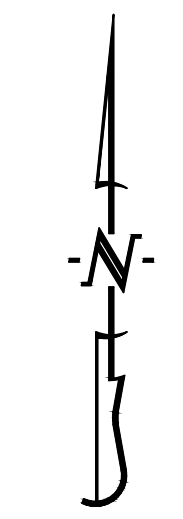


FINAL PLAT EARTH VISION, PLAT No. 1

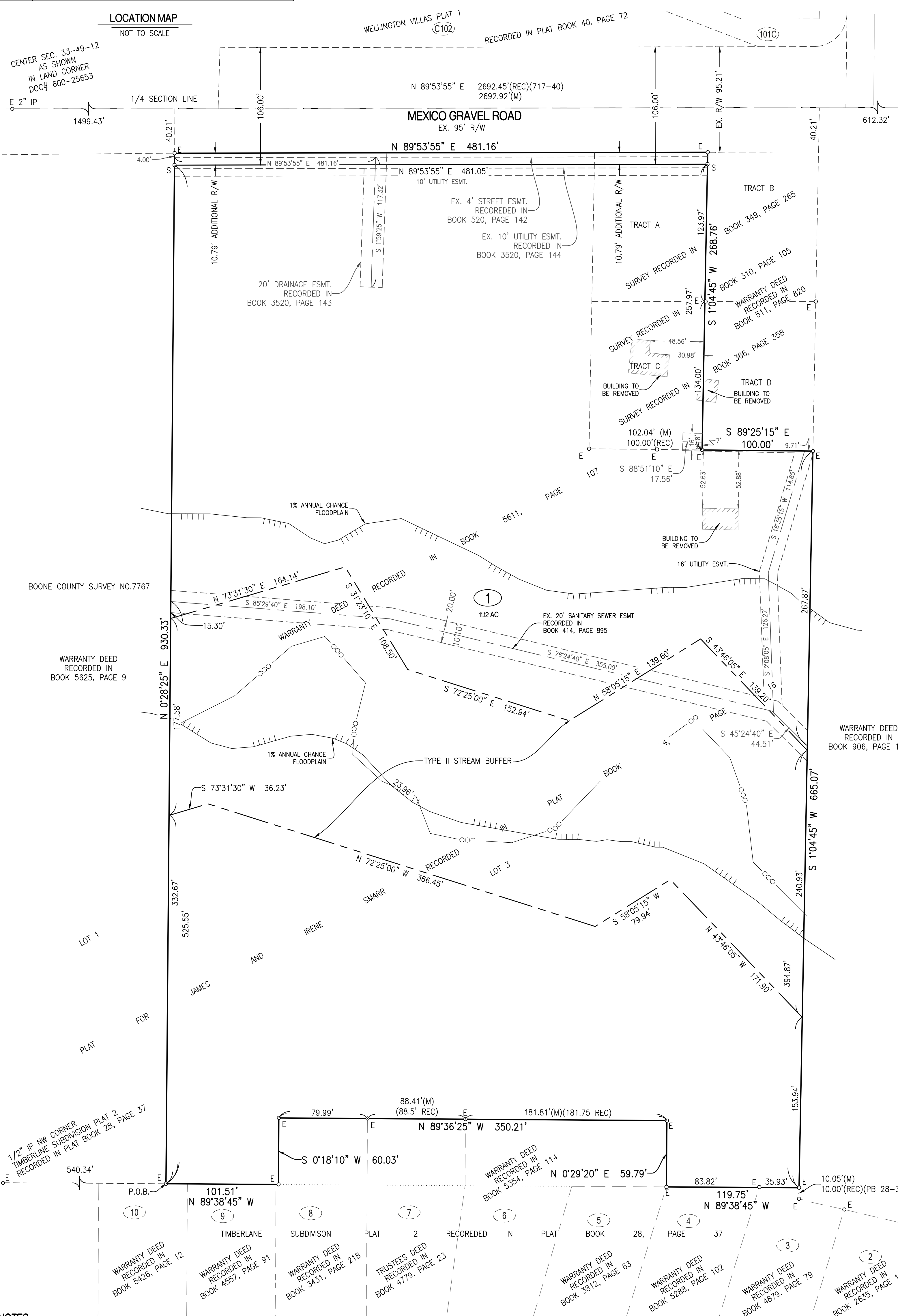
A MINOR SUBDIVISION LOCATED IN SECTION 33,
TOWNSHIP 49 NORTH, RANGE 12 WEST
COLUMBIA, BOONE COUNTY, MISSOURI
MAY 1, 2023



SCALE: 1"=50'
0 25 50 100
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 OR 1/2" REBAR
(UNLESS NOTED OTHERWISE)
- COTTON PICKER SPINDLE/RAILROAD SPIKE
- STONE
- ⊕ PERMANENT MONUMENT
- (M) MEASURED DISTANCE
- (REC) RECORDED DISTANCE
- (R) RADIAL LINE
- DH x DRILL HOLE
- W/ CHISELED X
- △ RIGHT-OF-WAY MARKER
- P.O.B. POINT OF BEGINNING
- R= CURVE RADIUS
- L= CURVE ARC LENGTH
- CH= CURVE CHORD DIRECTION & LENGTH
- (714-4) SURVEY BOOK & PAGE (TYP.)
- (PB 28-37) PLAT BOOK & PAGE (TYP.)



CERTIFICATION:

I HEREBY CERTIFY IN APRIL 2023, I COMPLETED A SURVEY AND SUBDIVISION FOR EARTH VISION, LLC, OF A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 49 NORTH, RANGE 12 WEST, COLUMBIA, BOONE COUNTY, MISSOURI AND BEING PART OF LOT 3 OF THE PLAT FOR JAMES AND IRENE SMARR RECORDED IN PLAT BOOK 4, PAGE 16 AND BEING ALL OF TRACT C OF THE SURVEY RECORDED IN BOOK 366, PAGE 358 AND TRACT A OF THE SURVEY RECORDED IN BOOK 349 PAGE 265, AND BEING THE LAND DESCRIBED BY THE WARRANTY DEED RECORDED IN BOOK 5611, PAGE 107 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING ON THE NORTH LINE OF TIMBERLANE SUBDIVISION PLAT 2, RECORDED IN PLAT BOOK 28, PAGE 37, AT THE SOUTHWEST CORNER OF SAID LOT 3 OF THE PLAT FOR JAMES AND IRENE SMARR AND WITH THE WEST LINE THEREOF, N 0°28'25"E, 930.33 FEET; THENCE LEAVING SAID WEST LINE OF LOT 3, N 89°53'55"E, 481.16 FEET TO THE EAST LINE OF SAID TRACT A OF THE SURVEY RECORDED IN BOOK 349, PAGE 265; THENCE WITH THE EAST LINE OF SAID TRACT A AND THE EAST LINE OF TRACT C OF THE SURVEY RECORDED IN BOOK 366, PAGE 358, S 1°04'45"W, 268.76 FEET TO THE SOUTH LINE OF SAID SURVEY RECORDED IN BOOK 366, PAGE 358, S 89°25'15"E, 100.00 FEET TO THE EAST LINE OF SAID LOT 3; THENCE LEAVING SAID SOUTH LINE AND WITH THE EAST LINE OF SAID LOT 3, S 1°04'45"W, 665.07 FEET TO THE NORTH LINE OF SAID TIMBERLANE SUBDIVISION PLAT 2; THENCE LEAVING SAID EAST LINE AND WITH THE NORTH LINE OF SAID TIMBERLANE SUBDIVISION PLAT 2, N 89°38'45"W, 119.75 FEET TO THE EAST LINE OF THE TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED IN BOOK 5354, PAGE 114; THENCE LEAVING SAID SOUTH LINE AND WITH THE EAST LINE OF SAID DEED, N 0°29'20"E, 59.79 FEET TO THE NORTHEAST CORNER THEREOF; THENCE LEAVING THE EAST LINE OF SAID DEED, N 89°36'25"W, 350.21 FEET TO THE NORTHWEST CORNER OF THE TRACT DESCRIBED BY THE WARRANTY DEED RECORDED IN BOOK 3431, PAGE 218; THENCE WITH THE WEST LINE OF SAID DEED, S 0°18'10"W, 60.03 FEET TO THE NORTH LINE OF SAID TIMBERLANE SUBDIVISION PLAT 2; THENCE LEAVING THE WEST LINE OF SAID DEED AND WITH THE NORTH LINE OF SAID TIMBERLANE SUBDIVISION PLAT 2, N 89°38'45"W, 101.51 FEET TO THE POINT OF BEGINNING AND CONTAINING 11.24 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.

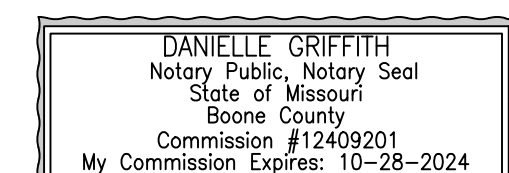
SURVEY AND PLAT BY:

CROCKETT ENGINEERING CONSULTANTS, LLC
1000 W. NIFONG BLVD. BUILDING 1
COLUMBIA, MO 65203

CORPORATE NUMBER: 2000151304

David T. Butcher
DAVID T. BUTCHER, PLS-2002014095
5/24/2023
DATE

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



KNOW ALL MEN BY THESE PRESENTS:

THAT EARTH VISION, LLC, 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 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 EARTH VISION, PLAT NO. 1

IN WITNESS WHEREOF, EARTH VISION, LLC HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MEMBER, THIS _____ DAY OF _____, 2023.

EARTH VISION, LLC

JESSI MUSICK, MEMBER



STATE OF MISSOURI } SS
COUNTY OF BOONE }

ON THIS _____ DAY OF _____, IN THE YEAR 2023 BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED JESSI MUSICK, MEMBER OF EARTH VISION, LLC, A MISSOURI LIMITED LIABILITY COMPANY, KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT IN BEHALF OF SAID LIMITED LIABILITY COMPANY AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED. IN WITNESS WHEREOF, I HERETO SET MY HAND AND OFFICIAL SEAL.

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

- NOTES:**
- A PORTION OF THIS TRACT IS LOCATED IN ZONE X-AREAS DETERMINED TO BE INSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN AS SHOWN BY THE F.E.M.A. F.I.R.M. PANEL NO. 29019C0282E, 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
 - PART OF THIS TRACT IS LOCATED WITHIN THE TYPE II 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
 - IN THE PROFESSIONAL OPINION OF THE LAND SURVEYOR THERE IS NO MATERIAL DIFFERENCE BETWEEN THE RECORDED AND MEASURED DIMENSIONS UNLESS NOTED OTHERWISE.
 - THIS TRACT MAY BE SUBJECT TO THE WATERLINE EASEMENTS RECORDED IN BK. 341, PG. 313, BK. 341, PG. 338 AND BK. 509, PG. 556.
 - THIS TRACT MAY BE SUBJECT TO THE ELECTRIC EASEMENT RECORDED IN BK. 218, PG. 143

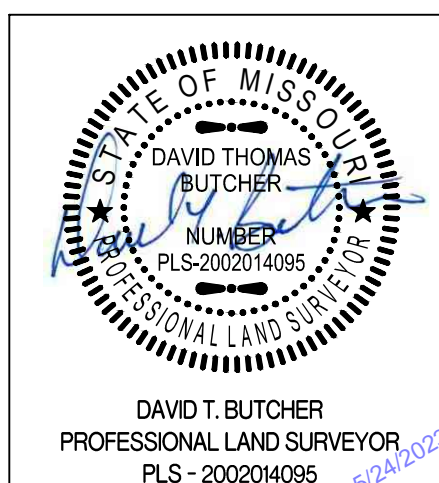
APPROVED BY THE CITY OF COLUMBIA PLANNING AND ZONING COMMISSION THIS _____ DAY OF _____, 2023.

SHARON GEUEA JONES, CHAIRPERSON

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

BARBARA BUFFALO, MAYOR

ATTEST:
SHEELA AMIN, CITY CLERK



EARTH VISION, PLAT NO.1	
A MINOR SUBDIVISION SECTION 33, TOWNSHIP 49 NORTH, RANGE 12 WEST COLUMBIA, BOONE COUNTY, MISSOURI	
CORPORATE NUMBER: 2000151304	
DATE: 05/1/2023	SCALE: 1" = 50'
PROJECT: 220107	DRAWN BY: JWS
CROCKETT ENGINEERING CONSULTANTS 1000 W. Nifong Blvd., Building 1 Columbia, Missouri 65203 (573) 447-0292 www.crockettengineering.com	