



- E EXISTING
- S SET
- o SET 1/2" IRON PIPE
(UNLESS NOTED OTHERWISE)
- STONE
- PERMANENT MONUMENT
- (M) MEASURED DISTANCE
- REC X DRILLED DISTANCE
- (D) DRILL HOLE W/ CHISELED X
- Δ RIGHT-OF-WAY MARKER
- P.O.B. POINT OF BEGINNING
- R= RADIUS OF CURVE
- L= ARC LENGTH OF CURVE
- CH= CHORD DISTANCE AND DIRECTION
- _____ 1% ANNUAL CHANCE FLOODPLAIN
- _____ STREAM BUFFER
- ||||| FLOODWAY
- _____ MATCH LINE

THAT MFL GOLF, L.L.C., A MISSOURI LIMITED LIABILITY COMPANY 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 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 "MFL GOLF, PLAT NO. 1"

CARLOS E. SCOTT, MEMBER

STATE OF MISSOURI }
COUNTY OF BOONE } SS

ON THIS 6 DAY OF JANUARY, IN THE YEAR 2023 BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED CARLOS E. SCOTT, MEMBER OF MFL GOLF, L.L.C., 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 HERUNTO SET MY HAND AND OFFICIAL SEAL.

 _____ NOTARY PUBLIC
DANIELLE GRIFFITH MY COMMISSION EXPIRES OCTOBER 28, 2024
COMMISSION NUMBER 12409201

DANIELLE GRIFFITH
Notary Public, Notary Seal
State of Missouri
Boone County
Commission #12409201
My Commission Expires: 10-28-2024

1. THIS TRACT IS LOCATED IN ZONE AE-AREAS DETERMINED TO BE WITHIN THE 0.1% ANNUAL FLOODPLAIN AS SHOWN BY THE F.E.M.A. F.I.R.M. PANEL NO. 29019C 0260D, DATED: MARCH 17, 2011.
2. THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY CODE OF STATE REGULATIONS 2 CSR 90-60.040(2).
3. RECORD TITLE INFORMATION WAS PROVIDED BY BOONE-CENTRAL TITLE COMPANY, FILE NO. 1937915, DATED DECEMBER 9, 2019.
4. ALL TRACT(S) ARE REGULATED BY THE STREAM BUFFER REQUIREMENTS IN SECTION 12A-230, ARTICLE X OF THE CITY OF COLUMBIA CODE OF ORDINANCES. PART OF THIS TRACT IS LOCATED WITHIN THE TYPE I & TYPE II STREAM BUFFERS AS DETERMINED BY THE USGS MAP FOR THE HUNTSDALE QUADRANGLE, BOONE COUNTY, MISSOURI AND ARTICLE X OF CHAPTER 12A OF THE CITY OF COLUMBIA CODE OF ORDINANCES
5. THIS TRACT IS SUBJECT TO THE FOLLOWING:
 - 5.1. TELEPHONE EASEMENT RECORDED IN BOOK 289, PAGE 449.
 - 5.2. BLANKET ELECTRIC EASEMENT RECORDED IN BOOK 358, PAGE 173.
 - 5.3. 20' AS LAID WATERLINE EASEMENT RECORDED IN BOOK 374, PAGE 529.
 - 5.4. 30' RIGHT OF WAY TO ACCESS TRACT SOUTH OF SUBJECT TRACT RECORDED IN BOOK 708, PAGE 688.
 - 5.5. UTILITY EASEMENT RESERVED IN THE QUIT-CLAIM DEED RECORDED IN BOOK 1558, PAGE 208.
 - 5.6. WATERLINE EASEMENT RECORDED IN BOOK 1565, PAGE 886.
 - 5.7. 20' AS LAID ELECTRIC EASEMENT RECORDED IN BOOK 4881, PAGE 27.
6. THERE ARE NO MATERIAL VARIATIONS BETWEEN RECORDED & MEASURED DISTANCES UNLESS OTHERWISE DELINEATED WITH (M)(REC) NOTATION



A MAJOR SUBDIVISION LOCATED IN THE NE 1/4 OF SECTION 7
AND NW 1/4 OF SECTION 8, TOWNSHIP 48 NORTH, RANGE 13
WEST, COLUMBIA, BOONE COUNTY, MISSOURI
OCTOBER 3, 2022

I HEREBY CERTIFY THAT IN FEBRUARY OF 2022, I COMPLETED A SURVEY AND SUBDIVISION FOR MFL GOLF, L.L.C. OF A TRACT OF LAND LOCATED IN NORTHEAST QUARTER OF SECTION 7, AND THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 48 NORTH, RANGE 13 WEST, BOONE COUNTY, MISSOURI AND BEING PART OF THE TRACT OF LAND SHOWN BY THE SURVEY RECORDED IN BOOK 5133, PAGE 83 AND DESCRIBED BY THE QUIT-CLAIM DEED RECORDED IN BOOK 4435, PAGE 174 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING THERE AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 7 AND WITH THE SOUTH LINE THEREOF, N 88°10'55" W, 371.16 FEET TO THE SOUTHEAST CORNER OF VH ACRES, RECORDED IN PLAT BOOK 44, PAGE 25; THENCE LEAVING SAID SOUTH LINE AND WITH THE LINES OF SAID VH ACRES, N 47°34'15", 805.06 FEET; THENCE S 7°35'45", 600.20 FEET; THENCE 459.52 FEET ALONG A 488.00 FOOT RADIUS, NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A CHORD N54°26'15" E, 442.73 FEET; THENCE N27°27'45" E, 473.97 FEET; THENCE 487.40 FEET ALONG A 432.0 FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD N59°47'05" E, 461.96 FEET; THENCE S87°53'40", 893.04 FEET; THENCE 75.92 FEET ALONG A 246.50-FOOT RADIUS, NON-TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD S 34°25'15" W, 75.62 FEET; THENCE S 87°53'20" E, 441.56 FEET; THENCE N 2°06'40" E, 63.95 FEET; THENCE S 87°53'40", 490.68 FEET TO THE CENTERLINE OF PERCHE CREEK AS SHOWN IN BOONE COUNTY SURVEY #7602; THENCE WITH THE APPROXIMATE CENTERLINE OF SAID PERCHE CREEK AS SHOWN IN BOONE COUNTY SURVEY #7602 S 25°56'55" W, 344.38 FEET; THENCE S 62°24'55" E, 545.00 FEET; THENCE S 11°12'15" E, 491.90 FEET; THENCE S 27°54'15", 141.66 FEET TO THE NORTH LINE OF THE SURVEY RECORDED IN BOOK 2587, PAGE 222. THENCE WITH THE WEST LINES OF SAID SURVEY AND CONTINUING WITH THE CENTERLINE OF SAID CREEK, S 45°27'20" W, 364.00 FEET; THENCE S 27°15'40" W, 87.00 FEET; THENCE S 0°44'00" E, 105.00 FEET; THENCE S 15°31'40" E, 91.00 FEET; THENCE S 47°24'10" E, 88.00 FEET; THENCE S 14°20'10" E, 104.00 FEET; THENCE S 17°51'20" W, 7.92 FEET TO THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 8; THENCE LEAVING THE LINES OF SAID SURVEY AND THE SOUTH LINE OF SAID NORTHWEST QUARTER, N 83°29'50" W, 1486.62 FEET TO THE POINT OF BEGINNING AND CONTAINING 107.80 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

STATE OF MISSOURI } SS
COUNTY OF BOONE }

SUBSCRIBED AND SWORN TO BEFORE ME THIS 4 DAY OF January
IN THE YEAR 2023.

DANIELLE GRIFFITH

NOTARY PUBLIC
MY COMMISSION EXPIRES OCTOBER 28, 2024
COMMISSION NUMBER 12409201

DANIELLE GRIFFITH
Notary Public, Notary Seal
State of Missouri
Boone County
Commission #12409201
My Commission Expires: 10-28-2024

DAVID T. BUTCHER, PLS-2002014095

1/4/2023
DATE

SCALE: 1"=200'



A horizontal graphic scale bar with alternating black and white segments. It is marked with the numbers 0, 100, 200, and 400, representing feet.

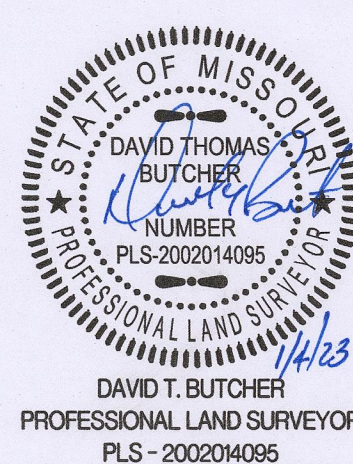
BEARINGS ARE REFERENCED TO GRID NORTH, OF THE MISSOURI STATE PLANNED COORDINATE SYSTEM (CENTRAL ZONE) OBTAINED FROM GPS OBSERVATION.

APPROVED BY CITY COUNCIL PURSUANT TO ORDINANCE # _____
ON THE _____ DAY OF _____, 2023.

BARBARA BUFFALOE MAYOR

ATTEST:

SHEELA AMIN, CITY CLERK



MFL GOLF, PLAT NO. 1

MAJOR SUBDIVISION LOCATED IN THE NE 1/4 OF SECTION 7 AND NW 1/4 OF SECTION 8
TOWNSHIP 48 NORTH, RANGE 13 WEST,
COLUMBIA, BOONE COUNTY, MISSOURI

CORPORATE NUMBER: 2000151304

DATE: _____

2124

SCALE: _____

 $T = 200$

DTB



CROCKETT
ENGINEERING CONSULTANTS

1000 W. Nifong Blvd., Building 1
Columbia, Missouri 65203
(573) 447-0292

www.crockettengineering.com

FINAL PLAT
MFL GOLF, PLAT No. 1

SHEET 2 OF 3

A MAJOR SUBDIVISION LOCATED IN THE NE 1/4 OF SECTION 7
AND NW 1/4 OF SECTION 8, TOWNSHIP 48 NORTH, RANGE 13
WEST, COLUMBIA, BOONE COUNTY, MISSOURI
FEBRUARY 28, 2022



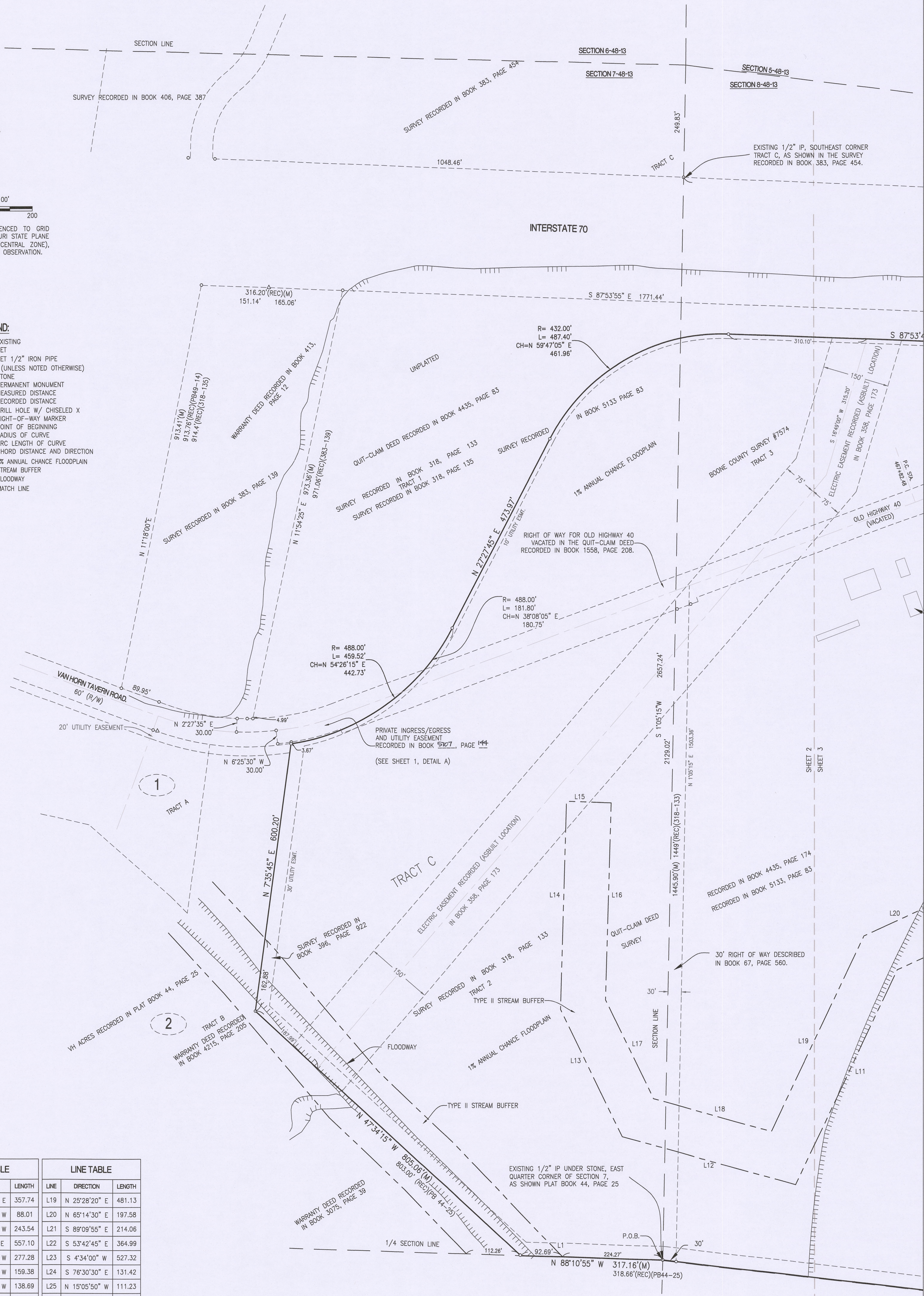
SCALE: 1"=100'
0 50 100 200

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)
- STONE
- PERMANENT MONUMENT
- (M) MEASURED DISTANCE
- (REC) RECORDED DISTANCE
- DH× DRILL HOLE W/ CHISELED X
- △ RIGHT-OF-WAY MARKER
- P.O.B. POINT OF BEGINNING
- R= RADIUS OF CURVE
- L= ARC LENGTH OF CURVE
- CH= CHORD DISTANCE AND DIRECTION
- 1% ANNUAL CHANCE FLOODPLAIN
- STREAM BUFFER
- FLOODWAY
- MATCH LINE

LINE TABLE			LINE TABLE		
LINE	DIRECTION	LENGTH	LINE	DIRECTION	LENGTH
L1	S 43°56'35" E	357.74	L19	N 25°28'20" E	481.13
L5	N 37°15'20" W	88.01	L20	N 65°14'30" E	197.58
L6	N 76°30'30" W	243.54	L21	S 89°09'55" E	214.06
L7	N 4°34'00" E	557.10	L22	S 53°42'45" E	364.99
L8	N 53°42'45" W	277.28	L23	S 4°34'00" W	527.32
L9	N 89°09'55" W	159.38	L24	S 76°30'30" E	131.42
L10	S 65°14'30" W	138.69	L25	N 15°05'50" W	111.23
L11	S 25°28'20" W	528.88	L26	N 8°54'20" E	150.06
L12	N 74°31'30" W	402.04	L27	N 42°11'30" E	183.79
L13	N 26°03'55" W	314.02	L28	N 50°19'00" E	284.43
L14	N 1°36'10" E	462.65	L29	N 0°32'55" E	570.94
L15	S 88°23'50" E	100.00	L30	N 10°10'00" E	556.58
L16	S 1°36'10" W	438.03	L31	N 21°43'55" E	300.19
L17	S 26°03'55" E	244.39			
L18	S 74°31'30" E	273.12			



DAVID T. BUTCHER
PROFESSIONAL LAND SURVEYOR
PLS - 200204096

MFL GOLF, PLAT NO. 1

MAJOR SUBDIVISION LOCATED IN NE 1/4 OF SECTION 7 AND NW 1/4 SECTION 8
TOWNSHIP 48 NORTH, RANGE 13 WEST,
COLUMBIA, BOONE COUNTY, MISSOURI

CORPORATE NUMBER: 2000151304

DATE: 2/24/2022
SCALE: 1"=100'
PROJECT: 170585
DRAWN BY: DTB

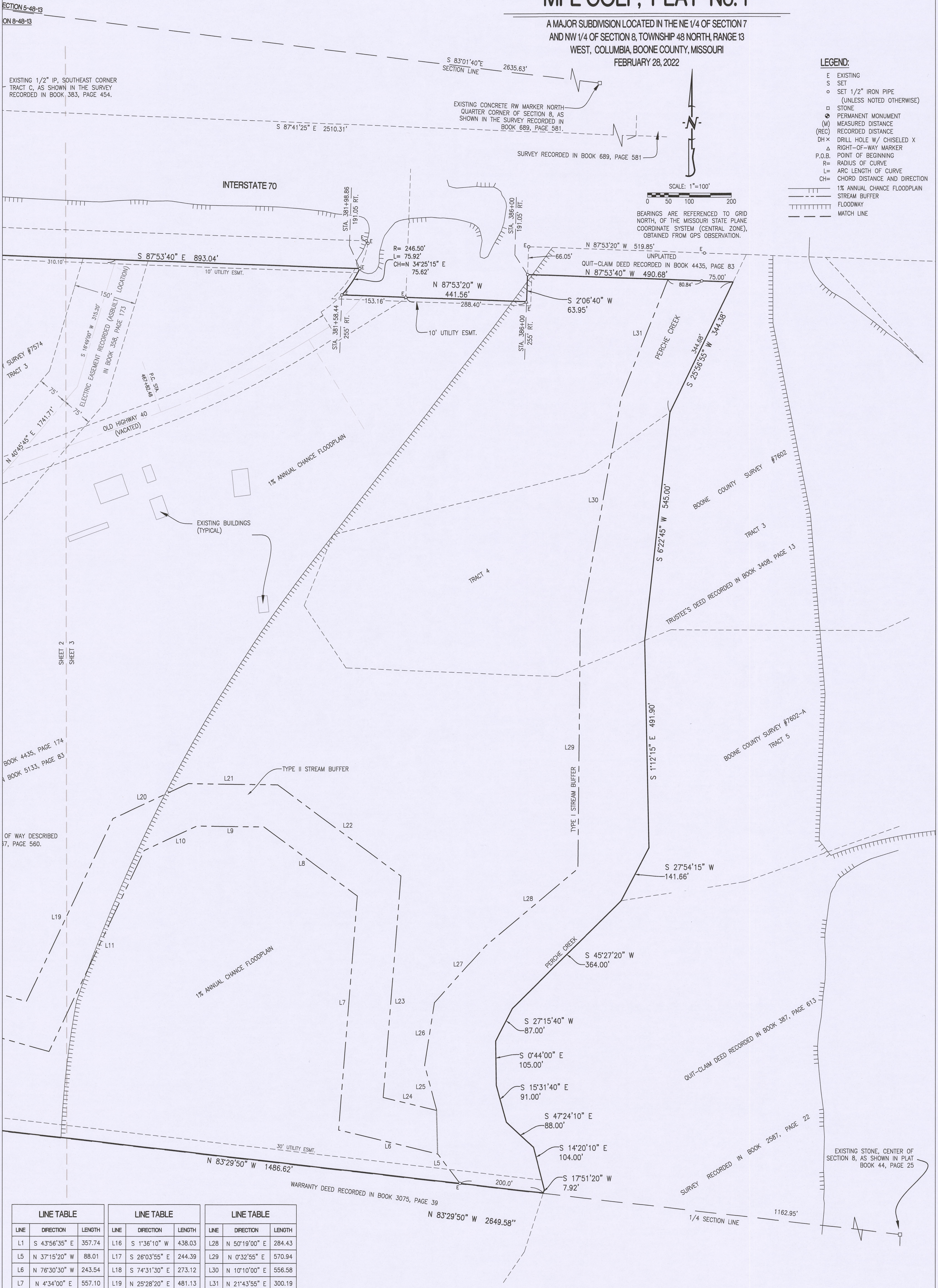
CRICKETT
ENGINEERING CONSULTANTS
1000 W. Nifong Blvd., Building 1
Columbia, Missouri 65203
(573) 447-0292
www.crockettengineering.com

FINAL PLAT
MFL GOLF, PLAT No.1

A MAJOR SUBDIVISION LOCATED IN THE NE 1/4 OF SECTION 7
AND NW 1/4 OF SECTION 8, TOWNSHIP 48 NORTH, RANGE 13
WEST, COLUMBIA, BOONE COUNTY, MISSOURI
FEBRUARY 28, 2022

LEGEND:

- E EXISTING
- S SET
- SET 1/2" IRON PIPE (UNLESS NOTED OTHERWISE)
- STONE
- ◻ PERMANENT MONUMENT
- (M) MEASURED DISTANCE
- (REC) RECORDED DISTANCE
- DX × DRILL HOLE W/ CHISELED X
- △ RIGHT-OF-WAY MARKER
- P.O.B. POINT OF BEGINNING
- R= RADIUS OF CURVE
- L= ARC LENGTH OF CURVE
- CH= CHORD DISTANCE AND DIRECTION
- 1% ANNUAL CHANCE FLOODPLAIN
- STREAM BUFFER
- FLOODWAY
- MATCH LINE



LINE TABLE			LINE TABLE			LINE TABLE		
LINE	DIRECTION	LENGTH	LINE	DIRECTION	LENGTH	LINE	DIRECTION	LENGTH
L1	S 43°56'35" E	357.74	L16	S 1°36'10" W	438.03	L28	N 50°19'00" E	284.43
L5	N 37°15'20" W	88.01	L17	S 26°03'55" E	244.39	L29	N 0°32'55" E	570.94
L6	N 76°30'30" W	243.54	L18	S 74°31'30" E	273.12	L30	N 10°10'00" E	556.58
L7	N 4°34'00" E	557.10	L19	N 25°28'20" E	481.13	L31	N 21°43'55" E	300.19
L8	N 53°42'45" W	277.28	L20	N 65°14'30" E	197.58			
L9	N 89°09'55" W	159.38	L21	S 89°09'55" E	214.06			
L10	S 65°14'30" W	138.69	L22	S 53°42'45" E	364.99			
L11	S 25°28'20" W	528.88	L23	S 4°34'00" W	527.32			
L12	N 74°31'30" W	402.04	L24	S 76°30'30" E	131.42			
L13	N 26°03'55" W	314.02	L25	N 15°05'50" W	111.23			
L14	N 1°36'10" E	462.65	L26	N 8°54'20" E	150.06			
L15	S 88°23'50" E	100.00	L27	N 42°11'30" E	183.79			

DAVID T. BUTCHER
PROFESSIONAL LAND SURVEYOR
PLS-200204096

MFL GOLF, PLAT NO. 1

MAJOR SUBDIVISION LOCATED IN NE 1/4 OF SECTION 7 AND NW 1/4 SECTION 8
TOWNSHIP 48 NORTH, RANGE 13 WEST,
COLUMBIA, BOONE COUNTY, MISSOURI

CORPORATE NUMBER: 2000151304	
DATE: 2/24/2022	SCALE: 1"=100'
PROJECT: 170585	DRAWN BY: DTB

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