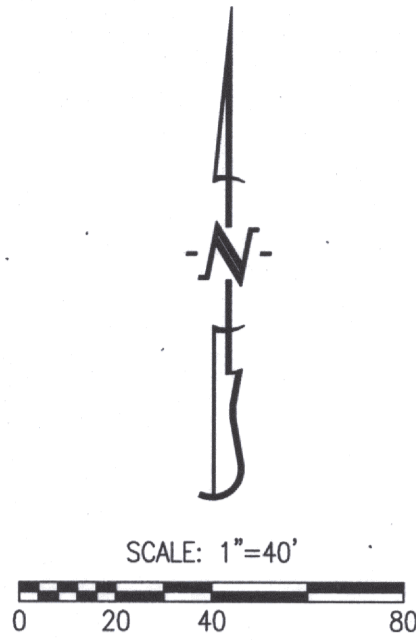
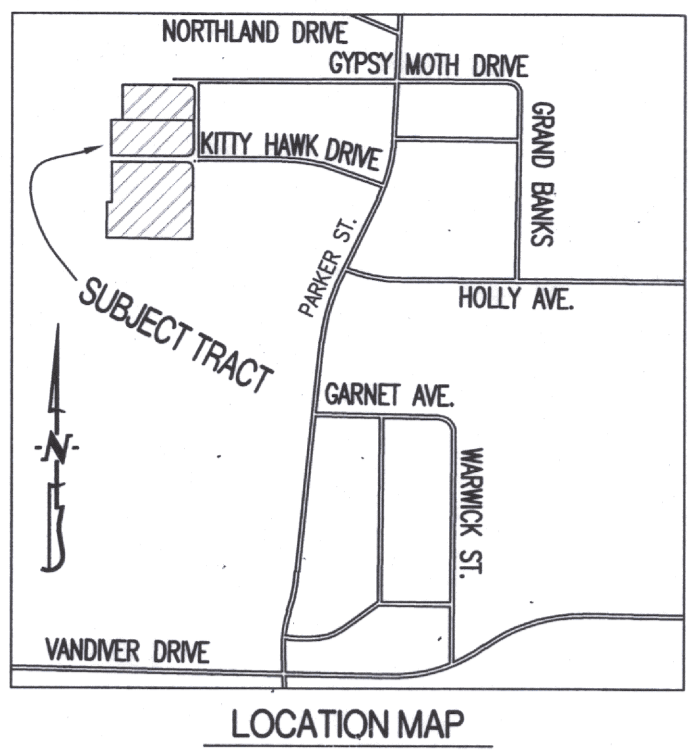


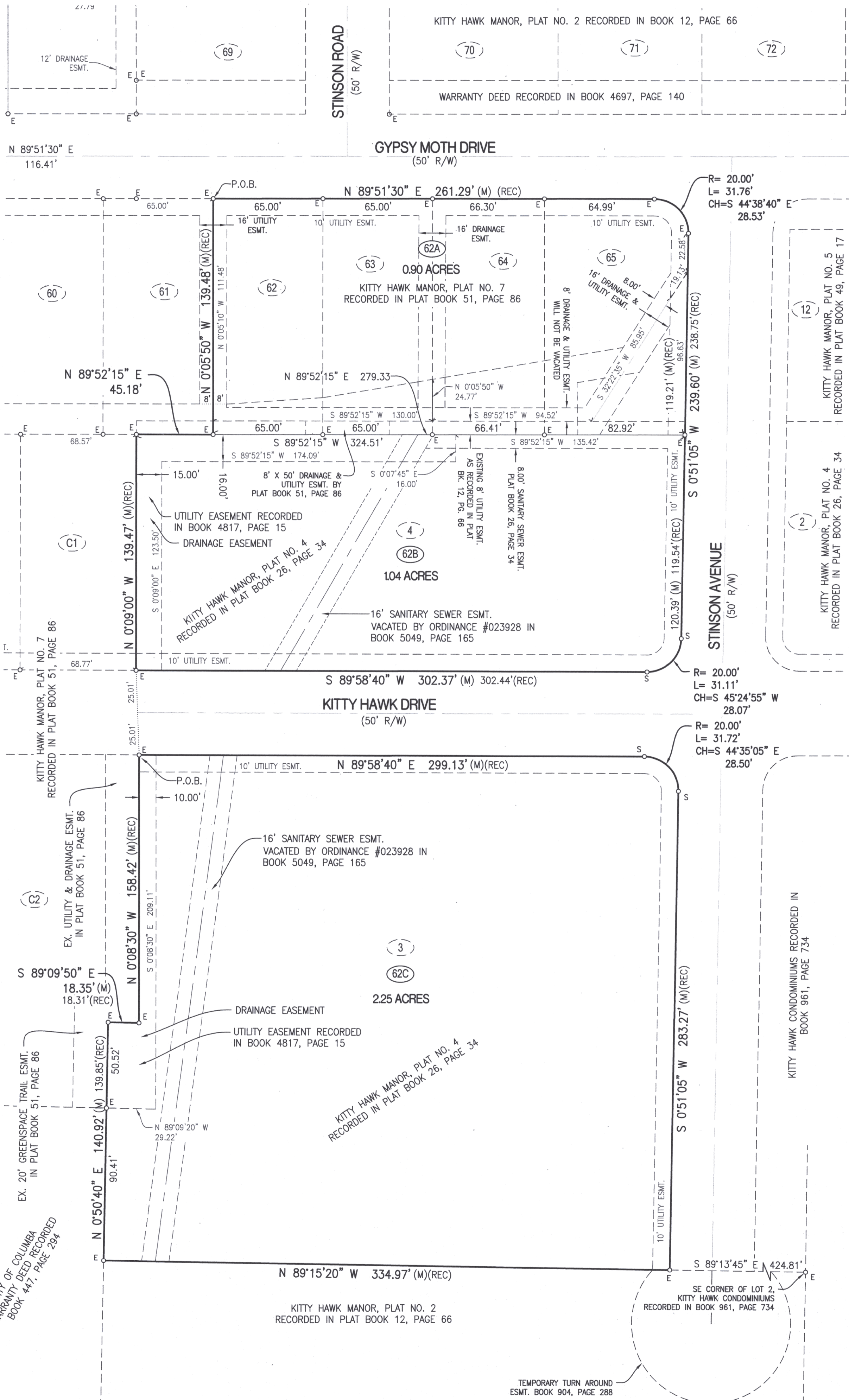
FINAL PLAT KITTY HAWK MANOR, PLAT No. 7A

A REPLAT OF LOTS 62-65, KITTY HAWK MANOR, PLAT NO. 7, AND
LOTS 3 AND 4, KITTY HAWK MANOR, PLAT NO. 4 LOCATED IN
THE NORTH HALF OF SECTION 6, TOWNSHIP 48 NORTH, RANGE 12 WEST
COLUMBIA, BOONE COUNTY, MISSOURI
JULY 1, 2019



BEARINGS ARE REFERENCED TO GRID
NORTH, OF THE MISSOURI STATE PLANE
COORDINATE SYSTEM (CENTRAL ZONE),
OBTAINED FROM GPS OBSERVATION.

LEGEND:
E EXISTING
S SET
o 1/2" IRON PIPE
(UNLESS NOTED OTHERWISE)
(REC) RECORD DISTANCE
(M) MEASURED DISTANCE
P.O.B. POINT OF BEGINNING



CERTIFICATION:

I HEREBY CERTIFY THAT IN MAY OF 2019, I COMPLETED A SURVEY AND SUBDIVISION FOR HOMECO DEVELOPMENT, L.L.C., AND KITTY HAWK APARTMENTS, L.L.C. OF LOTS 62, 63, 64 AND LOT 65, KITTY HAWK MANOR, PLAT NO. 7 RECORDED IN BOOK 51, PAGE 86 AND DESCRIBED BY WARRANTY DEED RECORDED IN BOOK 4697, PAGE 140 AND LOTS 3 AND 4, KITTY HAWK MANOR, PLAT NO. 4 RECORDED IN PLAT BOOK 26, PAGE 34 AND DESCRIBED BY WARRANTY DEED RECORDED IN BOOK 4697, PAGE 136, ALL LOCATED IN THE NORTH HALF OF SECTION 6, TOWNSHIP 48 NORTH, RANGE 12 WEST, COLUMBIA, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 62, SAID POINT BEING ON THE SOUTH RIGHT OF WAY LINE FOR GYPSY MOTH DRIVE AND WITH SAID SOUTH RIGHT OF WAY LINE, N 89°51'30"E, 261.29 FEET; THENCE TRANSITIONING TO THE WEST RIGHT OF WAY LINE FOR STINSON AVENUE, 31.76 FEET ALONG A 20.00-FOOT RADIUS TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, S 44°38'40"E, 28.53 FEET; THENCE S 0°51'05"W, 239.60 FEET TO THE SOUTHEAST CORNER OF SAID LOT 4; THENCE TRANSITIONING TO THE SOUTH NORTH RIGHT OF WAY LINE FOR KITTY HAWK DRIVE, 31.11 FEET ALONG A 20.00-FOOT RADIUS TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, S 45°24'55"W, 28.07 FEET; THENCE WITH SAID NORTH RIGHT OF WAY LINE, S 89°58'40"W, 302.37 FEET TO THE SOUTHEAST CORNER OF LOT C1 OF SAID KITTY HAWK, PLAT NO. 7; THENCE LEAVING SAID NORTH RIGHT OF WAY LINE AND WITH THE EAST LINE OF SAID LOT C1, N 0°09'00"W, 139.47 FEET TO THE NORTHEAST CORNER OF SAID LOT C1; THENCE LEAVING SAID EAST LINE AND WITH THE NORTH LINE OF SAID LOT 4, N 89°52'15"E, 45.18 FEET TO THE SOUTHWEST CORNER OF SAID LOT 62; THENCE LEAVING SAID NORTH LINE AND WITH THE WEST LINE OF SAID LOT 62, N 0°05'50"W, 139.48 FEET TO THE POINT OF BEGINNING AND CONTAINING 1.94 ACRES.

AND,

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 3 AND WITH THE NORTH LINE THEREOF, N 89°58'40"E, 299.12 FEET; THENCE TRANSITIONING TO THE WEST RIGHT OF WAY LINE FOR STINSON AVENUE, 31.72 FEET ALONG A 20.00-FOOT RADIUS TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, S 44°35'05"E, 28.50 FEET; THENCE WITH SAID WEST RIGHT OF WAY LINE, S 0°51'05"W, 283.25 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3; THENCE LEAVING SAID WEST RIGHT OF WAY LINE, N 89°15'20"W, 334.97 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3; THENCE N 0°50'40"E, 140.92 FEET; THENCE S 89°09'50"E, 18.35 FEET; THENCE N 0°08'30"E, 158.41 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.25 ACRES.

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

SURVEY AND PLAT BY:

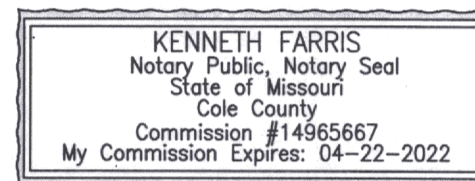
CROCKETT ENGINEERING CONSULTANTS, LLC
1000 W. NIFONG BLVD. BUILDING 1
COLUMBIA, MO 65203
CORPORATE NUMBER: 2000151304

David W. Borden
DAVID W. BORDEN, PLS-2002000244
9-4-19
DATE

STATE OF MISSOURI } SS
COUNTY OF BOONE }

SUBSCRIBED AND AFFIRMED BEFORE ME THIS 9th DAY OF September, 2019.

Kenneth Farris NOTARY PUBLIC
KENNETH FARRIS MY COMMISSION EXPIRES APRIL 22, 2022
COMMISSION NUMBER 14965667



KNOW ALL MEN BY THESE PRESENTS:

THAT HOMECO DEVELOPMENT, L.L.C., AND KITTY HAWK APARTMENTS, L.L.C. ARE THE OWNERS OF THE HEREOF DESCRIBED TRACT AND THAT SAID LIMITED LIABILITY COMPANIES HAVE CAUSED SAID TRACT TO BE SURVEYED, SUBDIVIDED, AND PLATTED AS SHOWN ON THE ABOVE DRAWING. THE EASEMENTS AS SHOWN, ARE HEREBY DEDICATED TO THE CITY OF COLUMBIA FOR THE PUBLIC USE FOREVER. THE ABOVE DRAWING AND DESCRIPTION SHALL HEREAFTER BE KNOWN AS "KITTY HAWK MANOR, PLAT NO. 7A".

IN WITNESS WHEREOF, HOMECO DEVELOPMENT, L.L.C. AND KITTY HAWK APARTMENTS, L.L.C. HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS OWNER AND MEMBER, THIS 9th DAY OF SEPTEMBER, 2019.

HOMECO DEVELOPMENT, L.L.C.

Weyen Burnam
WEYEN BURNAM, MEMBER

STATE OF MISSOURI } SS
COUNTY OF BOONE }

ON THIS 9th DAY OF September, 2019 BEFORE ME PERSONALLY APPEARED WEYEN BURNAM, TO ME KNOWN, WHO BY ME DULY SWORN, DID SAY THAT HE IS A MEMBER OF SAID LIMITED LIABILITY COMPANY AND THAT HE FURTHER ACKNOWLEDGES THIS INSTRUMENT TO BE HIS FREE ACT AND THE FREE ACT AND DEED OF SAID LIMITED LIABILITY COMPANY.

Kenneth Farris NOTARY PUBLIC
KENNETH FARRIS MY COMMISSION EXPIRES APRIL 22, 2022
COMMISSION NUMBER 14965667



KITTY HAWK APARTMENTS, L.L.C.

Weyen Burnam
WEYEN BURNAM, MEMBER

STATE OF MISSOURI } SS
COUNTY OF BOONE }

ON THIS 9th DAY OF September, 2019 BEFORE ME PERSONALLY APPEARED WEYEN BURNAM, TO ME KNOWN, WHO BY ME DULY SWORN, DID SAY THAT HE IS A MEMBER OF SAID LIMITED LIABILITY COMPANY AND THAT HE FURTHER ACKNOWLEDGES THIS INSTRUMENT TO BE HIS FREE ACT AND THE FREE ACT AND DEED OF SAID LIMITED LIABILITY COMPANY.

Kenneth Farris NOTARY PUBLIC
KENNETH FARRIS MY COMMISSION EXPIRES APRIL 22, 2022
COMMISSION NUMBER 14965667



APPROVED BY CITY COUNCIL PURSUANT TO ORDINANCE # 024041

ON THE 7th DAY OF October, 2019.

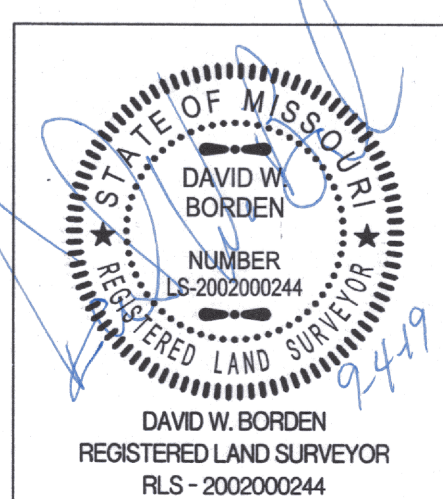
Brian Treece
BRIAN TREECE, MAYOR

ATTEST:
Sheela Amin
SHEELA AMIN, CITY CLERK



NOTES:

- THIS TRACT IS LOCATED IN ZONE-X-AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD AS SHOWN BY THE F.E.M.A. F.I.R.M. PANEL NO. 29019C0280E, DATED: APRIL 19, 2017.
- THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY CODE OF STATE REGULATIONS 2 CSR 90-60.040(2)(A).
- A CURRENT TITLE COMMITMENT WAS NOT PROVIDED FOR THIS SURVEY.
- ALL TRACT(S) ARE REGULATED BY THE STREAM BUFFER REQUIREMENTS IN SECTION 12A-230, AS DETERMINED BY THE USGS MAP FOR THE COLUMBIA QUADRANGLE, BOONE COUNTY, MISSOURI AND ARTICLE X OF CHAPTER 12A OF THE CITY OF COLUMBIA CODE OF ORDINANCES. THERE ARE NO REGULATED STREAMS ON THIS SITE.
- ALL MONUMENTS WILL BE SET AFTER CONSTRUCTION IS COMPLETE OR WITHIN 12 MONTHS WHICHEVER OCCURS FIRST.



KITTY HAWK MANOR, PLAT NO. 7A
A REPLAT OF LOTS 62-65, KITTY HAWK MANOR, PLAT 7 AND LOTS 3 AND 4, KITTY HAWK MANOR, PLAT NO. 4 LOCATED IN SECTION 6, TOWNSHIP 48 NORTH, RANGE 12 WEST, COLUMBIA, BOONE COUNTY, MISSOURI

CORPORATE NUMBER: 2000151304

DATE: 7/1/2019 SCALE: 1"=40'
PROJECT: 14048 DRAWN BY: DWB

CROCKETT ENGINEERING CONSULTANTS
1000 W. Nifong Blvd., Building 1
Columbia, Missouri 65203
(573) 447-0292
www.crockettengineering.com

Recorded In Boone County, Missouri
Date and Time: 10/08/2019 at 02:15:29 PM
Instrument #: 2019019504 Book: 53 Page: 69
Instrument Type: PLAT
Recording Fee: \$69.00 S
No. of Pages: 1

Nora Dietzel
Nora Dietzel, Recorder of Deeds