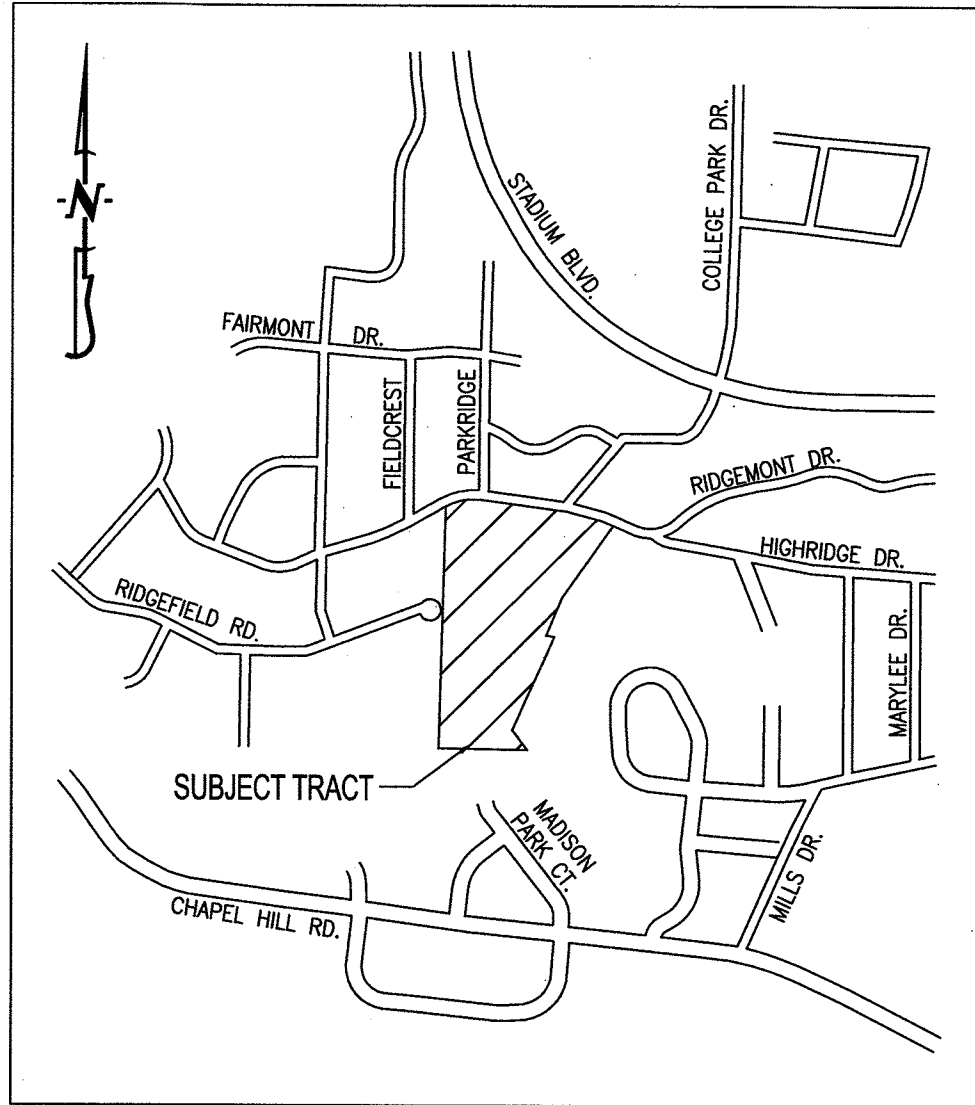


Unofficial Document **FINAL PLAT**
RIDGEMONT PARK, PLAT No. 1

A MAJOR SUBDIVISION LOCATED IN THE NORTHEAST QUARTER OF
SECTION 22, TOWNSHIP 48 NORTH, RANGE 13 WEST
COLUMBIA, BOONE COUNTY, MISSOURI

MAY 30, 2017
CASE #17-158



LOCATION MAP
NOT TO SCALE

KNOW ALL MEN BY THESE PRESENTS:

THAT RIDGEMONT DEVELOPMENT, 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 ABOVE DRAWING. THE STREET RIGHT-OF-WAY SHOWN BY THE ABOVE DRAWING IS 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 ABOVE DRAWING AND DESCRIPTION SHALL HEREAFTER BE KNOWN AS "RIDGEMONT PARK, PLAT NO. 1"

IN WITNESS WHEREOF, RIDGEMONT DEVELOPMENT, LLC HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MEMBER, THIS 26 DAY OF July, 2017.

RIDGEMONT DEVELOPMENT, LLC.

JOHN JONES, PRESIDENT OF RIDGEMONT DEVELOPMENT, LLC

CERTIFICATION:

I HEREBY CERTIFY THAT IN MAY OF 2017, I COMPLETED A SURVEY AND SUBDIVISION FOR RIDGEMONT DEVELOPMENT, LLC, OF A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 48 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI AND BEING ALL OF LOT 201, MADISON PARK PLAT 2 RECORDED IN PLAT BOOK 39, PAGE 104 AND DESCRIBED BY THE WARRANTY DEED RECORDED IN BOOK 4582, PAGE 161 AND CONTAINING 12.34 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 MINIMUM 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

NOTES:

- 1. THIS IS LOCATED IN THE 100-YEAR FLOOD PLAIN AS SHOWN BY BOONE COUNTY & CITY OF COLUMBIA FLOOD PLAIN MAPS. PANEL NO. 29019C0286E, DATED: APRIL 19, 2017.
- 2. THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY MISSOURI BOARD RULE 20 CSR 2030-16.040(2)(A).
- 3. A CURRENT TITLE COMMITMENT WAS NOT PROVIDED FOR THIS SURVEY.
- 4. THIS TRACT IS REGULATED BY THE STREAM BUFFER REQUIREMENTS IN SECTION 12A-230, ARTICLE X OF THE CITY OF COLUMBIA CODE OF ORDINANCES. HOWEVER, THE SUBJECT TRACT IS EXEMPT AS IT WAS PLATTED PRIOR TO THE ADOPTION OF THE ORDINANCE.
- 5. ALL MONUMENTS WILL BE SET AFTER CONSTRUCTION OF STREET AND UTILITIES ARE COMPLETE.

STATE OF MISSOURI }
COUNTY OF BOONE } SS

ON THIS 26 DAY OF July, 2017 BEFORE ME PERSONALLY APPEARED JOHN JONES, PRESIDENT OF RIDGEMONT DEVELOPMENT, LLC, TO ME KNOWN, WHO BY ME DULY SWORN, DID SAY THAT HE IS A MEMBER OF SAID LIMITED LIABILITY COMPANY AND THAT HE FURTHER ACKNOWLEDGE THIS INSTRUMENT TO BE HIS FREE ACT AND THE FREE ACT AND DEED OF SAID LIMITED LIABILITY COMPANY.

DANIELLE GRIFFITH NOTARY PUBLIC
MY COMMISSION EXPIRES OCTOBER 28, 2020
COMMISSION NUMBER 12409201

DANIELLE GRIFFITH
Notary Public - Notary Seal
STATE OF MISSOURI
Boone County
Commission Number 12409201
My Commission Expires: October 28, 2020

DAVID T. BUTCHER, PLS-2002014095
7/26/2017
DATE

STATE OF MISSOURI }
COUNTY OF BOONE } SS

SUBSCRIBED AND AFFIRMED BEFORE ME THIS 24 DAY OF July, 2017.

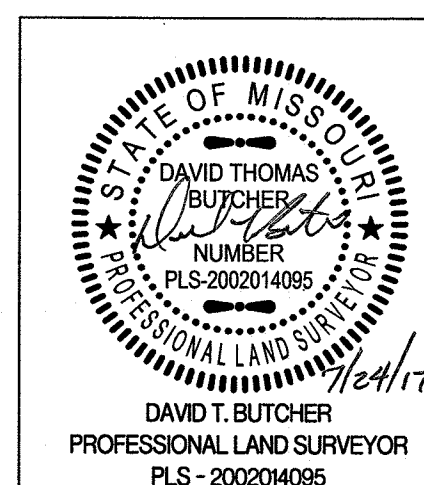
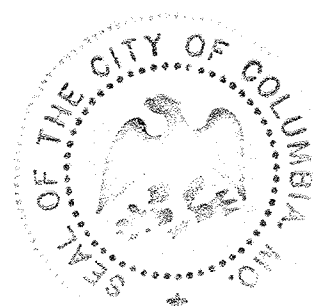
DANIELLE GRIFFITH NOTARY PUBLIC
MY COMMISSION EXPIRES OCTOBER 28, 2020
COMMISSION NUMBER 12409201

DANIELLE GRIFFITH
Notary Public - Notary Seal
STATE OF MISSOURI
Boone County
Commission Number 12409201
My Commission Expires: October 28, 2020

ACCEPTED BY ORDINANCE OF THE CITY COUNCIL OF COLUMBIA,
MISSOURI, THIS 21st DAY OF August, 2017.

BRIAN TREECE, MAYOR

SHEELA AMIN, CITY CLERK
ord# 023276



RIDGEMONT PARK, PLAT No. 1	
A MAJOR SUBDIVISION LOCATED IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 48 NORTH, RANGE 13 WEST COLUMBIA, BOONE COUNTY, MISSOURI	
CORPORATE NUMBER: 2000151304	
DATE: 5/29/2017	SCALE: NO SCALE
PROJECT: 150515	DRAWN BY: KWF
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: 08/22/2017 at 03:41:16 PM
Instrument #: 2017017477 Book: 51 Page: 60
Instrument Type: PLAT
Recording Fee: \$94.00 S
No. of Pages: 2

Nora Dietzel, Recorder of Deeds

FILED FOR RECORD IN BOONE COUNTY, MISSOURI
NORA DIETZEL, RECORDER OF DEEDS

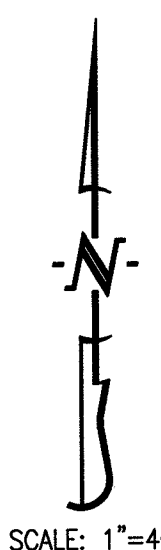
FINAL PLAT RIDGEMONT PARK, PLAT No. 1

A MAJOR SUBDIVISION LOCATED IN THE NORTHEAST QUARTER OF
SECTION 22, TOWNSHIP 48 NORTH, RANGE 13 WEST
COLUMBIA, BOONE COUNTY, MISSOURI

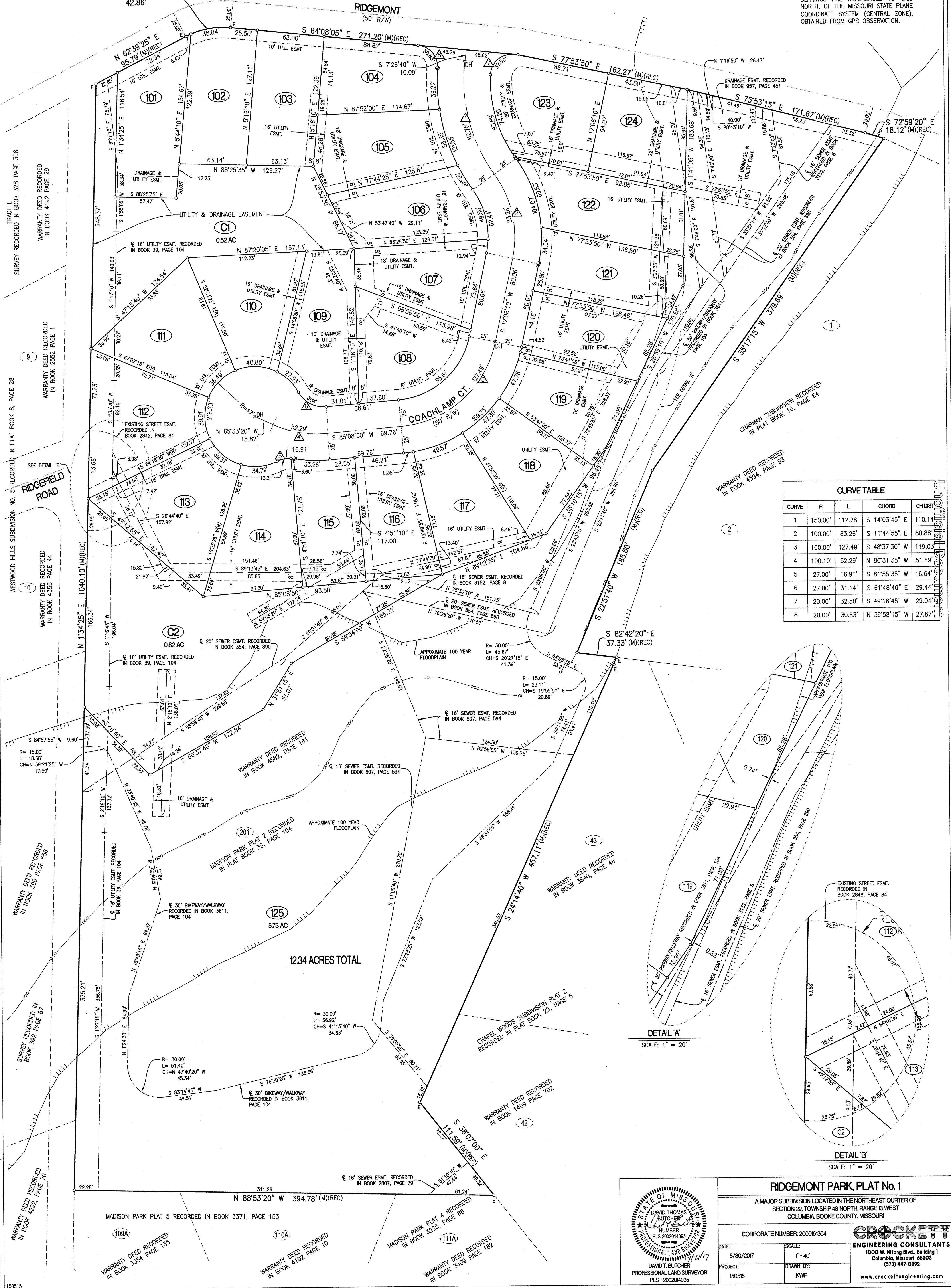
MAY 30, 2017
CASE #17-158

- LEGEND:**
- E EXISTING
 - S SET
 - SET 1/2" IRON PIPE (UNLESS NOTED OTHERWISE)
 - STONE
 - PERMANENT MONUMENT
 - MEASURED DISTANCE
 - (M) RECORDED DISTANCE
 - (R) RADIAL LINE
 - DH × DRILL HOLE
 - W/ CHISELED X

R = 75.000'
L = 43.47'
CH = N 79°15'40" E 42.86'



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.

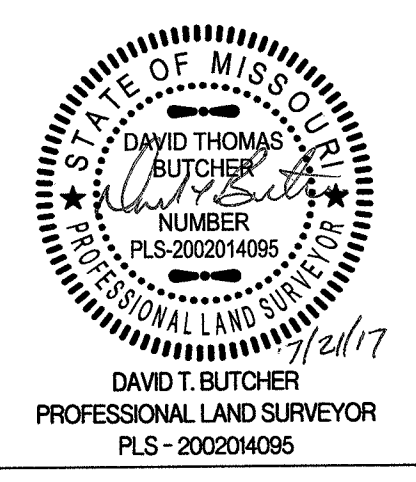


CURVE TABLE

CURVE	R	L	CHORD	CHDIS
1	150.00'	112.78'	S 14°03'45" E	110.14'
2	100.00'	83.26'	S 11°44'55" E	80.88'
3	100.00'	127.49'	S 48°37'30" W	119.03'
4	100.10'	52.29'	N 80°31'35" W	51.69'
5	27.00'	16.91'	S 81°55'35" W	16.64'
6	27.00'	31.14'	S 61°48'40" E	29.44'
7	20.00'	32.50'	S 49°18'45" W	29.04'
8	20.00'	30.83'	N 39°58'15" W	27.87'

DETAIL A
SCALE: 1" = 20'

DETAIL B
SCALE: 1" = 20'



RIDGEMONT PARK, PLAT No. 1

A MAJOR SUBDIVISION LOCATED IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 48 NORTH, RANGE 13 WEST COLUMBIA, BOONE COUNTY, MISSOURI

CORPORATE NUMBER: 200051304

DATE: 5/30/2017
SCALE: 1" = 40'
PROJECT: 150515
DRAWN BY: KWF

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

Nora Dietzel, Recorder of Deeds

Boone County, Missouri