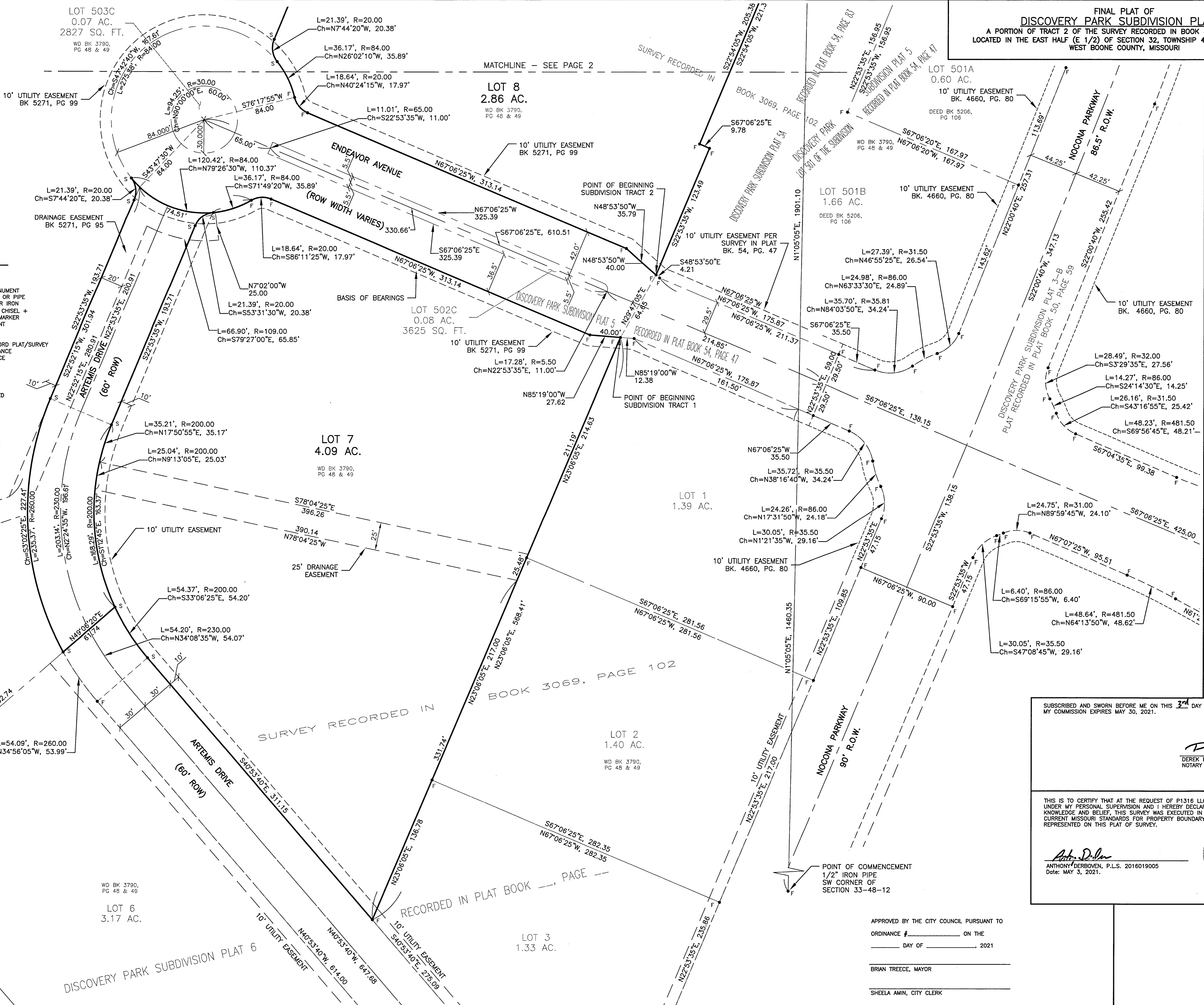
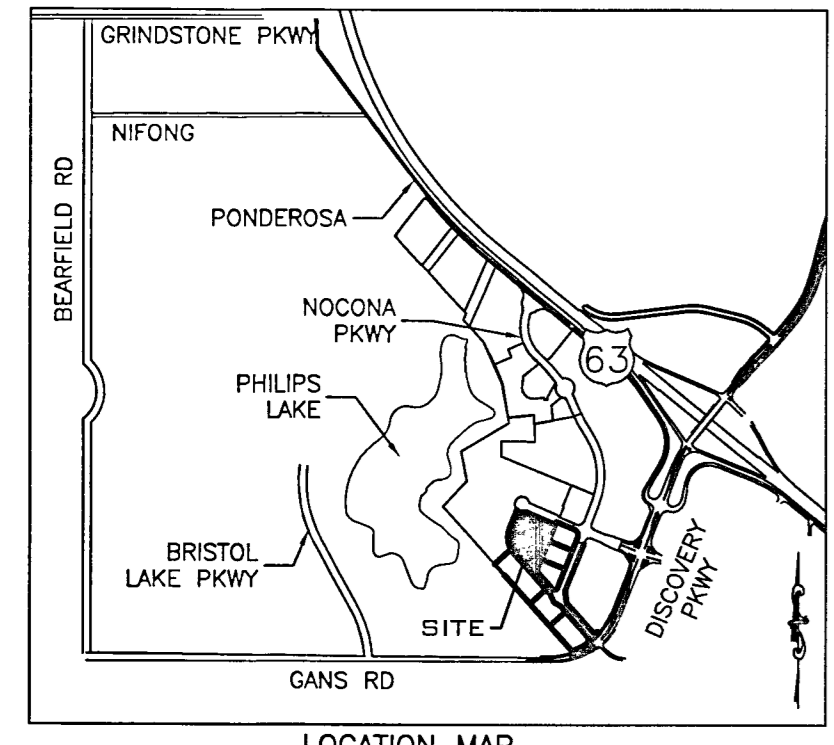
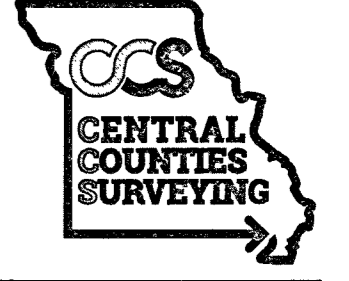
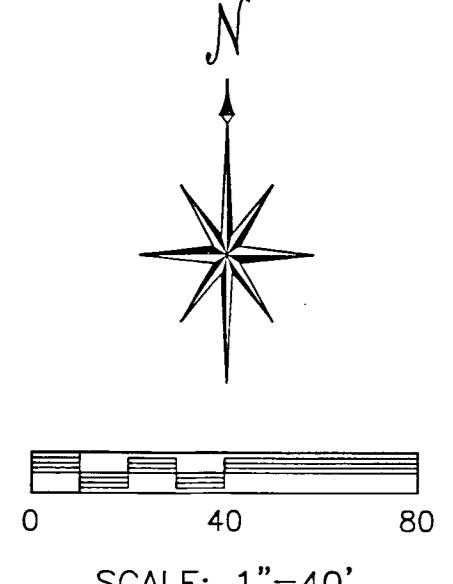


FINAL PLAT OF
DISCOVERY PARK SUBDIVISION PLAT 7
A PORTION OF TRACT 2 OF THE SURVEY RECORDED IN BOOK 3069, PAGE 102,
LOCATED IN THE EAST HALF (E 1/2) OF SECTION 32, TOWNSHIP 48 NORTH, RANGE 12
WEST BOONE COUNTY, MISSOURI



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
BK/PG OF RECORD PLAT/SURVEY
M MEASURED DISTANCE
R RECORD DISTANCE

- NOTES**
1. THE BASIS OF BEARINGS IS THE SOUTH RIGHT OF WAY LINE OF ENDEAVOR AVENUE OF DISCOVERY PARK SUBDIVISION PLAT 5, RECORDED IN PLAT BOOK 54, PAGE 47 OF THE BOONE COUNTY RECORDS.
 2. THIS SURVEY WAS EXECUTED TO COMPLY WITH THE ACCURACY STANDARDS FOR AN URBAN CLASS PROPERTY JANUARY, 2021
 3. ALL IRONS FOUND AND SET ARE 1/2" UNLESS NOTED.
 4. ALL IRONS ARE TO BE SET AT THE END OF CONSTRUCTION OR WITHIN 12 MONTHS OF RECORDED SURVEY.
 5. ONLY THE RECORDED DOCUMENTS REFERENCED HEREON WERE PROVIDED TO OR DISCOVERED BY THE SURVEYOR. NO ABSTRACT, CURRENT TITLE POLICY/COMMITMENT/REPORT OR OTHER RECORD TITLE DOCUMENTATION WAS PROVIDED TO SURVEYOR.
 6. THIS PLAT IS DEDICATING A 10' UTILITY EASEMENT ADJACENT TO ALL PUBLIC ROAD RIGHT OF WAY SHOWN HEREON.



401 S. Cleveland St.
Fayette, MO 65248
Phone (660) 728-5028
Missouri Commission # 2014035993
Steven R. Proctor PLS # 20200148666
Anthony Derboven PLS # 2016019005

P1316 LLC
Columbia, Boone County, MO

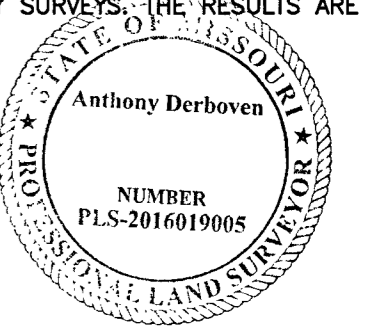
Plotted: 5/3/2021
SHT. 1 OF 02

SUBSCRIBED AND SWORN BEFORE ME ON THIS 3rd DAY OF MAY, 2021
MY COMMISSION EXPIRES MAY 30, 2021.

Derek Forbis
DEREK FORBIS
NOTARY PUBLIC

THIS IS TO CERTIFY THAT AT THE REQUEST OF P1316 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 STANDARDS FOR PROPERTY BOUNDARY SURVEYS. THE RESULTS ARE REPRESENTED ON THIS PLAT OF SURVEY.

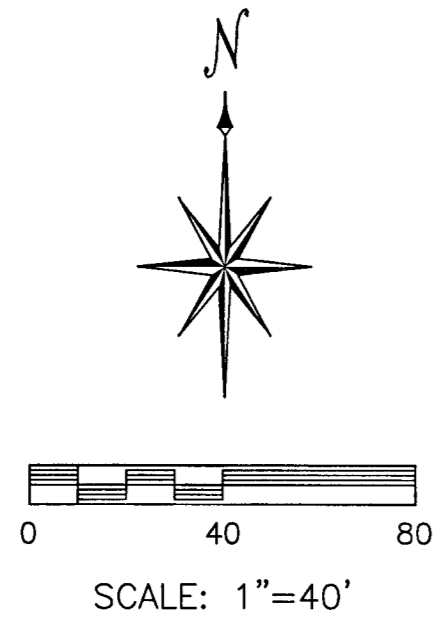
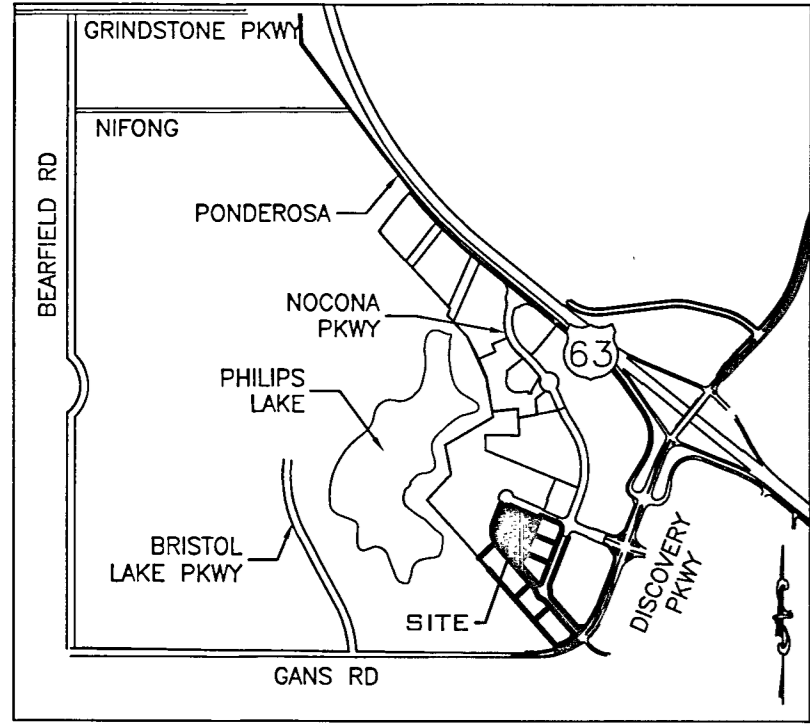
Anthony Derboven
ANTHONY DERBOVEN, P.L.S. 2016019005
Date: MAY 3, 2021.



APPROVED BY THE CITY COUNCIL PURSUANT TO
ORDINANCE # _____ ON THE
_____ DAY OF _____, 2021

BRIAN TREECE, MAYOR

SHEELA AMIN, CITY CLERK



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
(91/387) BK/PG OF RECORD PLAT/SURVEY
M MEASURED DISTANCE
R RECORD DISTANCE

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 1% ANNUAL CHANCE FLOOD PLAIN AS SHOWN BY THE FLOOD INSURANCE RATE MAP: COMMUNITY-PANEL #290019C0295E, DATED APRIL 19, 2017.

- NOTES**
1. THE BASIS OF BEARINGS IS THE SOUTH RIGHT OF WAY LINE OF ENDEAVOR AVENUE OF DISCOVERY PARK SUBDIVISION PLAT 5 RECORDED IN PLAT BOOK 54, PAGE 47 OF THE BOONE COUNTY RECORDS.
 2. THIS SURVEY WAS EXECUTED TO COMPLY WITH THE ACCURACY STANDARDS FOR AN URBAN CLASS PROPERTY JANUARY, 2021
 3. ALL IRONS FOUND AND SET ARE 1/2" UNLESS NOTED.
 4. ALL IRONS ARE TO BE SET AT THE END OF CONSTRUCTION OR WITHIN 12 MONTHS OF RECORDED SURVEY.
 5. ONLY THE RECORDED DOCUMENTS REFERENCED HEREON WERE PROVIDED TO OR DISCOVERED BY THE SURVEYOR. NO ABSTRACT, CURRENT TITLE POLICY/COMMITMENT/REPORT OR OTHER RECORD TITLE DOCUMENTATION WAS PROVIDED TO SURVEYOR.
 6. THIS PLAT IS DEDICATING A 10' UTILITY EASEMENT ADJACENT TO ALL PUBLIC ROAD RIGHT OF WAY SHOWN HEREON.

DESCRIPTION: SUBDIVISION TRACT 1

A PORTION OF TRACT 2 OF THE SURVEY RECORDED IN BOOK 3069, PAGE 102 OF THE BOONE COUNTY RECORDS, LOCATED IN THE EAST HALF (E 1/2) OF SECTION 32, TOWNSHIP 48 NORTH, RANGE 12 WEST BOONE COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2" IRON PIPE AT THE SOUTHWEST CORNER OF SECTION 33, TOWNSHIP 48 NORTH, RANGE 12 WEST; THENCE N1°05'05"E ALONG THE SECTION LINE, A DISTANCE OF 1460.35 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF ENDEAVOR AVENUE; THENCE N67°06'25"W ALONG SAID SOUTH RIGHT OF WAY LINE, A DISTANCE OF 161.50 FEET; THENCE CONTINUE ALONG SAID RIGHT OF WAY LINE N85°19'00"W, A DISTANCE OF 12.38 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUE N85°19'00"W ALONG SAID SOUTH RIGHT OF WAY LINE, A DISTANCE OF 27.62 FEET;
THENCE N67°06'25"W ALONG SAID SOUTH RIGHT OF WAY LINE, A DISTANCE OF 313.14 FEET;
THENCE 18.64' ALONG A 20.00 FOOT RADIUS TANGENT CURVE TO THE LEFT (HAVING A CHORD OF 58°11'25"W, A DISTANCE OF 17.97 FEET);
THENCE 120.42' ALONG A 84.00 FOOT RADIUS CURVE TO THE RIGHT (HAVING A CHORD OF 87°25'30"W, A DISTANCE OF 110.37 FEET);
THENCE 21.39' ALONG A 20.00 FOOT RADIUS CURVE TO THE RIGHT (HAVING A CHORD OF 57°44'20"E, A DISTANCE OF 20.38 FEET);
THENCE S22°53'35"W, A DISTANCE OF 193.71 FEET;
THENCE 235.37' ALONG A 260.00 FOOT RADIUS CURVE TO THE LEFT (HAVING A CHORD OF 53°02'25"E, A DISTANCE OF 227.41 FEET);
THENCE N49°06'20"E, A DISTANCE OF 61.74 FEET;
THENCE 54.37' ALONG A 200.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT (HAVING A CHORD OF 53°06'25"E, A DISTANCE OF 54.20 FEET);
THENCE S40°53'40"E, A DISTANCE OF 311.15 FEET;
THENCE N23°06'05"E, A DISTANCE OF 568.41 FEET TO THE POINT OF BEGINNING;

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 4.65 ACRES AND IS A PORTION OF THE SAME LAND DESCRIBED BY DEED RECORDED IN BOOK 3790, PAGES 48 & 49 OF THE BOONE COUNTY RECORDS, SUBJECT TO ANY EASEMENT OR RESTRICTION OF RECORD OR NOT OF RECORD, IF ANY.

KNOW ALL MEN BY THESE PRESENTS

"P1316 LLC", A LIMITED LIABILITY COMPANY, IS THE SOLE OWNER OF THE HEREON DESCRIBED TRACT AND THAT SAID LIMITED LIABILITY COMPANY HAS CAUSED SAID TRACT TO BE SURVEYED, SUBDIVIDED, AND PLATTED AS SHOWN HEREON; SAID LIMITED LIABILITY COMPANY DOES HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID LIMITED LIABILITY COMPANY.

ANY UTILITY EASEMENTS (INCLUDING A 10' UTILITY EASEMENT ADJACENT TO ALL PUBLIC ROAD RIGHT OF WAY) AND ADDITIONAL RIGHT OF WAY AT THE LOCATIONS SHOWN ON THE PLAT, ARE HEREBY DEDICATED TO THE CITY OF COLUMBIA FOR PUBLIC USE, FOREVER.

P1316 LLC
TITLE: Managing Member
JONATHAN OOLE (PRINTED)

SUBSCRIBED AND SWORN BEFORE ME ON THIS 15th DAY OF May, 2021. MY COMMISSION EXPIRES 13, 2023.

BRIAN PATRICK MAENNER
Notary Public, Notary Seal
State of Missouri
Boone County
Commission # 1820933
My Commission Expires 12-19-2022

NOTARY PUBLIC

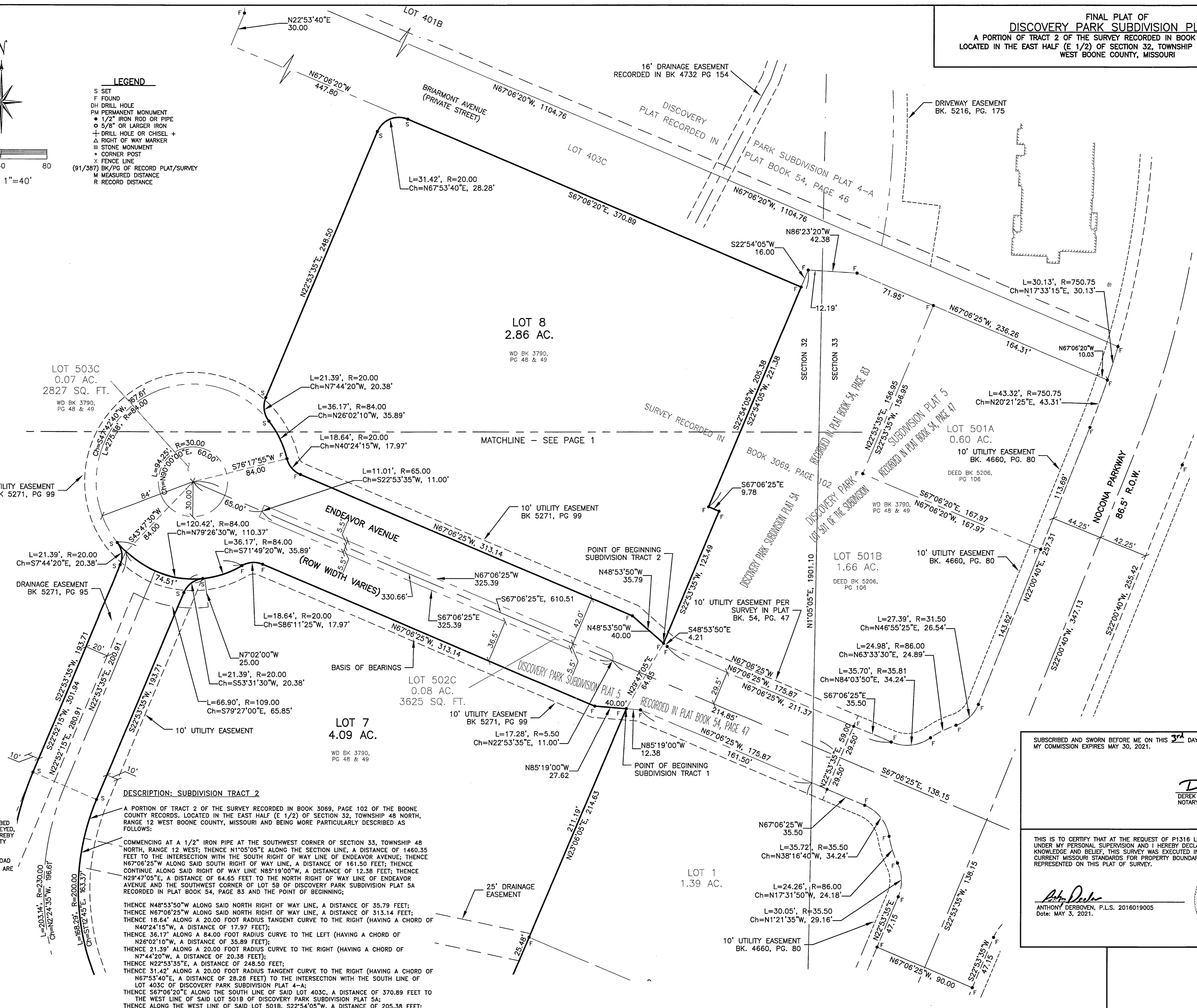
DESCRIPTION: SUBDIVISION TRACT 2

A PORTION OF TRACT 2 OF THE SURVEY RECORDED IN BOOK 3069, PAGE 102 OF THE BOONE COUNTY RECORDS, LOCATED IN THE EAST HALF (E 1/2) OF SECTION 32, TOWNSHIP 48 NORTH, RANGE 12 WEST BOONE COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2" IRON PIPE AT THE SOUTHWEST CORNER OF SECTION 33, TOWNSHIP 48 NORTH, RANGE 12 WEST; THENCE N1°05'05"E ALONG THE SECTION LINE, A DISTANCE OF 1460.35 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF ENDEAVOR AVENUE; THENCE N67°06'25"W ALONG SAID SOUTH RIGHT OF WAY LINE, A DISTANCE OF 161.50 FEET; THENCE CONTINUE ALONG SAID RIGHT OF WAY LINE N85°19'00"W, A DISTANCE OF 12.38 FEET; THENCE N29°47'05"E, A DISTANCE OF 64.65 FEET TO THE NORTH RIGHT OF WAY LINE OF ENDEAVOR AVENUE AND THE SOUTHWEST CORNER OF LOT 5B OF DISCOVERY PARK SUBDIVISION PLAT 5A RECORDED IN PLAT BOOK 54, PAGE 83 AND THE POINT OF BEGINNING;

THENCE N48°53'50"W ALONG SAID NORTH RIGHT OF WAY LINE, A DISTANCE OF 35.79 FEET;
THENCE N67°06'25"W ALONG SAID NORTH RIGHT OF WAY LINE, A DISTANCE OF 313.14 FEET;
THENCE 18.64' ALONG A 20.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT (HAVING A CHORD OF 40°24'15"W, A DISTANCE OF 17.97 FEET);
THENCE 36.17' ALONG A 84.00 FOOT RADIUS CURVE TO THE LEFT (HAVING A CHORD OF N26°02'10"W, A DISTANCE OF 35.89 FEET);
THENCE 21.39' ALONG A 20.00 FOOT RADIUS CURVE TO THE RIGHT (HAVING A CHORD OF N7°44'20"W, A DISTANCE OF 20.38 FEET);
THENCE N22°53'35"E, A DISTANCE OF 248.50 FEET;
THENCE 31.42' ALONG A 20.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT (HAVING A CHORD OF N67°53'40"E, A DISTANCE OF 28.28 FEET) TO THE INTERSECTION WITH THE SOUTH LINE OF LOT 403C OF DISCOVERY PARK SUBDIVISION PLAT 4-A;
THENCE S67°06'20"E ALONG THE SOUTH LINE OF SAID LOT 403C, A DISTANCE OF 370.89 FEET TO THE WEST LINE OF SAID LOT 501B OF DISCOVERY PARK SUBDIVISION PLAT 5A;
THENCE ALONG THE WEST LINE OF SAID LOT 501B, S22°54'05"W, A DISTANCE OF 205.38 FEET;
THENCE S67°06'25"E, A DISTANCE OF 9.78 FEET;
THENCE S22°53'35"W, A DISTANCE OF 123.49 FEET TO THE POINT OF BEGINNING;

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 2.86 ACRES AND IS A PORTION OF THE SAME LAND DESCRIBED BY DEED RECORDED IN BOOK 3790, PAGES 48 & 49 OF THE BOONE COUNTY RECORDS, SUBJECT TO ANY EASEMENT OR RESTRICTION OF RECORD OR NOT OF RECORD, IF ANY.



CENTRAL COUNTIES SURVEYING
401 S. Cleveland St.
Fayette, MO 65248
Phone (866) 728-5028
Missouri Commission # 2014035993
Steven R. Proctor PLS # 200014866
Anthony Derboven PLS # 2016019005

P1316 LLC
Columbia, Boone County, MO

Plotted: 5/3/2021
SHT. 2 OF 02

SUBSCRIBED AND SWORN BEFORE ME ON THIS 3rd DAY OF May, 2021
MY COMMISSION EXPIRES MAY 30, 2021.

Derek Forbis
DEREK FORBIS
NOTARY PUBLIC

THIS IS TO CERTIFY THAT AT THE REQUEST OF P1316 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 STANDARDS FOR PROPERTY BOUNDARY SURVEYS. THE RESULTS ARE REPRESENTED ON THIS PLAT OF SURVEY.

Anthony Derboven
ANTHONY DERBOVEN, P.L.S. 2016019005
Date: May 3, 2021.

