE OF 30.93 FEET) TO A 1/2" IRON ROD FOUND;  
 3. N38°42'40"W, A DISTANCE OF 170.70 FEET TO A 1/2" IRON ROD FOUND;  
 4. 74.30' ALONG A 465.75 FOOT RADIUS CURVE TO THE LEFT (HAVING A CHORD OF N43°16'55"W, A DISTANCE OF 74.22 FEET) TO A 1/2" IRON ROD FOUND;  
 5. N47°51'10"W, A DISTANCE OF 74.14 FEET TO A 1/2" IRON ROD FOUND;  
 6. 242.06' ALONG A 494.25 FOOT RADIUS CURVE TO THE RIGHT (HAVING A CHORD OF N33°49'20"W, A DISTANCE OF 239.65 FEET) TO A 1/2" IRON ROD FOUND;

THENCE LEAVING SAID WESTERLY RIGHT OF WAY LINE S66°32'55"W ALONG THE NORTH LINE OF SAID LOT 5 AND THE SOUTH LINE OF SAID LOT 4 OF DISCOVERY PARK SUBDIVISION PLAT 2-B, A DISTANCE OF 193.49 FEET;  
 THENCE CONTINUE ALONG SAID LOT LINES S23°27'05"E, A DISTANCE OF 91.93 FEET TO A 1/2" IRON ROD FOUND;  
 THENCE CONTINUE ALONG SAID LOT LINES S66°32'55"W, A DISTANCE OF 201.76 FEET TO A 1/2" IRON ROD FOUND AT THE NORTHWEST CORNER OF SAID LOT 5;  
 THENCE ALONG THE WEST LINE OF SAID LOT 5 S23°27'05"E, A DISTANCE OF 225.32 FEET TO A 1/2" IRON ROD FOUND;  
 THENCE CONTINUE ALONG THE WEST LINE OF SAID LOT 5 S08°54'00"E, A DISTANCE OF 371.91 FEET TO A 1/2" IRON ROD FOUND AT THE SOUTHWEST CORNER OF SAID LOT 5;  
 THENCE ALONG THE SOUTH LINE OF SAID LOT 5 N84°52'05"E, A DISTANCE OF 287.14 FEET TO A 1/2" IRON ROD FOUND;  
 THENCE CONTINUE ALONG THE SOUTH LINE OF SAID LOT 5 S00°26'10"E, A DISTANCE OF 95.09 FEET TO A 1/2" IRON ROD FOUND;  
 THENCE CONTINUE ALONG THE SOUTH LINE OF SAID LOT 5 N80°35'25"E, A DISTANCE OF 209.16 FEET TO THE POINT OF BEGINNING;

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 8.68 ACRES AND IS A PORTION OF THE SAME LAND DESCRIBED BY DEED RECORDED IN BOOK 4369, PAGE 8 OF THE BOONE COUNTY RECORDS. SUBJECT TO ANY EASEMENT OR RESTRICTION OF RECORD OR NOT OF RECORD, IF ANY.

APPROVED BY THE COLUMBIA CITY COUNCIL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2017

BRIAN TREECE, MAYOR

SHEELA AMIN, CITY CLERK

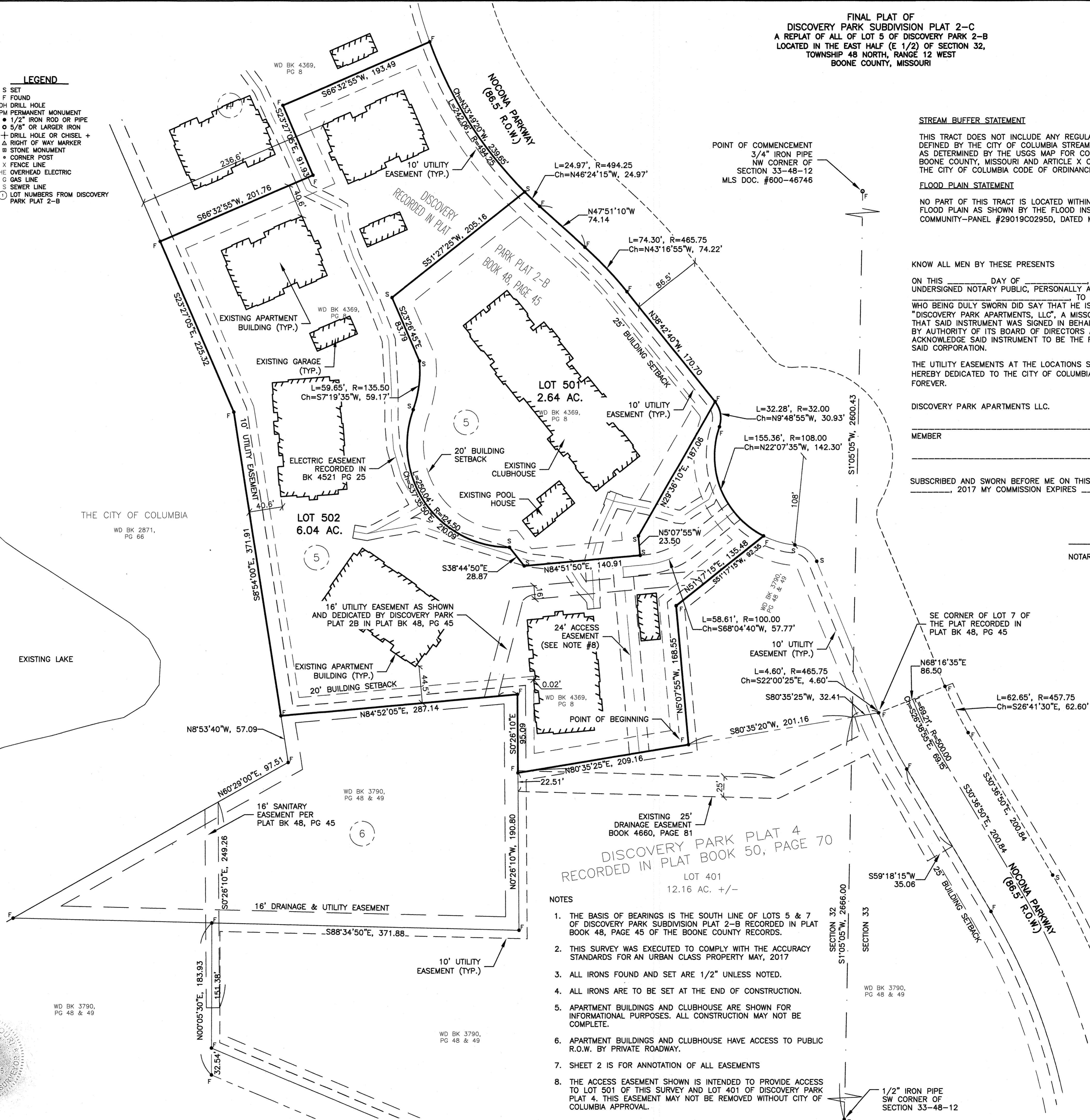
SUBSCRIBED AND SWORN BEFORE ME ON THIS 12TH DAY OF JUNE, 2017 MY COMMISSION EXPIRES \_\_\_\_\_, 201\_\_\_\_.

TERESA E SYFERD  
 Notary Public - Notary Seal  
 State of Missouri, Howard County  
 Commission # 15043419  
 My Commission Expires April 30, 2019

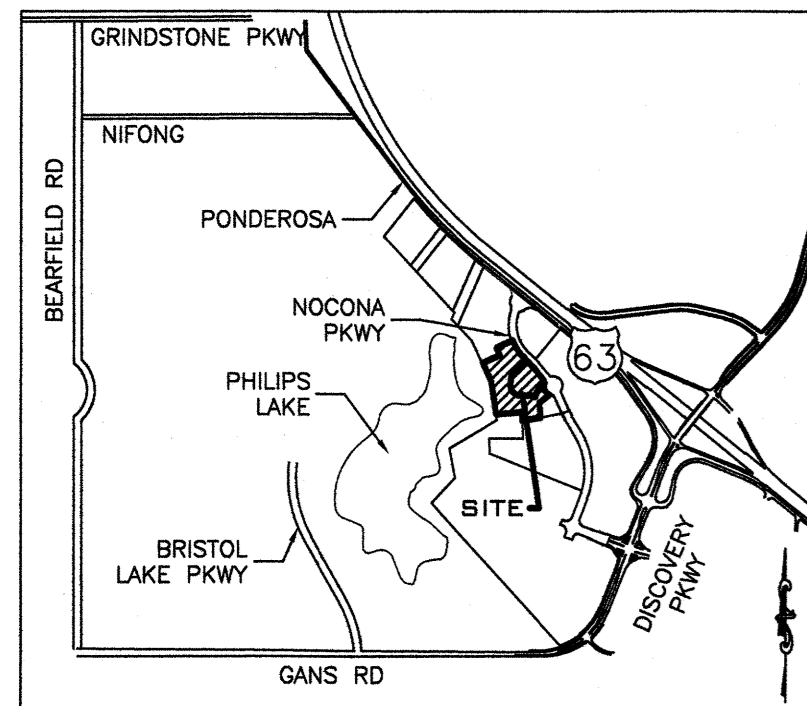
*Teresa E. Syferd*  
 TERESA E. SYFERD  
 NOTARY PUBLIC

THIS IS TO CERTIFY THAT AT THE REQUEST OF DISCOVERY PARK APARTMENTS LLC., A SURVEY WAS EXECUTED UNDER MY PERSONAL SUPERVISION AND I HEREBY DECLARE THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS. THE RESULTS ARE REPRESENTED ON THIS PLAT OF SURVEY.

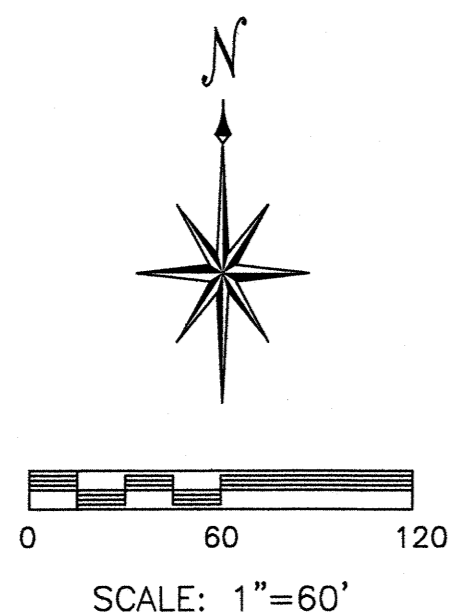
*Steven R. Proctor*  
 STEVEN R. PROCTOR, P.L.S. #2000148666  
 Date: JUNE 12, 2017



- NOTES**
1. THE BASIS OF BEARINGS IS THE SOUTH LINE OF LOTS 5 & 7 OF DISCOVERY PARK SUBDIVISION PLAT 2-B RECORDED IN PLAT BOOK 48, PAGE 45 OF THE BOONE COUNTY RECORDS.
  2. THIS SURVEY WAS EXECUTED TO COMPLY WITH THE ACCURACY STANDARDS FOR AN URBAN CLASS PROPERTY MAY, 2017
  3. ALL IRONS FOUND AND SET ARE 1/2" UNLESS NOTED.
  4. ALL IRONS ARE TO BE SET AT THE END OF CONSTRUCTION.
  5. APARTMENT BUILDINGS AND CLUBHOUSE ARE SHOWN FOR INFORMATIONAL PURPOSES. ALL CONSTRUCTION MAY NOT BE COMPLETE.
  6. APARTMENT BUILDINGS AND CLUBHOUSE HAVE ACCESS TO PUBLIC R.O.W. BY PRIVATE ROADWAY.
  7. SHEET 2 IS FOR ANNOTATION OF ALL EASEMENTS
  8. THE ACCESS EASEMENT SHOWN IS INTENDED TO PROVIDE ACCESS TO LOT 501 OF THIS SURVEY AND LOT 401 OF DISCOVERY PARK PLAT 4. THIS EASEMENT MAY NOT BE REMOVED WITHOUT CITY OF COLUMBIA APPROVAL.



LOCATION MAP



- LEGEND**
- S SET
  - F FOUND
  - DH DRILL HOLE
  - PM PERMANENT MONUMENT
  - 1/2" IRON ROD OR PIPE
  - 5/8" OR LARGER IRON
  - + DRILL HOLE OR CHISEL +
  - △ RIGHT OF WAY MARKER
  - ▴ STONE MONUMENT
  - CORNER POST
  - X FENCE LINE
  - OVERHEAD ELECTRIC
  - GAS LINE
  - SEWER LINE
  - ① LOT NUMBERS FROM DISCOVERY PARK PLAT 2-B

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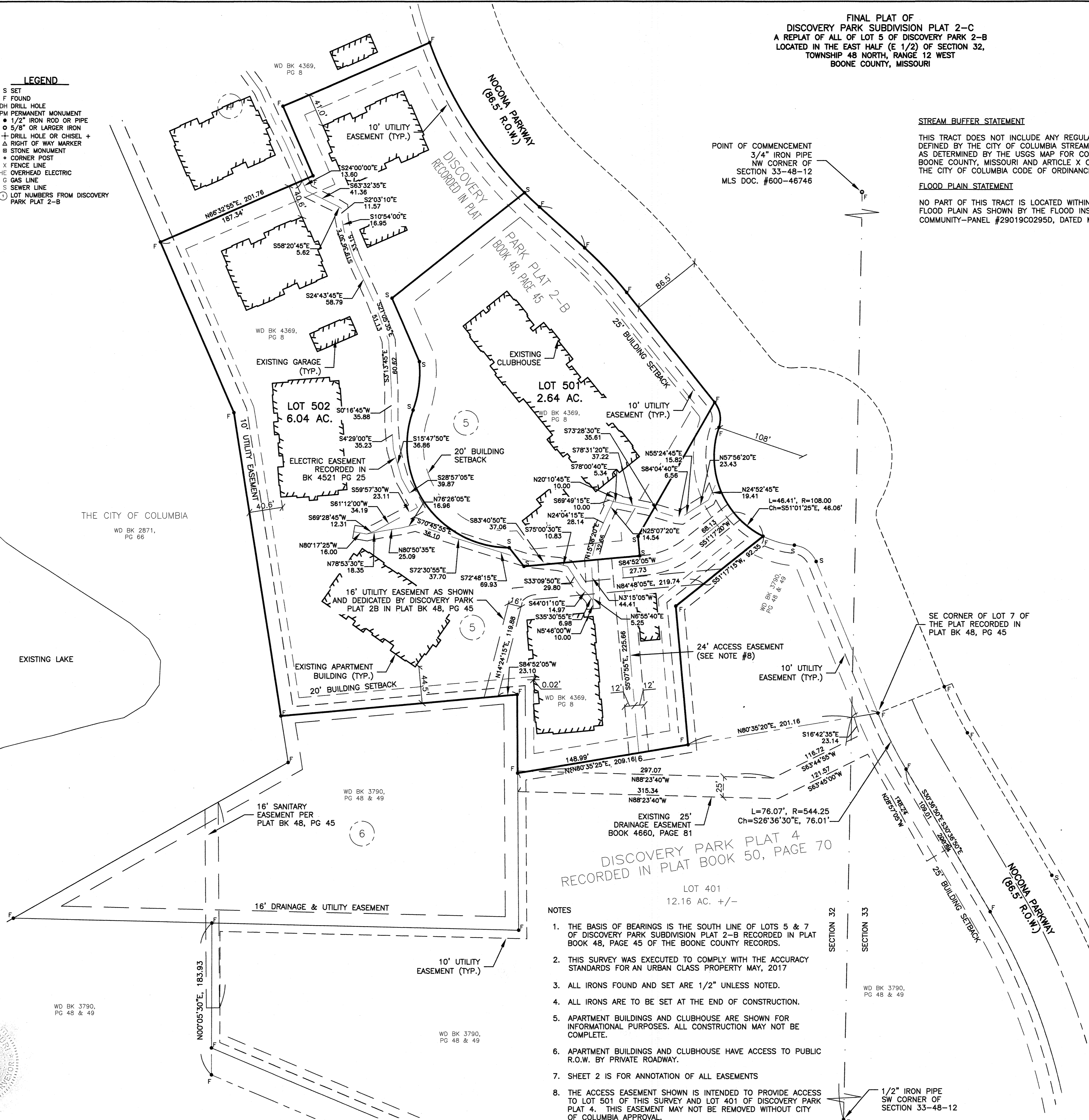
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POINT OF COMMENCEMENT  
 3/4" IRON PIPE  
 NW CORNER OF  
 SECTION 33-48-12  
 MLS DOC. #600-46746



DISCOVERY PARK PLAT 4  
 RECORDED IN PLAT BOOK 50, PAGE 70

- NOTES**
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  2. THIS SURVEY WAS EXECUTED TO COMPLY WITH THE ACCURACY STANDARDS FOR AN URBAN CLASS PROPERTY MAY, 2017
  3. ALL IRONS FOUND AND SET ARE 1/2" UNLESS NOTED.
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  5. APARTMENT BUILDINGS AND CLUBHOUSE ARE SHOWN FOR INFORMATIONAL PURPOSES. ALL CONSTRUCTION MAY NOT BE COMPLETE.
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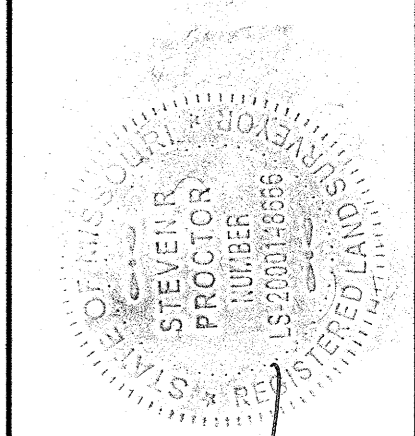
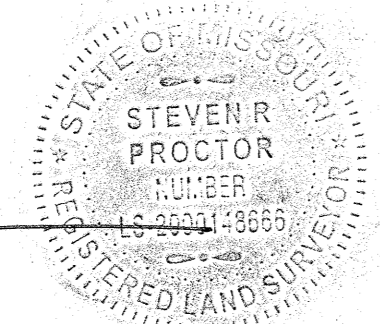
SUBSCRIBED AND SWORN BEFORE ME ON THIS 12TH DAY OF JUNE, 2017 MY COMMISSION EXPIRES April 30, 2019.

TERESA E SYFERD  
 Notary Public - Notary Seal  
 State of Missouri, Howard County  
 Commission # 15043419  
 My Commission Expires April 30, 2019

*Teresa E Syferd*  
 TERESA E SYFERD  
 NOTARY PUBLIC

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*Steven R Proctor*  
 STEVEN R. PROCTOR, P.L.S. 2000148666  
 Date: JUNE 12, 2017



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 STEVEN R. PROCTOR, P.L.S. 2000148666  
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 Anthony Derboven PLS # 2016019005

DISCOVERY PARK SUBDIVISION PLAT 2C

Columbia, Boone County, MO

Plotted: 6/12/2017  
 SHT. 2 OF 02