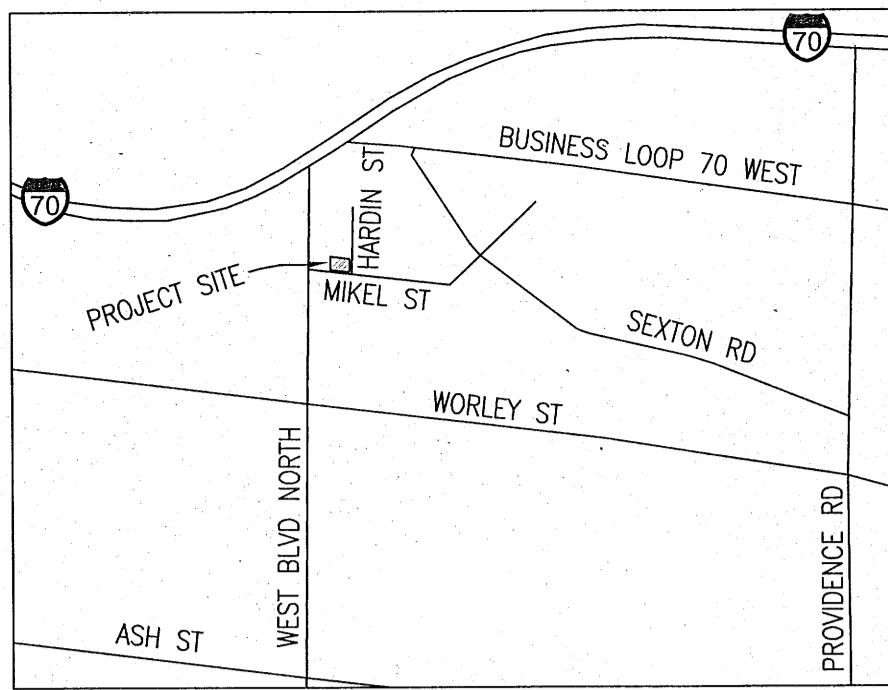


FINAL PLAT NORTHWEST HIGHLANDS SECOND ADDITION, PLAT No. 2

A REPLAT OF LOTS 17 & 18, NORTHWEST HIGHLANDS SECOND ADDITION, LOCATED IN
SECTION 11, TOWNSHIP 48 NORTH, RANGE 13 WEST
COLUMBIA, BOONE COUNTY, MISSOURI
SEPTEMBER 16, 2019



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.

LEGEND:

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

CERTIFICATION:

I HEREBY CERTIFY THAT IN SEPTEMBER OF 2019, I COMPLETED A SURVEY AND SUBDIVISION FOR GPD DEVELOPMENT, LLC, OF A TRACT OF LAND LOCATED ON LOTS 17 AND 18, NORTHWEST HIGHLANDS SECOND ADDITION TO THE CITY OF COLUMBIA RECORDED IN PLAT BOOK 4, PAGE 10, AND BEING IN SECTION 11, TOWNSHIP 48 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI AND BEING DESCRIBED BY THE PERSONAL REPRESENTATIVE'S DEED RECORDED BOOK 5054, PAGE 34 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 18, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE FOR MIKEL STREET, AND LEAVING SAID NORTH RIGHT OF WAY LINE AND WITH THE WEST LINE OF SAID LOTS 18 AND 17, N 0°55'45"E, 129.68 FEET TO THE NORTHWEST CORNER OF SAID LOT 17; THENCE LEAVING SAID WEST LINE AND WITH THE NORTH LINE OF SAID LOT 17, S 83°18'45"E, 184.63 FEET TO THE WEST RIGHT OF WAY LINE FOR HARDIN STREET; THENCE WITH SAID WEST RIGHT OF WAY LINE, S 1°02'50"W, 129.61 FEET TO SAID NORTH RIGHT OF WAY LINE FOR MIKEL STREET; THENCE WITH SAID NORTH RIGHT OF WAY LINE, N 83°19'25"W, 184.36 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.55 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
10-16-19
DATE

STATE OF MISSOURI } SS
COUNTY OF BOONE }

SUBSCRIBED AND SWORN TO BEFORE ME THIS 16th DAY OF October, IN THE YEAR 2019.

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



KNOW ALL MEN BY THESE PRESENTS:

THAT GPD 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 "NORTHWEST HIGHLANDS SECOND ADDITION, PLAT NO. 2".

IN WITNESS WHEREOF, GPD DEVELOPMENT, LLC HAS CAUSED THESE PRESENTS TO BE SIGNED BY A MEMBER, THIS 16th DAY OF October, 2019.

GPD DEVELOPMENT, LLC.

Pete Grathwohl
PETE GRATHWOHL, MEMBER

STATE OF MISSOURI } SS
COUNTY OF BOONE }

ON THIS 16th DAY OF October, IN THE YEAR 2019 BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED PETE GRATHWOHL, A MEMBER OF GPD DEVELOPMENT, LLC, 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 HERELIANTO SET MY HAND AND OFFICIAL SEAL.

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



APPROVED BY CITY COUNCIL PURSUANT TO ORDINANCE # _____
ON THE _____ DAY OF _____, 2019.

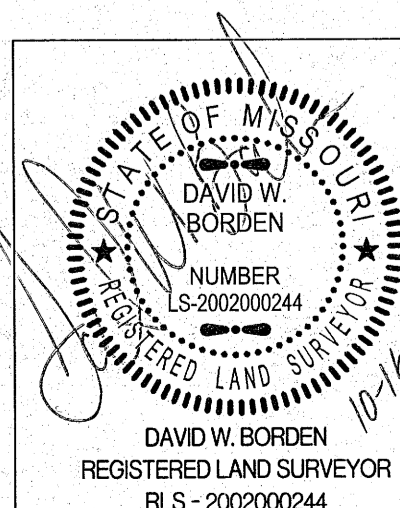
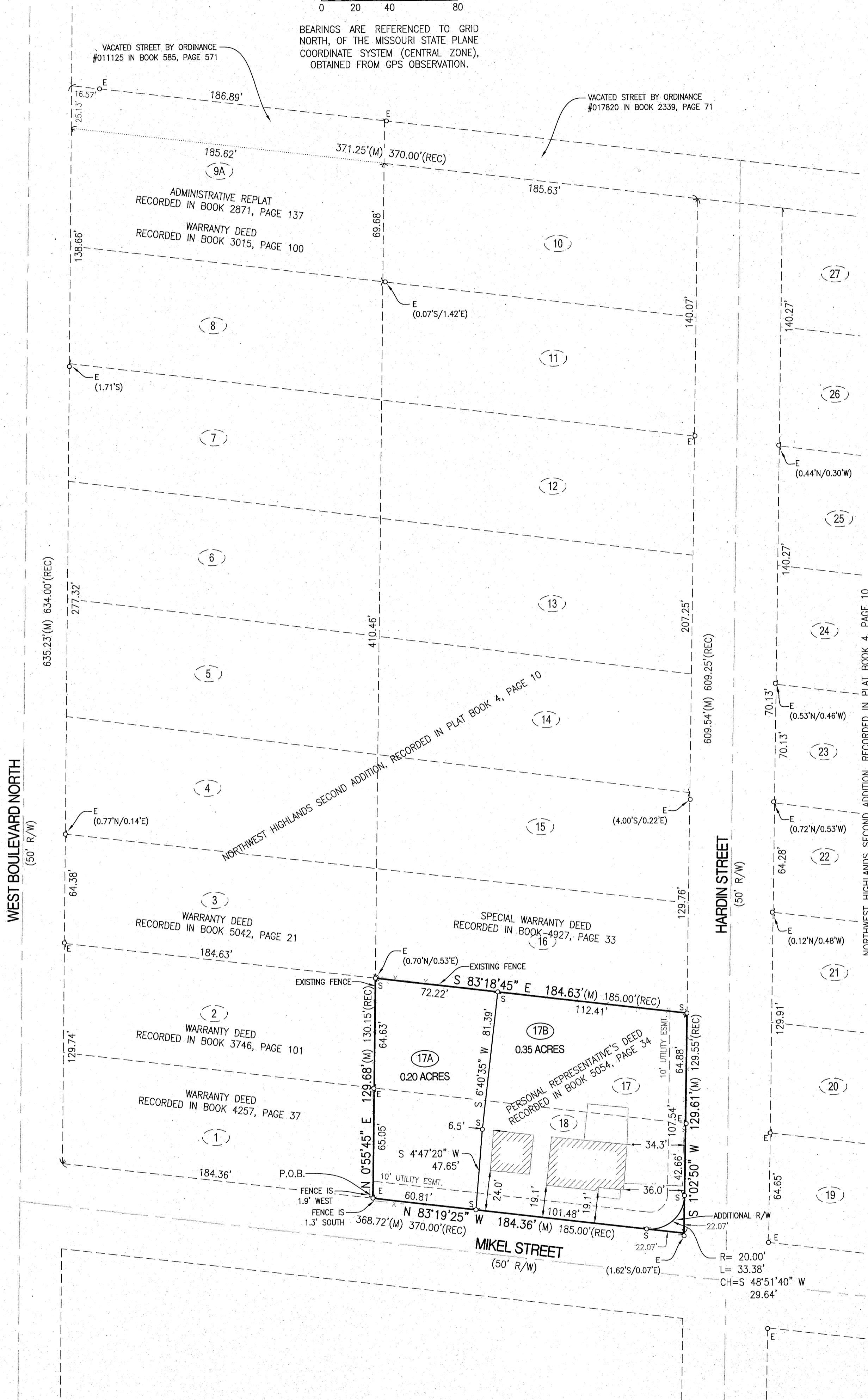
BRIAN TREECE, MAYOR

ATTEST:

SHEELA AMIN, CITY CLERK

NOTES:

1. 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. 29019C0280E, DATED: APRIL 19, 2017.
2. THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY CODE OF STATE REGULATIONS 2 CSR 90-60.040(2)(A).
3. A CURRENT TITLE COMMITMENT WAS NOT PROVIDED FOR THIS SURVEY.
4. NO PART OF THIS TRACT IS LOCATED WITHIN THE STREAM BUFFER 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.
5. ALL MONUMENTS WILL BE SET WITHIN 12 MONTHS.



NORTHWEST HIGHLANDS 2ND ADDITION, PLAT NO. 2

A REPLAT OF LOT 17 & 18, NORTHWEST HIGHLANDS, 2ND ADDITION,
SECTION 11, TOWNSHIP 48 NORTH, RANGE 13 WEST
COLUMBIA, BOONE COUNTY, MISSOURI

CORPORATE NUMBER: 2000151304

DATE: 9/16/2019
PROJECT: 190421
SCALE: 1"=40'
DRAWN BY: DWB

