

LAND DESCRIPTION - RAISING CANE'S LOT - COLUMBIA, MISSOURI

A TRACT OF LAND BEING PART OF LOT ONE OF UNIVERSITY CENTRE SUBDIVISION, A SUBDIVISION RECORDED IN PLAT BOOK 52, PAGE 2 OF THE BOONE COUNTY RECORDS, AND LOCATED IN SECTION 13, TOWNSHIP 48 NORTH, RANGE 13 WEST, CITY OF COLUMBIA, BOONE COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING THE MOST NORTHEAST CORNER OF SAID LOT ONE OF UNIVERSITY CENTRE SUBDIVISION, SAID POINT BEING ON THE WEST RIGHT OF WAY LINE OF PROVIDENCE ROAD, A VARIABLE WIDTH PUBLIC RIGHT OF WAY; THENCE ALONG SAID WEST RIGHT OF WAY LINE OF PROVIDENCE ROAD, 184.05 FEET ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 11,424.20 FEET AND A CENTRAL ANGLE OF 00 DEGREES 55 MINUTES 23 SECONDS , THE CHORD OF WHICH BEARS SOUTH 02 DEGREES 28 MINUTES 33 SECONDS WEST ON A BEARING SYSTEM ADOPTED FROM THE MISSOURI STATE PLANE COORDINATE SYSTEM, NAD 1983, CENTRAL ZONE, 184.04 FEET; THENCE LEAVING SAID WEST RIGHT OF WAY LINE OF PROVIDENCE ROAD, NORTH 88 DEGREES 53 MINUTES 22 SECONDS WEST, 265.75 FEET; THENCE NORTH 01 DEGREES 06 MINUES 38 SECONDS EAST, 183.99 FEET; THENCE SOUTH 88 DEGREES 53 MINUTES 22 SECONDS EAST, 270.13 FEET TO THE POINT OF BEGINNING, AND CONTAINING 49,344 SQUARE FEET, OR 1.13 ACRES MORE OR LESS.