



Permanent Drainage Easement (3,677 sq.ft.)

Temporary Construction Easement (8,951 sq.ft.)

P.O.C. Point Of Commencement

P.O.B. Point Of Beginning

SURVEY RECORDED IN BOOK 688, PAGE 343

TRACT I



Scale: 1"=30'

10' STREET EASEMENT RECORDED IN BOOK 379, PAGE 385

NEBRASKA AVENUE  
40' Right-Of-Way

S 81°54'05" E 153.56'

10' STREET EASEMENT RECORDED IN BOOK 379, PAGE 388

S 81°54'05" E 153.45'

N 83°22'45" W 126.39'

N 81°20'05" W 95.34'

S 51°33'45" W 34.22'

N 05°19'05" E 27.73'

N 86°14'40" W 35.37'

S 01°58'30" W 65.77'

48.36'

20.04'

10.07'

P.O.B.(P.D.E.)

P.O.B.(T.C.E.)  
P.O.C.(P.D.E.)

N PROVIDENCE RD  
60' Half Right-Of-Way  
Recorded in Road Book 3, Page 623

N 01°19'45" E 147.24'

S 07°47'00" W 106.74'

N 82°07'15" W 11.86'

THIRD STREET

STAWILL LLC, A MISSOURI LIMITED LIABILITY COMPANY  
304 NEBRASKA AVE  
COLUMBIA, MO 65201  
TRUSTEES' DEED RECORDED IN BOOK 4772, PAGE 46  
PARCEL # 16-312-00-04-013.00 01  
BARKWELL'S SUBDIVISION RECORDED IN BOOK 91, PAGE 532  
LOT 21 ALSO PARTS OF LOT 22 AND THIRD STREET

21

22



Nebraska Ave Stormwater  
Stawill LLC

Scale: 1"=30' Dwn: T.K.S. Date: 4/10/23

-  Permanent Drainage Easement (857 sq.ft.)
-  Temporary Construction Easement (4,879 sq.ft.)

P.O.C. Point Of Commencement  
 P.O.B. Point Of Beginning

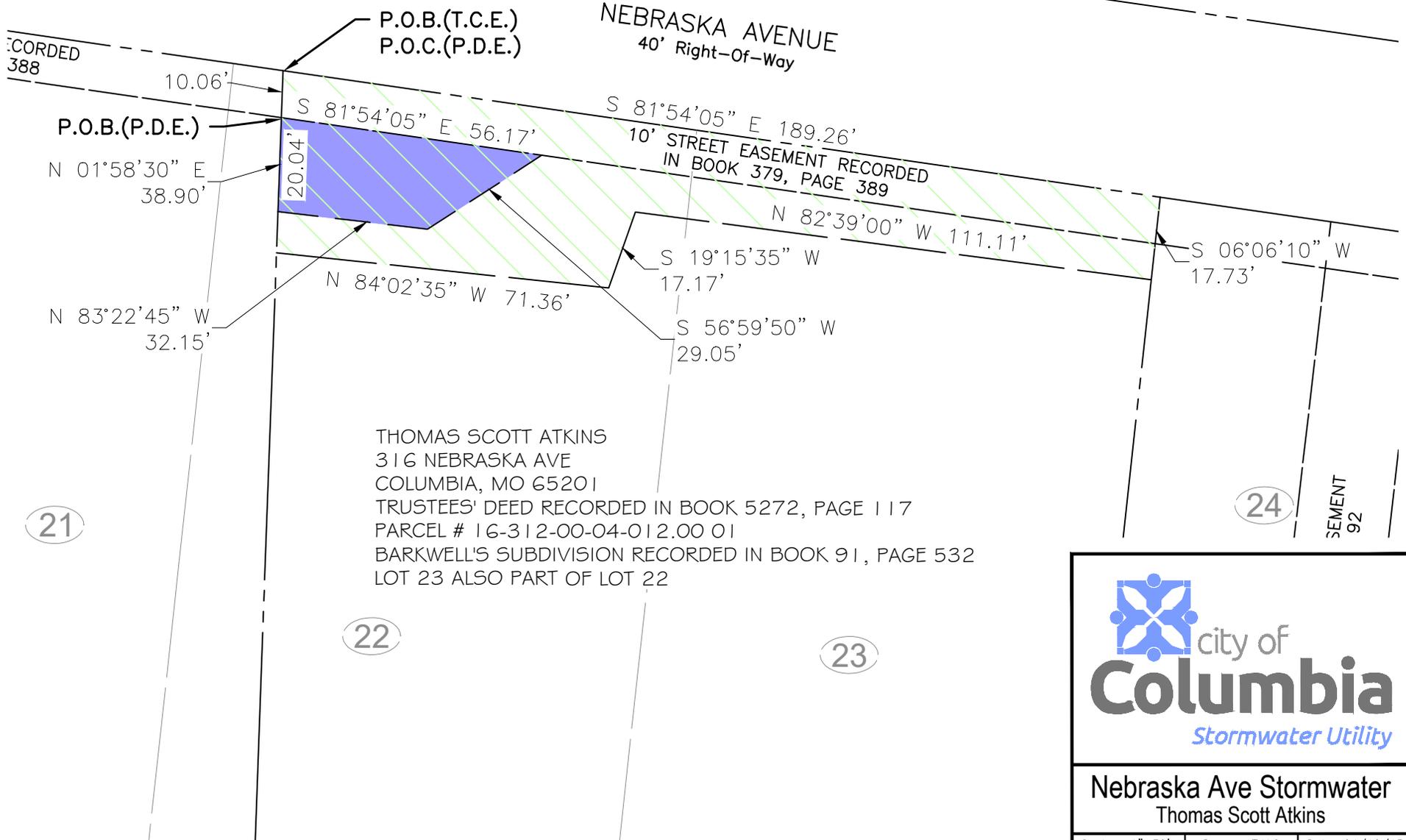
SURVEY RECORDED IN BOOK 688, PAGE 343



Scale: 1"=30'

TRACT 2

10' STREET EASEMENT RECORDED  
 IN BOOK 379, PAGE 385




city of  
**Columbia**  
 Stormwater Utility

Nebraska Ave Stormwater  
 Thomas Scott Atkins

Scale: 1"=30' | Dwn: T.K.S. | Date: 04/10/15

 Temporary Construction Easement (3,723 sq.ft.)

P.O.C. Point Of Commencement

P.O.B. Point Of Beginning

SURVEY RECORDED IN BOOK 688, PAGE 343



Scale: 1"=30'

NEBRASKA AVENUE  
40' Right-Of-Way

10' STREET EASEMENT RECORDED  
IN BOOK 379, PAGE 386

TRACT 2

TRACT 3

50

45

P.O.B.

N 05°47'40" E 432.80'

N 05°47'40" E 83.93'

N 84°01'35" W  
44.07'

S 84°04'50" E  
44.63'

S 06°10'35" W 83.98'

49

46

48

47

McCRAY PROPERTIES, L.L.C., A MISSOURI LIMITED LIABILITY COMPANY  
317 NEBRASKA AVE  
COLUMBIA, MO 65201  
WARRANTY DEED RECORDED IN BOOK 1287, PAGE 2  
PARCEL # 16-312-00-02-001.00 01  
CONLEY AND PERKINS SUBDIVISION RECORDED IN PLAT BOOK 2, PAGE 24  
LOT 46



Nebraska Ave Stormwater  
McCRAY PROPERTIES, L.L.C.

Scale: 1"=30' | Dwn: T.K.S. | Date: 04/10/15

 Temporary Construction Easement (2,653 sq.ft.)

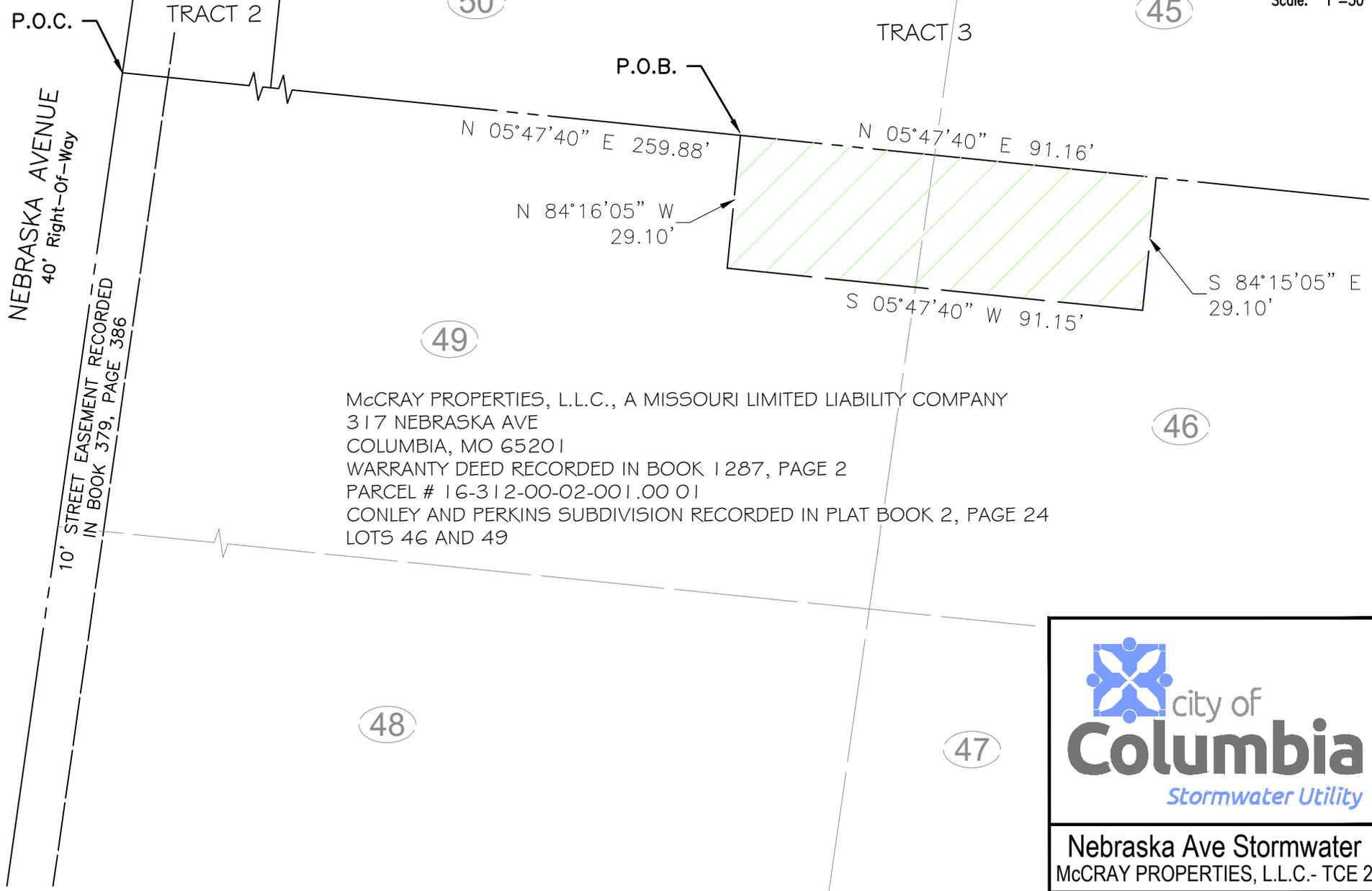
P.O.C. Point Of Commencement

P.O.B. Point Of Beginning

SURVEY RECORDED IN BOOK 688, PAGE 343



Scale: 1"=30'



Nebraska Ave Stormwater  
McCRA Y PROPERTIES, L.L.C.- TCE 2

Scale: 1"=30' | Dwn: T.K.S. | Date: 04/10/15



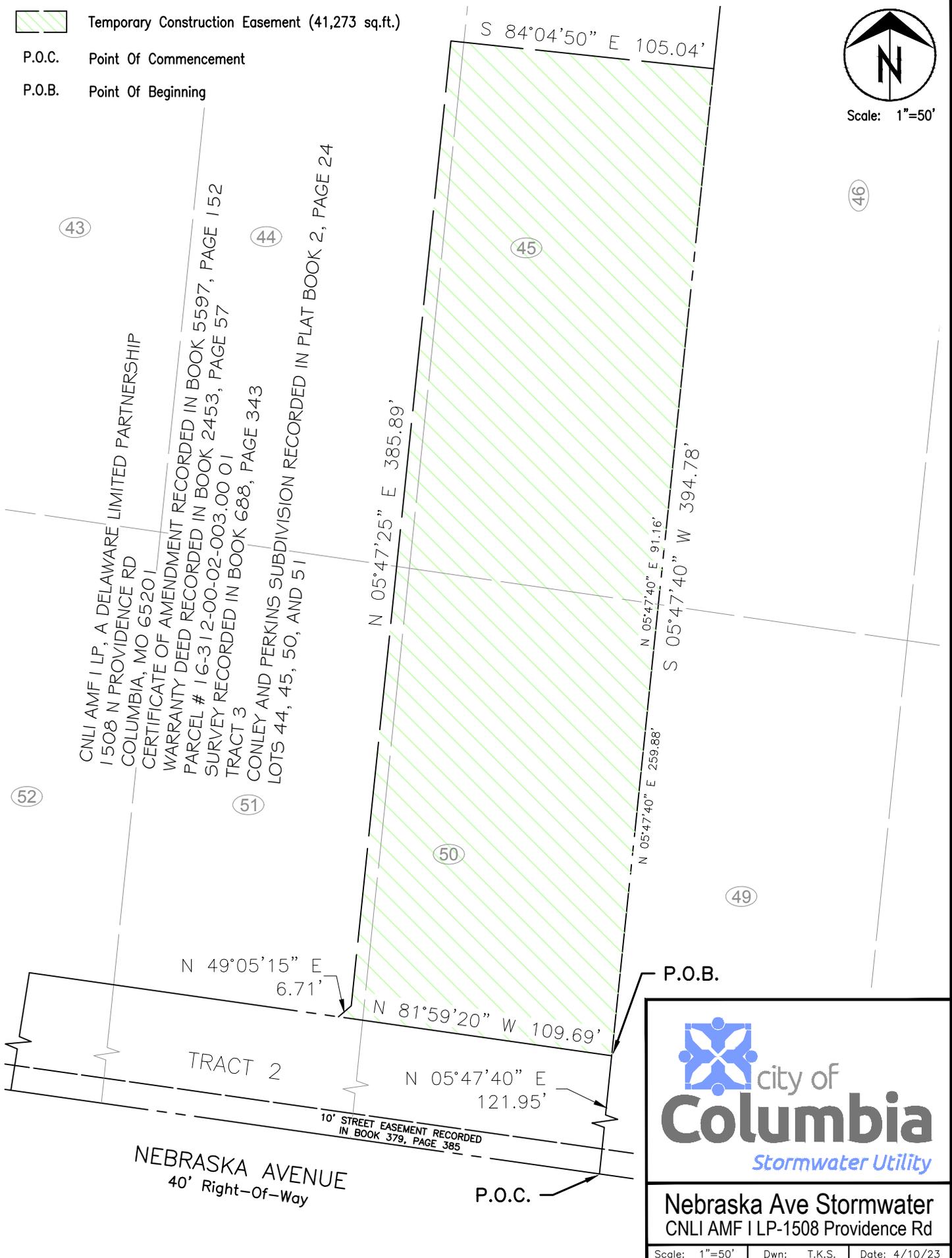
Temporary Construction Easement (41,273 sq.ft.)

P.O.C. Point Of Commencement

P.O.B. Point Of Beginning



Scale: 1"=50'



43  
CNLI AMF I LP, A DELAWARE LIMITED PARTNERSHIP  
1508 N PROVIDENCE RD  
COLUMBIA, MO 65201  
CERTIFICATE OF AMENDMENT RECORDED IN BOOK 5597, PAGE 152  
PARCEL # 16-312-00-02-003.00 01  
SURVEY RECORDED IN BOOK 57  
TRACT 3  
44  
CONLEY AND PERKINS SUBDIVISION RECORDED IN PLAT BOOK 2, PAGE 24  
LOTS 44, 45, 50, AND 51

52

51

50

45

49

46

N 49°05'15" E  
6.71'

N 81°59'20" W 109.69'

N 05°47'40" E  
121.95'

P.O.B.

P.O.C.

TRACT 2

NEBRASKA AVENUE  
40' Right-Of-Way

10' STREET EASEMENT RECORDED  
IN BOOK 379, PAGE 385



Nebraska Ave Stormwater  
CNLI AMF I LP-1508 Providence Rd

Scale: 1"=50' Dwn: T.K.S. Date: 4/10/23



Temporary Construction Easement (642 sq.ft.)

P.O.C. Point Of Commencement

P.O.B. Point Of Beginning



Scale: 1"=30'

23

10' STREET EASEMENT RECORDED  
IN BOOK 379, PAGE 389

10' STREET EASEMENT RECORDED  
IN BOOK 379, PAGE 385

TRACT 2

SURVEY RECORDED IN BOOK 688, PAGE 343

NEBRASKA AVENUE  
40' Right-Of-Way

N 06°06'10" E  
17.73'

P.O.B.

N 82°39'00" W 36.68'  
S 81°54'05" E 36.82'

24

20' PRIVATE ACCESS AND UTILITY EASEMENT  
RECORDED IN BOOK 4121, PAGE 92

S 06°30'40" W  
17.24'

D & N ENTERPRISES LLC, A MISSOURI LIMITED LIABILITY COMPANY  
WARRANTY DEED RECORDED IN BOOK 3348, PAGE 127  
PARCEL # 16-312-00-04-011.00 01  
BARKWELL'S SUBDIVISION RECORDED IN BOOK 91, PAGE 532  
LOT 24

10' STREET EASEMENT RECORDED  
IN BOOK 379, PAGE 390

25

10' STREET EASEMENT RECORDED  
IN BOOK 379, PAGE 391



Nebraska Ave Stormwater  
D & N Enterprises, LLC

Scale: 1"=30' Dwn: T.K.S. Date: 04/04/15



Scale: 1"=30'

50' ROADWAY & UTILITY EASEMENT  
RECORDED IN BOOK 308, PAGE 39 &  
CORRECTED BY BOOK 308, PAGE 122

CNLI AMF I LP, A DELAWARE LIMITED PARTNERSHIP  
CERTIFICATE OF AMENDMENT RECORDED IN BOOK 5597, PAGE 152  
WARRANTY DEED RECORDED IN BOOK 2453, PAGE 57  
PARCEL # 16-312-00-02-003.02 01  
SURVEY RECORDED IN BOOK 688, PAGE 343  
TRACT 2  
CONLEY AND PERKINS SUBDIVISION RECORDED IN PLAT BOOK 2, PAGE 24  
PART OF LOT 50, 51, AND 52

TRACT 3

S 81°59'20" E 109.69'

(52)

N 49°05'15" E 161.21'  
N 56°57'45" E 127.48'

(51)

S 56°57'45" W  
46.37'

(50)

S 39°10'45" E 42.91'

S 05°47'40" W 121.95'

(49)

S 43°18'50" E  
38.87'

P.O.B.(P.D.E.)

N 81°54'05" W 122.99'

N 81°54'05" W

N 05°47'40" E  
10.01'

10' STREET EASEMENT RECORDED  
IN BOOK 379, PAGE 385

65.20'

N 81°54'05" W 220.33'

NEBRASKA AVENUE  
40' Right-Of-Way

P.O.B.(T.C.E.)  
P.O.C.(P.D.E.)

10' STREET EASEMENT RECORDED  
IN BOOK 379, PAGE 389

BARKWELL'S SUBDIVISION RECORDED IN BOOK 91, PAGE 532

(22)

(23)

(24)

-  Permanent Drainage Easement (5,200 sq.ft.)
-  Temporary Construction Easement (20,089 sq.ft.)

- P.O.C. Point Of Commencement
- P.O.B. Point Of Beginning



Nebraska Ave Stormwater  
CNLI AMF I LP-Tract 2

Scale: 1"=30' Dwn: T.K.S. Date: 04/10/15