

LOCATION MAP
NOT TO SCALE



SCALE: 1"=30'
0 15 30 60

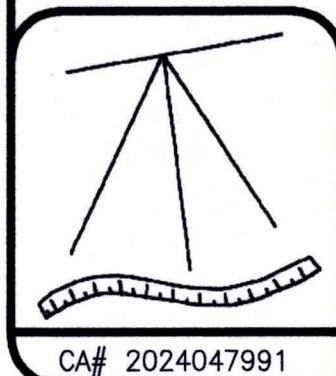
BEARINGS ARE REFERENCED TO GRID
NORTH, OF THE MISSOURI STATE PLANE
COORDINATE SYSTEM (CENTRAL ZONE),
OBTAINED FROM GPS OBSERVATION.

LEGEND:

- E EXISTING
- S SET
- 1/2" IRON PIPE
(UNLESS NOTED OTHERWISE)
- COTTON PICKER SPINDLE/RAILROAD SPIKE
- STONE
- PERMANENT MONUMENT
- MEASURED DISTANCE
- (M) MEASURED DISTANCE
- (REC) RECORDED DISTANCE
- RE REBAR
- DH x DRILL HOLE
- W/ CHISELED X
- P.O.B. POINT OF BEGINNING
- CL CENTERLINE
- NC NO CAP
- IP IRON PIPE OR PIN

NOTES:

- THIS TRACT IS LOCATED IN ZONE X-AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN 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 CURRENT TITLE COMMITMENT WAS NOT PROVIDED FOR THIS SURVEY
- 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.
- THE AREA IDENTIFIED IS CLEARLY BEING POSSESSED AND MAINTAINED BY JOHN HOLMES AND CONTAINS APPROXIMATELY, 1665 SQUARE FEET.



CBButch Surveying, LLC.
8951 E. Logan Rd.
Columbia, MO. 65201
(573) 999-5799
cbbutchsurveyor@gmail.com

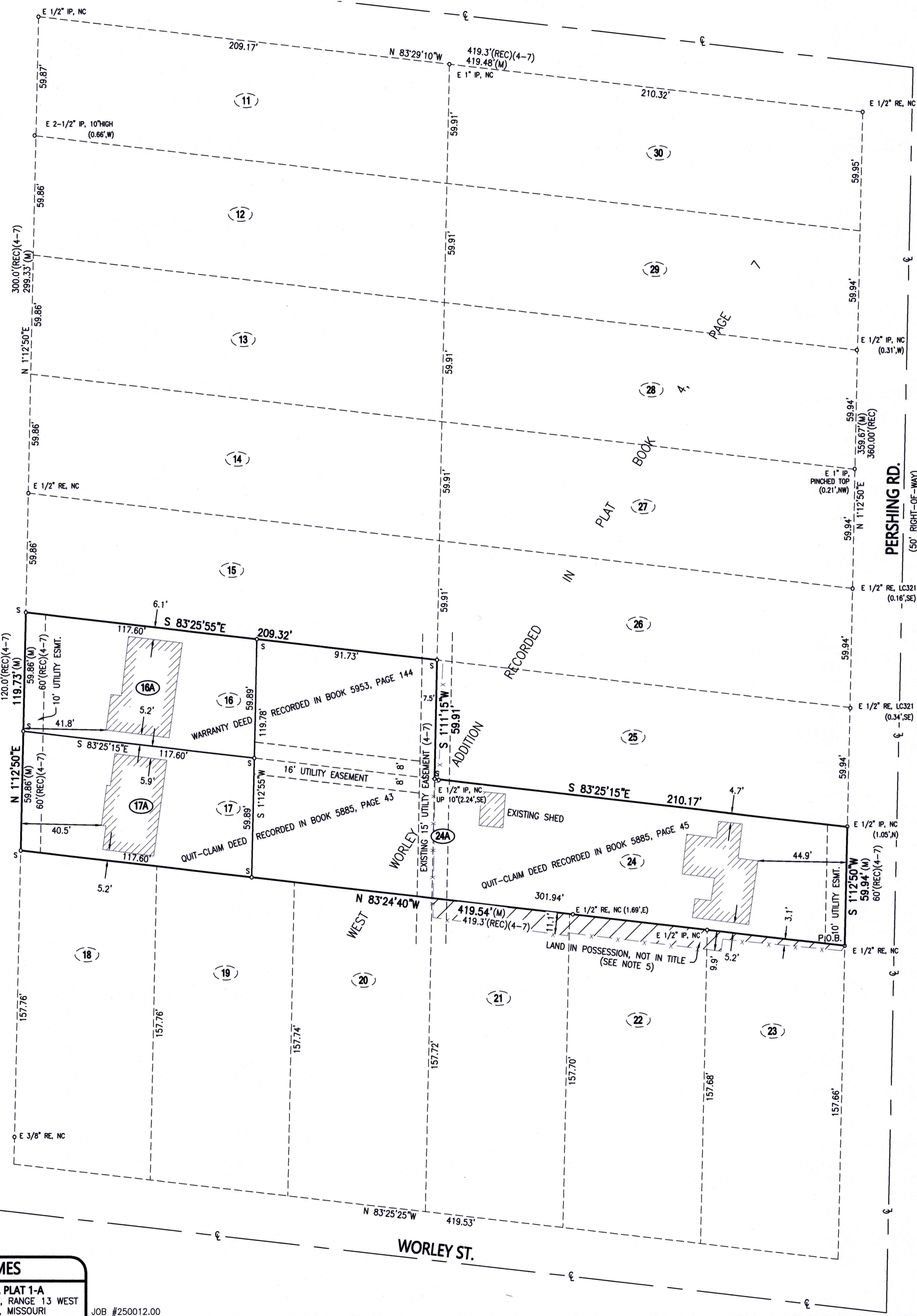
7/28/25
1"=30'

JOHN R. HOLMES

WEST WORLEY ADDITION, PLAT 1-A
SECTION 11, TOWNSHIP 48 NORTH, RANGE 13 WEST
COLUMBIA, BOONE COUNTY, MISSOURI

JOB #250012.00

PENNANT ST.
(50' RIGHT-OF-WAY)



FINAL PLAT
WEST WORLEY ADDITION, PLAT 1-A

A REPLAT OF LOTS 16, 17 & 24, WEST WORLEY ADDITION,
LOCATED IN SECTION 11, TOWNSHIP 48 NORTH, RANGE 13 WEST
COLUMBIA, BOONE COUNTY, MISSOURI
JULY 28, 2025

CERTIFICATION:

I HEREBY CERTIFY THAT IN JUNE 2025, I COMPLETED A SURVEY AND SUBDIVISION FOR JOHN R. HOLMES, OF A TRACT OF LAND LOCATED IN SECTION 11, TOWNSHIP 48 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI AND BEING ALL OF LOTS 16, 17 AND 24 OF WEST WORLEY ADDITION, RECORDED IN PLAT BOOK 4, PAGE 7 AND DESCRIBED BY THE WARRANTY DEED RECORDED IN BOOK 5953, PAGE 144, AND QUIT-CLAIM DEEDS RECORDED IN BOOK 5885, PAGES 43 AND 45 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 24 AND WITH THE SOUTH LINE THEREOF AND SAID SOUTH LINE EXTENDED, N 83°24'40"W, 419.54 FEET TO THE SOUTHWEST CORNER OF SAID LOT 17; THENCE LEAVING SAID SOUTH LINE AND WITH THE WEST LINE OF SAID LOT 17 AND SAID WEST LINE EXTENDED, N 1°12'50"E, 119.73 FEET TO THE NORTHWEST CORNER OF SAID LOT 16; THENCE LEAVING SAID WEST LINE AND WITH THE LINES OF SAID LOT 16, S 83°25'55"E, 209.32 FEET TO THE NORTHEAST CORNER THEREOF; THENCE S 1°11'15"W, 59.91 FEET TO THE NORTHWEST CORNER OF SAID LOT 24; THENCE WITH THE LINES OF SAID LOT 24, S 83°25'15"E, 210.17 FEET; THENCE S 1°12'50"W, 59.94 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.86 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.

CBBUTCH SURVEYING, LLC.
CORPORATE NUMBER
2024047991

DAVID T. BUTCHER, PLS-2002014095
11/17/2025
DATE

SUBSCRIBED AND SWORN TO BEFORE ME THIS 17th DAY OF November, IN THE YEAR 2025.

REBECCA PATTON
NOTARY PUBLIC
MY COMMISSION EXPIRES DECEMBER 16, 2028
COMMISSION NUMBER 24562830

REBECCA PATTON
Notary Public, Notary Seal
State of Missouri
Boone County
Commission #24562830
My Commission Expires: 12-16-2028

KNOW ALL MEN BY THESE PRESENTS:

THAT JOHN ROBERT HOLMES, A SINGLE PERSON, IS THE SOLE OWNER OF THE HEREON DESCRIBED TRACT AND THAT HE HAS 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 WEST WORLEY ADDITION, PLAT 1-A.

PUBLIC UTILITY EASEMENTS OF THE TYPES AND AT THE LOCATIONS AS SHOWN, ARE HEREBY DEDICATED TO THE CITY OF COLUMBIA AND ITS SUCCESSORS AND ASSIGNS IN ON, UPON, ACROSS, OVER, UNDER, AND THROUGH THE UTILITY EASEMENTS SHOWN ON THE PLAT FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, INSPECTING, OPERATING, REPLACING, RENEWING, ALTERING, ENLARGING, REMOVING, REPAIRING, CLEANING AND MAINTAINING PUBLIC UTILITIES OF ANY KIND OR TYPE WHATSOEVER (INCLUDING WITHOUT LIMITATION, ELECTRIC, WATER, SEWER, DRAINAGE, FIBER, CABLE TELEVISION, STORMWATER, AND ALL APPURTENANCES THERETO) UNLESS SPECIFICALLY LIMITED BY SUCH DEDICATION AND DESIGNATION ON THE PLAT TO A PARTICULAR TYPE OF UTILITY, TOGETHER WITH THE RIGHT OF ACCESS ACROSS SAID PUBLIC UTILITY EASEMENTS FOR THE NECESSARY PERSONNEL AND EQUIPMENT TO PERFORM SUCH WORK. SUCH RIGHTS INCLUDE THE RIGHT TO CUT DOWN, TRIM, OR REMOVE ANY TREES, SHRUBS, OR OTHER PLANTS THAT INTERFERE WITH THE OPERATION OF OR ACCESS TO ANY CITY OR PUBLIC UTILITY FACILITIES IN, ON, UPON, ACROSS, OVER, UNDER, OR THROUGH SAID PUBLIC UTILITY EASEMENTS. NO PERMANENT BUILDINGS, STRUCTURES, OR IMPROVEMENTS SHALL BE PLACED ON SAID EASEMENTS WHICH WOULD INTERFERE WITH THE OPERATION OF OR ACCESS TO SUCH PUBLIC UTILITY EASEMENTS.

JOHN ROBERT HOLMES, OWNER

STATE OF MISSOURI } SS
COUNTY OF BOONE }

ON THIS 17th DAY OF November, IN THE YEAR 2025 BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED JOHN ROBERT HOLMES, A SINGLE PERSON, KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED. IN WITNESS WHEREOF, I HERETO SET MY HAND AND OFFICIAL SEAL.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 17th DAY OF November, IN THE YEAR 2025.

REBECCA PATTON
NOTARY PUBLIC
MY COMMISSION EXPIRES DECEMBER 16, 2028
COMMISSION NUMBER 24562830

REBECCA PATTON
Notary Public, Notary Seal
State of Missouri
Boone County
Commission #24562830
My Commission Expires: 12-16-2028

APPROVED BY CITY COUNCIL PURSUANT TO ORDINANCE #

ON THE 17th DAY OF November, 2025.

BARBARA BUFFALO, MAYOR

ATTEST:

SHEELA AMIN, CITY CLERK

