

## PETITION REQUESTING ANNEXATION TO THE CITY OF COLUMBIA

Woodstock MH, LLC, a Delaware limited liability company, hereby petitions the City Council of the City of Columbia to annex the land described below into the corporate limits of Columbia and, in support of this petition, states the following:

1. Woodstock MH, LLC is the owner of all fee interests of record in the real estate in Boone County, Missouri, described as follows:

A tract of land located in the East Half (E ½) of the Northeast Quarter (NE ¼) of Section 29, Township 48 North, Range 12 West, Boone County, Missouri, being more particularly described as follows: Starting at the East quarter corner of said Section 29; thence North 89 degrees 34' 00" West, along the South line of the Northeast Quarter of said Section 29, 15.00 feet to the Southeast corner of an eight acre tract shown by Survey recorded in Book 310, Page 103, Boone County Records, and the Point of Beginning.

From the Point of Beginning, continuing North 89 degrees 34' 00" West, along the quarter section line and the South line of said eight acre tract, 300.00 feet to the Southwest corner thereof; thence North 0 degrees 17' 30" West, along the West line of said eight acre tract, 25.00 feet to the Southeast corner of a 28.143 acre tract shown by a survey recorded in Book 368, Page 185; thence North 89 degrees 34' 00" West, along a line 25 feet North of and parallel with the quarter section line, being the South line of said 28.143 acre tract, 582.65 feet to the Southwest corner of last said tract and the West line of a ten acre tract shown by a survey recorded in Book 279, Page 65; thence North 0 degrees 23'30" East, along the line between last said tracts, 844.60 feet to the Northeast corner of said ten acre tract; thence North 89 degrees 39'30" West along the line between last said tracts, 500.00 feet to the Northwest corner of said ten acre tract and the East line of Concorde Office & Industrial Plaza Plat 1 and the successive replats thereof; thence North 0 degrees 23'30" East, along the line between said subdivisions and said 28.143 acres tract, 703.68 feet to the Southwest corner of a tract described by a Warranty Deed recorded in Book 793, Page 606, being 60 feet South 0 degrees 23'30" West from the Northwest corner of said 28.143 acre tract; thence South 89 degrees 39'30" East, along the South line of the tract described by said deed, being 60 feet south of and parallel with the North line of said 28.143 acre tract, 494.39 feet to the Southeast corner of the tract described by said deed; thence North 54 degrees 52'05" East, along the East line of the tract described by said deed and the West line of a tract described by a Warranty Deed recorded in Book 793, Page 605, a total of 189.55 feet to the Northwest corner of last said deeded tract, being 50 feet North of the South line of Concorde Office & Industrial Plaza Plat 9 and successive replat thereof; thence, following the lines of last said deeded tract: South 89 degrees 39'30" East 188.06 feet; South 15 degrees 07'50" East 4.10 feet; North 80 degrees 31'15" East 23.15 feet; South 89 degrees 39' 30" East 37.47 feet to the Northeast corner of last said deeded tract and the West line of a three-tract survey recorded in Book 310, Page 545; and South 0 degrees 18'30" East, along the line between last said deeded tract and Tract No. 3 of said three-tract survey, 50.00 feet to the Southeast corner of the tract described by Warranty Deed recorded in Book 793, Page 605, being the Northeast corner of said 28.143 acre tract; thence, leaving the lines of the tract described by last said Warranty Deed, continuing South 0 degrees 18'30" East, along the line between said 28.143 acre tract and said Tract No. 3 of said three-tract survey, 390.00 feet to the Southwest corner of said Tract No. 3 being the Northwest corner of a 0.915 acre tract shown and described by the survey recorded in Book 312, Page 364; thence North 89 degrees 38'00" East, along the line between the last said tracts, 464.60 feet to the Southeast corner of said Tract No. 3 and the Northeast corner of said 0.915 acre tract; thence South 0 degrees 17'30" East along the east line of said 0.915 acre tract and the East line of said eight acre tract, a total of 1250.55 feet to the Point of Beginning.

The above description is a reproduction of the description from the current Special Warranty Deed recorded in Book 5810, Page 65 of the Boone County, Missouri, records.

2. This real estate is not now a part of any incorporated municipality.
3. This real estate is contiguous and compact to the existing corporate limits of the City of Columbia, Missouri.
4. Woodstock MH, LLC requests that this real estate be annexed to, and be included within the corporate limits of the City of Columbia, Missouri, pursuant to Section 71.012, RSMo 1994.
5. Petitioner requests that the property be zoned R-MH at the time of annexation. If the requested zoning is not granted by the proposed ordinance annexing the property, petitioner reserves the right to withdraw this petition requesting annexation.

Dated this 23 day of May, 2025.

STATE OF Texas)  
) ss.  
COUNTY OF Dallas)

#### VERIFICATION

The undersigned, Clayton Carter, being of lawful age and after being duly sworn states and verifies that the undersigned has reviewed the foregoing Petition for Voluntary Annexation, and that the undersigned is duly authorized to execute the foregoing instrument on behalf of Woodstock MH, LLC and acknowledges the requests, matters and facts set forth therein are true and correct to the best of the undersigned's information and belief.

  
Clayton Carter, Authorized Signatory

Subscribed and sworn to before me this 23 day of May, 2025.

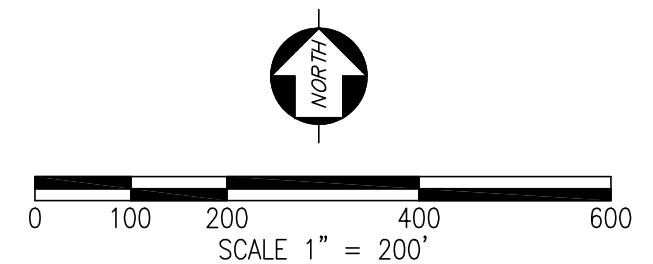
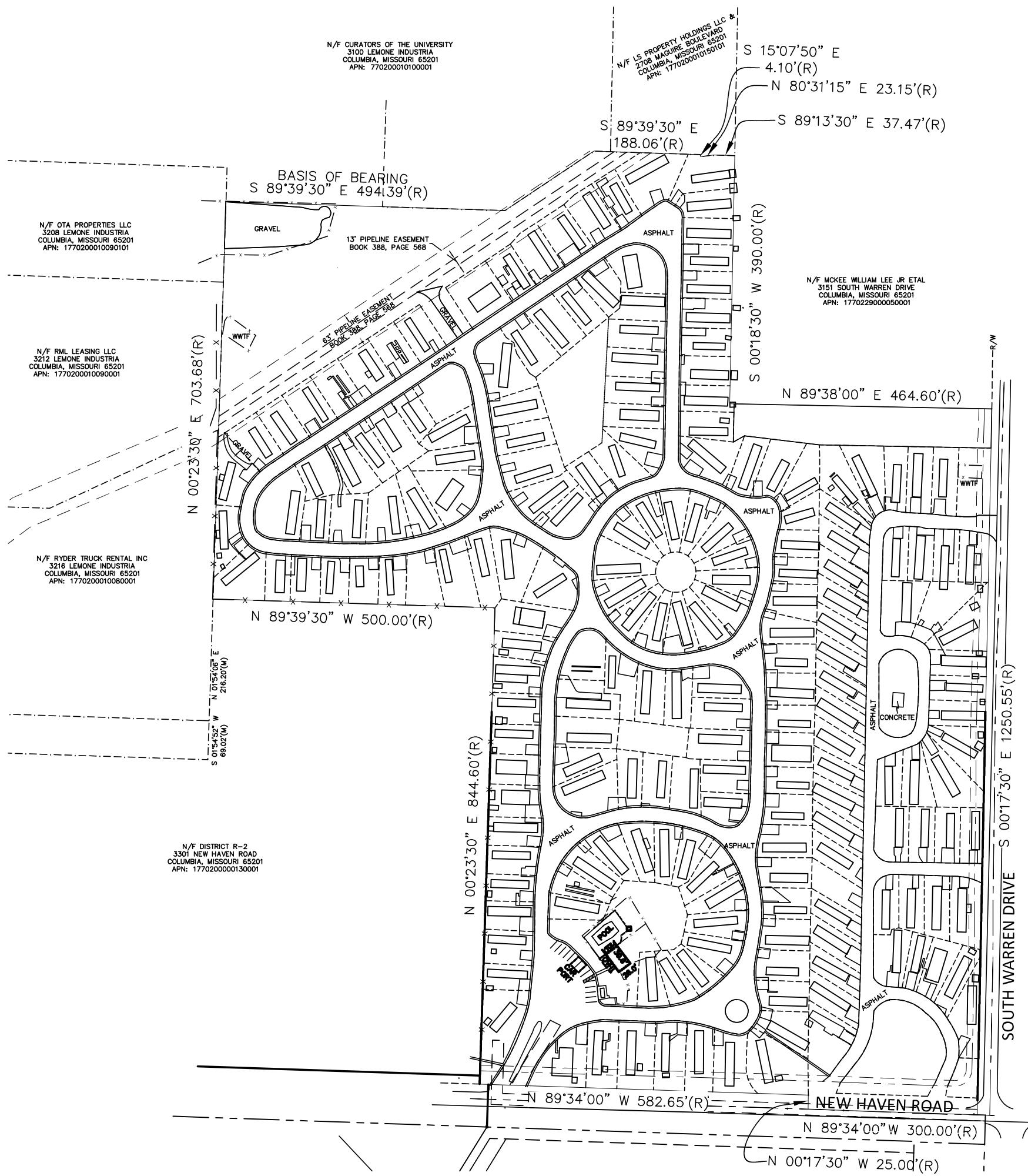
ChaRhonda Chilton  
Notary Public

My commission expires: 06/02/2025



RECEIVED  
JUN 05 2025  
PLANNING DEPT.

# WOODSTOCK MOBILE HOME PARK DESCRIPTION DISPLAY



SITE BOUNDARY INFORMATION IS BASED ON DATA PROVIDED BY AMERICAN SURVEY AND MAPPING INC. ON AN ALTA/NSPS LAND TITLE SURVEY DATED 10/27/23 AND IS PROVIDED FOR ILLUSTRATIVE PURPOSES ONLY.

A TRACT OF LAND SITUATED IN THE EAST 1/2 OF THE NE 1/4 OF SECTION 29, T-48-N, R-12-W (AS SHOWN PER BOOK 310, PG 103)  
N/F: WOODSTOCK MHP LIMITED  
350 SOUTH WARREN DRIVE, COLUMBIA, MISSOURI 65201  
APN: 1770229000070001  
1,596.337 SQ. FEET±  
36.647 ACRES±