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

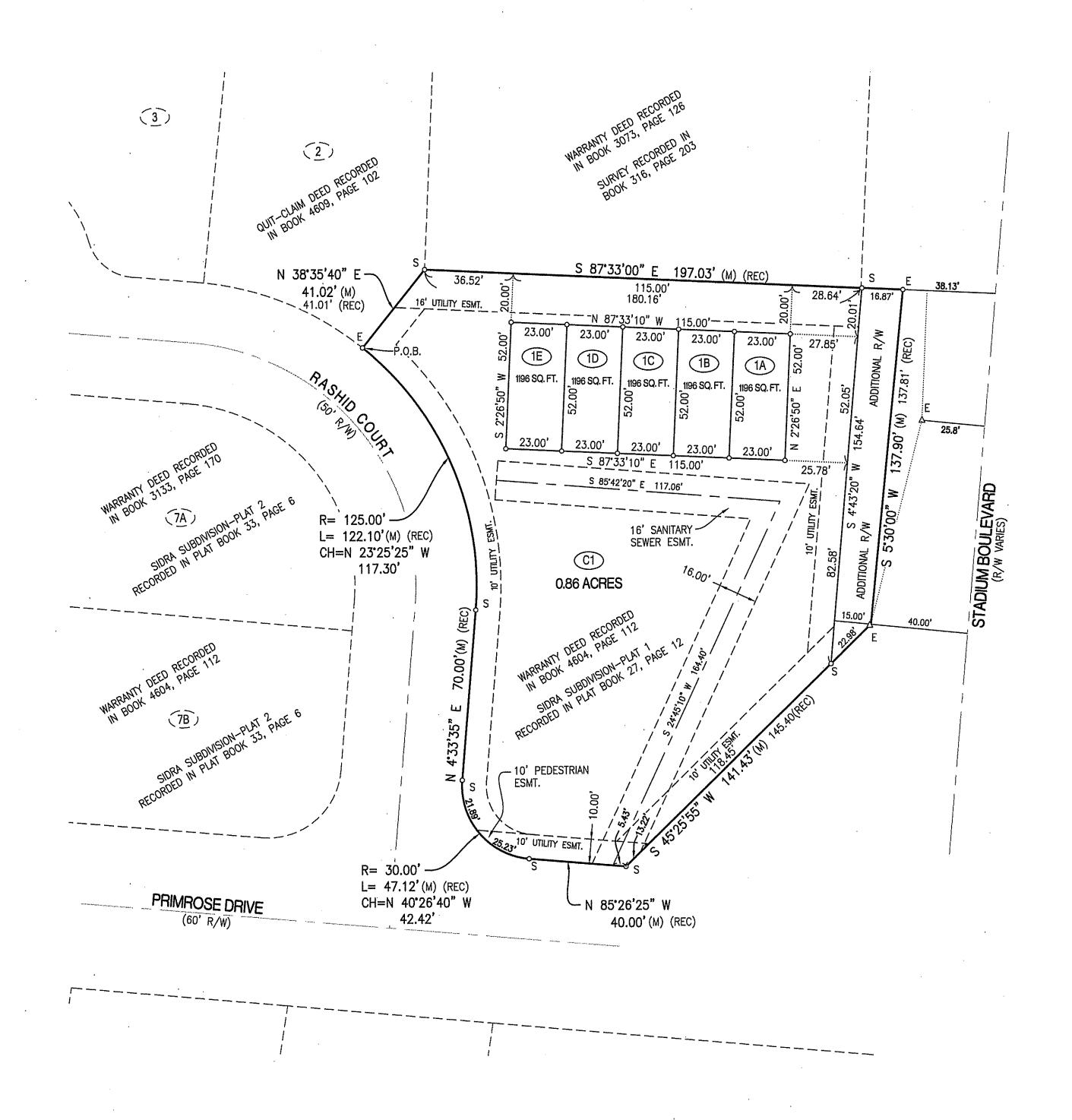
## LEGEND:

- E EXISTING
- S SET
- o 1/2" IRON PIPE (UNLESS NOTED OTHERWISE)
- (M) MEASURED DISTANCE
- (RÈC) RECORDED DISTANCE
- (R) RADIAL LINE △ RIGHT-OF-WAY MARKER P.O.B. POINT OF BEGINNING

- 1. THIS TRACT IS NOT LOCATED IN THE 100-YEAR FLOOD PLAIN AS SHOWN BY BOONE COUNTY & CITY OF COLUMBIA FLOOD PLAIN MAPS. PANEL NO. 29019C0280E, DATED: APRIL 19,
- 2. THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY MISSOURI BOARD RULE 2 CSR 90-60.040(2).
- 3. A CURRENT TITLE COMMITMENT WAS NOT PROVIDED FOR THIS SURVEY
- 4. THERE ARE NO REGULATED STREAMS ON THIS SITE 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 AFTER CONSTRUCTION OF STREET AND UTILITIES ARE

# FINAL PLAT SIDRA SUBDIVISION, PLAT No. 3

A REPLAT OF LOT 1, SIDRA SUBDIVISION - PLAT 1 IN THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 48 NORTH, RANGE 13 WEST COLUMBIA, BOONE COUNTY, MISSOURI SEPTEMBER 11, 2017



### **CERTIFICATION:**

LOT 1, SIDRA SUBDIVISION - PLAT 1 RECORDED IN PLAT BOOK 27, PAGE 12 AND DESCRIBED AS LOT 1 OF SIDRA SUBDIVISION PLAT 1

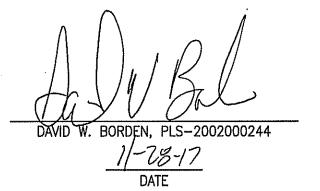
WITH THE SAID EAST RIGHT OF WAY LINE, N 4'33'35" E, 70.00 FEET; THENCE 122.10 FEET ALONG A 125.00-FOOT RADIUS CURVE TO

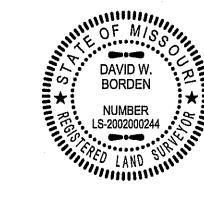
I FURTHER CERTIFY THAT I SURVEYED THE ABOVE DESCRIBED PROPERTY AND SUBDIVIDED IT AS SHOWN ON THE PLAT IN ACCORDANCE WITH THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS

#### 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 AFFIRMED BEFORE	E ME THIS DAY OF,
KENNETH FARRIS	_ NOTARY PUBLIC MY COMMISSION EXPIRES APRIL 22, 2018 COMMISSION NUMBER 14965667
KENNETH FARRIS  Notary Public — Notary Seal  STATE OF MISSOURI  Cole County  Commission #14965667	2018

#### KNOW ALL MEN BY THESE PRESENTS:

THAT AMW INVESTMENT PROPERTIES, LLC IS THE 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 "SIDRA SUBDIVISION, PLAT NO. 3"

IN WITNESS WHEREOF, AMW INVESTMENT PROPERTIES LLC, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGING MEMBER, THIS \_\_\_\_\_\_, 2017.

ATTEST
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AMW INVESTMENT PROPERTIES LLC.

ANN WILHELM, MANAGING MEMBER

STATE OF MISSOURI SS COUNTY OF BOONE

\_, 2017 BEFORE ME PERSONALLY APPEARED ANN WILHELM, TO ME KNOWN, WHO BY ME DULY SWORN, DID SAY THAT SHE IS A MANAGING MEMBER OF SAID LIMITED LIABILITY COMPANY AND THAT SHE FURTHER ACKNOWLEDGES THIS INSTRUMENT TO BE HER FREE ACT AND THE FREE ACT AND DEED OF SAID LIMITED LIABILITY COMPANY.

STATE OF MISSOURI SS COUNTY OF BOONE	
SUBSCRIBED AND AFFIRMED BEFORE	ME THIS DAY OF, 2017.
KENNETH FARRIS	NOTARY PUBLIC MY COMMISSION EXPIRES APRIL 22, 2018 COMMISSION NUMBER 14965667
KENNETH FARRIS Notary Public — Notary Seal STATE OF MISSOURI	

Commission #14965667 My Commission Expires: April 22, 2018

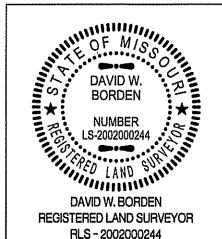
ADDDOVICO	DV	TLIC	CITY	ΛE	COLUMBIA	DEANMING	AND	ZONINO	COMMISSION	THIC	
APPROVED		I TIE.	UH	ŲΓ	COLUMBIA	PLAININING	MIND	ZUMING	COMMISSION	11112	
							DAY	OF		<del></del>	_, 2017.

RUSTY STRODTMAN, CHAIRPERSON

ACCEPTED BY ORDINANCE OF THE CITY COUNCIL OF COLUMBIA, MISSOURI, THIS \_\_\_\_\_\_\_, 2017.

BRIAN TREECE, MAYOR

SHEELA AMIN, CITY CLERK



### SIDRA SUBDIVISION, PLAT 3

A REPLAT OF LOT 1, SIDRA SUBDIVISION - PLAT 1 LOCATED IN SECTION 3, TOWNSHIP 48 NORTH, RANGE 12 WEST COLUMBIA, BOONE COUNTY, MISSOURI

CORPORA	TE NUMBER: 2000151304	CREACET ON LI
DATE: 09/11/2017	SCALE: 1" = 30'	ENGINEERING CONSULTAN 1000 W. Nifong Bivd., Building 1 Columbia, Missouri 65203
PROJECT:	DRAWN BY:	(573) 447-0292
160278	DWB	www.crockettengineering.com