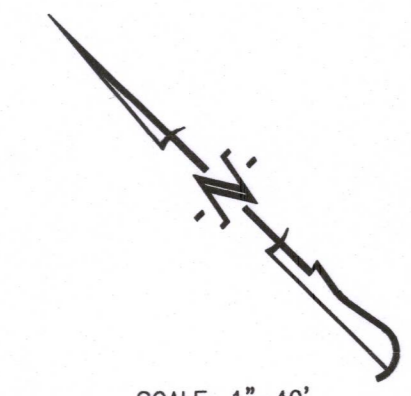


LOCATION MAP  
 NOT TO SCALE



SCALE: 1"=40'  
 0 20 40 80

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

CURVE TABLE				
CURVE	R	L	CHORD	CH DIST
1	300.0'	115.83'	S 37°38'20" E	115.11'
2	225.00'	100.36'	S 39°21'25" E	99.53'
3	205.00'	458.44'	N 56°39'50" E	368.71'
4	225.00'	25.47'	S 62°30'45" E	25.46'

**CERTIFICATION:**

I HEREBY CERTIFY THAT IN MARCH OF 2020, I COMPLETED A SURVEY AND SUBDIVISION FOR THE GATES REAL ESTATE, LLC OF A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 47 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI AND BEING PART OF THE LAND SHOWN IN THE SURVEY RECORDED IN BOOK 2985, PAGE 175 AND DESCRIBED BY THE WARRANTY DEED RECORDED IN BOOK 4228, PAGE 171 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 123 OF THE GATES, PLAT NO. 1-REARRANGEMENT, RECORDED IN PLAT BOOK 48, PAGE 27 AND WITH THE LINES OF SAID THE GATES, PLAT NO. 1-REARRANGEMENT, S 44°58'50" E, 178.73 FEET; THENCE S 15°32'00" W, 188.56 FEET; THENCE S 37°51'55" W, 50.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF WENTWORTH DRIVE; THENCE WITH SAID SOUTH RIGHT-OF-WAY LINE, 225.09 FEET ALONG A 250.00-FOOT RADIUS NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A CHORD S 77°55'40" E, 217.57 FEET; THENCE 27.42 FEET ALONG A 20.00-FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD S 64°26'40" E, 25.32 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF BRACKENHILL DRIVE; THENCE LEAVING SAID WENTWORTH DRIVE AND WITH SAID SOUTH RIGHT-OF-WAY LINE OF BRACKENHILL DRIVE, 109.04 FEET ALONG A 390.00-FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CHORD S 33°10'30" E, 108.69 FEET; THENCE 106.14 FEET ALONG A 180.00-FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD S 24°17'35" E, 104.60 FEET; THENCE LEAVING SAID WESTERLY RIGHT-OF-WAY LINE OF BRACKENHILL DRIVE, N 82°35'55" E, 50.00 FEET TO THE SOUTHWEST CORNER OF LOT 127A OF THE GATES, PLAT NO. 1-A, RECORDED IN PLAT BOOK 50, PAGE 23; THENCE LEAVING THE LINES OF SAID GATES' PLAT 1-REARRANGEMENT, 514.35 FEET ALONG A 230.00-FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD S 56°39'50" W, 413.68 FEET; THENCE 22.64 FEET ALONG A 200.00-FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CHORD N 62°30'45" W, 22.63 FEET; THENCE N 24°14'40" E, 221.37 FEET; THENCE N 72°39'00" W, 165.44 FEET; THENCE N 37°27'05" W, 183.55 FEET; THENCE N 32°23'55" W, 104.85 FEET; THENCE N 45°00'00" W, 64.28 FEET; THENCE N 39°55'15" E, 150.32 FEET; THENCE N 48°42'00" W, 50.00 FEET TO THE WEST LINE OF THE SURVEY RECORDED IN BOOK 2985, PAGE 175; THENCE WITH THE WEST LINES OF SAID SURVEY, N 45°57'50" E, 48.30 FEET; THENCE N 41°18'20" E, 55.05 FEET; THENCE LEAVING THE WEST LINE OF SAID SURVEY, S 48°41'40" E, 50.00 FEET; THENCE 47.17 FEET ALONG A 30.00-FOOT RADIUS NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A CHORD S 3°39'15" E, 42.46 FEET; THENCE S 48°42'00" E, 134.28 FEET; THENCE N 41°18'00" E, 143.11 FEET TO THE POINT OF BEGINNING AND CONTAINING 5.46 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 T. BUTCHER, PLS-2002014095  
 6/15/2020  
 DATE

KENNETH FARRIS  
 Notary Public, Notary Seal  
 State of Missouri  
 Cole County  
 Commission #14965667  
 My Commission Expires: 04-22-2022

KENNETH FARRIS  
 Notary Public, Notary Seal  
 State of Missouri  
 Cole County  
 Commission #14965667  
 My Commission Expires: 04-22-2022

STATE OF MISSOURI } SS  
 COUNTY OF BOONE }  
 SUBSCRIBED AND SWORN TO BEFORE ME THIS 15<sup>th</sup> DAY OF June IN THE YEAR 2020.  
 Kenneth Farris  
 KENNETH FARRIS  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES APRIL 22, 2022  
 COMMISSION NUMBER 14965667

GATES REAL ESTATE, LLC.  
 MIKE TOMPKINS, MANAGER  
 STATE OF MISSOURI } SS  
 COUNTY OF BOONE }  
 ON THIS 15<sup>th</sup> DAY OF June, IN THE YEAR 2020 BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED MIKE TOMPKINS, (MANAGER) OF GATES REAL ESTATE, LLC, A LIMITED LIABILITY COMPANY OF THE STATE OF MISSOURI, KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT IN BEHALF OF SAID LIMITED LIABILITY COMPANY AND ACKNOWLEDGED THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED. IN WITNESS WHEREOF, I HERETO SET MY HAND AND OFFICIAL SEAL.  
 Kenneth Farris  
 KENNETH FARRIS  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES APRIL 22, 2022  
 COMMISSION NUMBER 14965667

**NOTES:**

- THIS TRACT IS LOCATED IN ZONE X-AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL FLOODPLAIN AS SHOWN BY THE F.E.M.A. F.I.R.M. PANEL NO. 29019C0335E, 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 CURRENT TITLE COMMITMENT WAS NOT PROVIDED FOR THIS SURVEY.
- ALL TRACT(S) ARE REGULATED BY THE STREAM BUFFER REQUIREMENTS IN SECTION 12A-230, ARTICLE X OF THE CITY OF COLUMBIA CODE OF ORDINANCES. THERE ARE NO REGULATED STREAMS ON THIS SITE AS DETERMINED BY THE USGS MAP FOR THE JAMESTOWN QUADRANGLE.
- ALL MONUMENTS WILL BE SET AFTER CONSTRUCTION IS COMPLETE OR WITHIN 12 MONTHS WHICHEVER OCCURS FIRST.

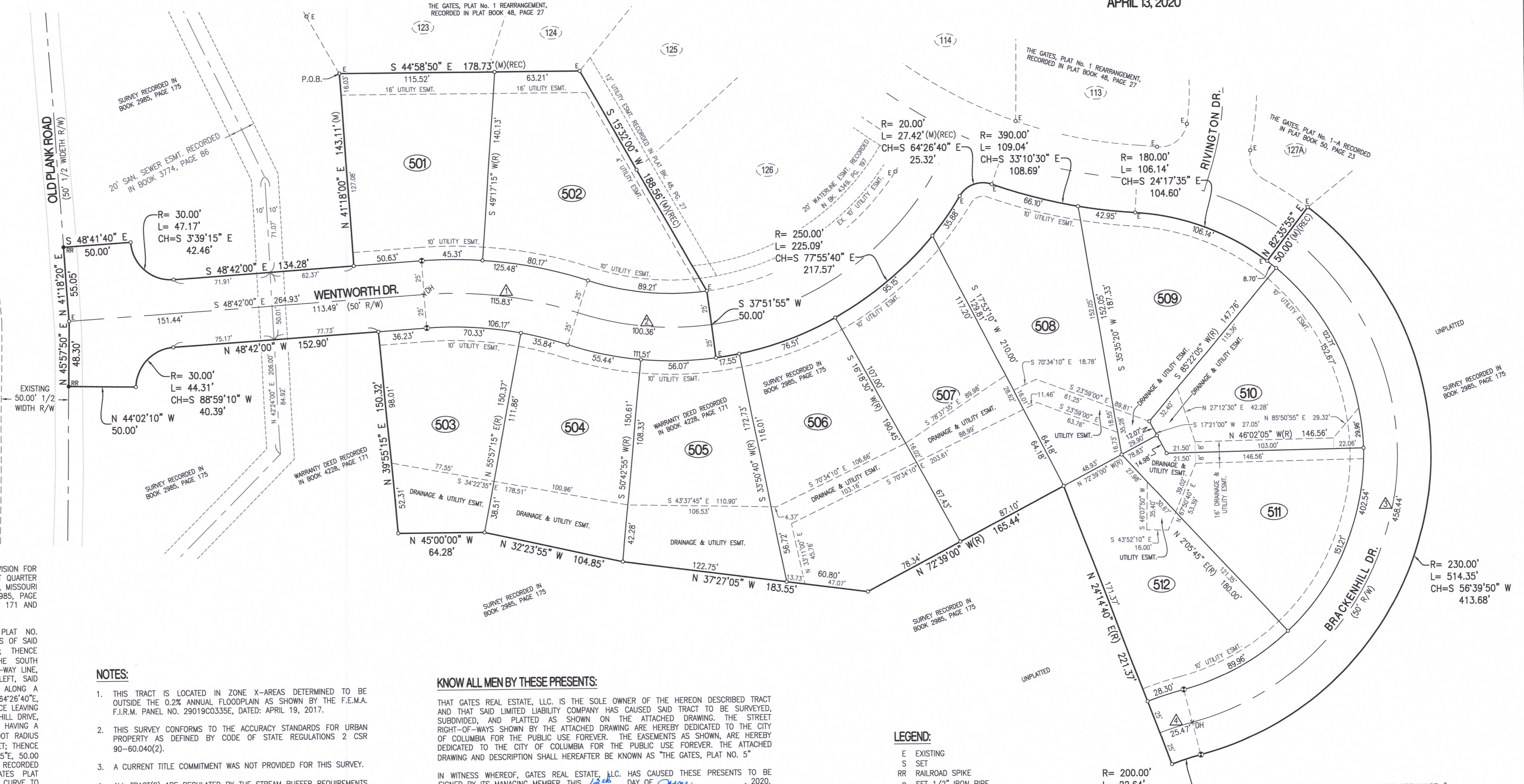
**KNOW ALL MEN BY THESE PRESENTS:**

THAT GATES REAL ESTATE, LLC 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 ON THE ATTACHED DRAWING. THE STREET RIGHT-OF-WAYS SHOWN BY THE ATTACHED DRAWING ARE HEREBY DEDICATED TO THE CITY OF COLUMBIA FOR THE PUBLIC USE FOREVER. THE EASEMENTS AS SHOWN, ARE HEREBY DEDICATED TO THE CITY OF COLUMBIA FOR THE PUBLIC USE FOREVER. THE ATTACHED DRAWING AND DESCRIPTION SHALL HEREAFTER BE KNOWN AS "THE GATES, PLAT NO. 5"

IN WITNESS WHEREOF, GATES REAL ESTATE, LLC, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGING MEMBER, THIS 15<sup>th</sup> DAY OF June, 2020.

FINAL PLAT  
**THE GATES, PLAT No. 5**

A MAJOR SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 47 NORTH, RANGE 13 WEST COLUMBIA, BOONE COUNTY, MISSOURI  
 APRIL 13, 2020



- LEGEND:**
- E EXISTING
  - S SET
  - RR RAILROAD SPIKE
  - o SET 1/2" IRON PIPE (UNLESS NOTED OTHERWISE)
  - COTTON PICKER SPINDLE/RAILROAD SPIKE
  - PERMANENT MONUMENT
  - (M) MEASURED DISTANCE
  - (REC) RECORDED DISTANCE
  - (R) RADIAL LINE
  - DH x DRILL HOLE
  - w/ CHISELED X
  - P.O.B. POINT OF BEGINNING

R= 200.00'  
 L= 22.64'  
 CH=N 62°30'45" W  
 22.63'

APPROVED BY CITY COUNCIL PURSUANT TO ORDINANCE # \_\_\_\_\_ ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

BRIAN TREECE, MAYOR  
 ATTEST:  
 SHEELA AMIN, CITY CLERK

		<b>THE GATES, PLAT No. 5</b> A MAJOR SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 47 NORTH, RANGE 13 WEST COLUMBIA, BOONE COUNTY, MISSOURI	
		CORPORATE NUMBER: 2000151304	
DATE: 4/13/2020	SCALE: 1"=40'	PROJECT: 130285	DRAWN BY: KWF
CROCKETT ENGINEERING CONSULTANTS 1000 W. NIFONG BLVD., BUILDING 1 COLUMBIA, MISSOURI 65203 (573) 447-0292 www.crockettengineering.com		DAVID T. BUTCHER PROFESSIONAL LAND SURVEYOR PLS-2002014095	