

LOCATION MAP
NOT TO SCALE

FINAL PLAT EWING INDUSTRIAL PARK, PLAT No. 5A

A REPLAT LOCATED IN THE SOUTHWEST QUARTER OF SECTION 15 AND THE
SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 49 NORTH, RANGE 12 WEST
COLUMBIA, BOONE COUNTY, MISSOURI
FEBRUARY 26, 2024

CERTIFICATION:

I HEREBY CERTIFY THAT IN FEBRUARY 2024, I COMPLETED A SURVEY AND SUBDIVISION FOR STEPHEN STATION ROAD INVESTMENTS, LLC, A MISSOURI LIMITED LIABILITY COMPANY OF A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 15, AND THE SOUTHEAST QUARTER OF SECTION 16, ALL IN TOWNSHIP 49 NORTH, RANGE 12 WEST, COLUMBIA, BOONE COUNTY, MISSOURI AND BEING ALL OF LOT 404 OF EWING INDUSTRIAL PARK, PLAT 4 RECORDED IN PLAT BOOK 33, PAGE 55 AND LOT 513 OF EWING INDUSTRIAL PARK, PLAT 5 RECORDED IN PLAT BOOK 34, PAGE 79 AND BEING DESCRIBED IN THE WARRANTY DEED RECORDED IN BOOK 5758, PAGE 57 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 404, AND WITH THE LINES OF SAID LOTS 404 AND 513, S 88°22'50"E, 383.55 FEET TO THE NORTHEAST CORNER THEREOF; THENCE S 0°37'10"W, 310.00 FEET; THENCE 47.12 FEET ALONG A 30.00-FOOT RADIUS, CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, S 45°37'10"W, 42.43 FEET; THENCE N 89°22'50"W, 281.22 FEET; THENCE, 73.14 FEET ALONG A 283.01-FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CHORD, S 83°12'45"W, 72.94 FEET; THENCE N 0°37'10"E, 349.40 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.99 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
DATE

STATE OF MISSOURI } SS
COUNTY OF BOONE }

SUBSCRIBED AND SWORN TO BEFORE ME THIS 2 DAY OF April
IN THE YEAR 2024.

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



KNOW ALL MEN BY THESE PRESENTS:

THAT STEPHEN STATION ROAD INVESTMENTS, LLC A MISSOURI LIMITED LIABILITY COMPANY IS THE SOLE OWNER OF THE HEREOF 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 EWING INDUSTRIAL PARK, PLAT NO. 5A

IN WITNESS WHEREOF, STEPHEN STATION ROAD INVESTMENTS, LLC A MISSOURI LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MEMBER, THIS 3 DAY OF April, 2024.

STEPHEN STATION ROAD INVESTMENTS, LLC

Russell C. Anderson
RUSSELL C. ANDERSON, MEMBER

STATE OF MISSOURI } SS
COUNTY OF BOONE }

ON THIS 3 DAY OF April, IN THE YEAR 2024 BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED RUSSELL C. ANDERSON, MEMBER OF STEPHEN STATION ROAD INVESTMENTS, LLC A MISSOURI LIMITED LIABILITY COMPANY, KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID LIMITED LIABILITY COMPANY AND ACKNOWLEDGED THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED. IN WITNESS WHEREOF, I HEREBY SET MY HAND AND OFFICIAL SEAL.

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



APPROVED BY CITY COUNCIL PURSUANT TO ORDINANCE # _____
ON THE _____ DAY OF _____, 2024.

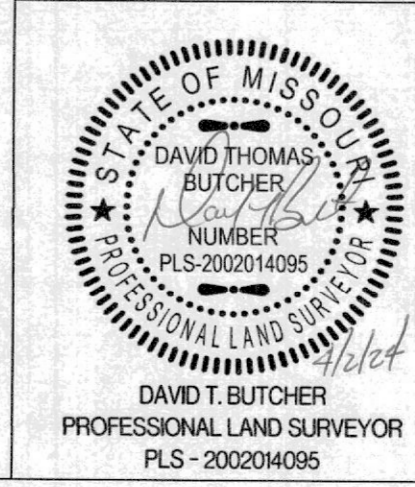
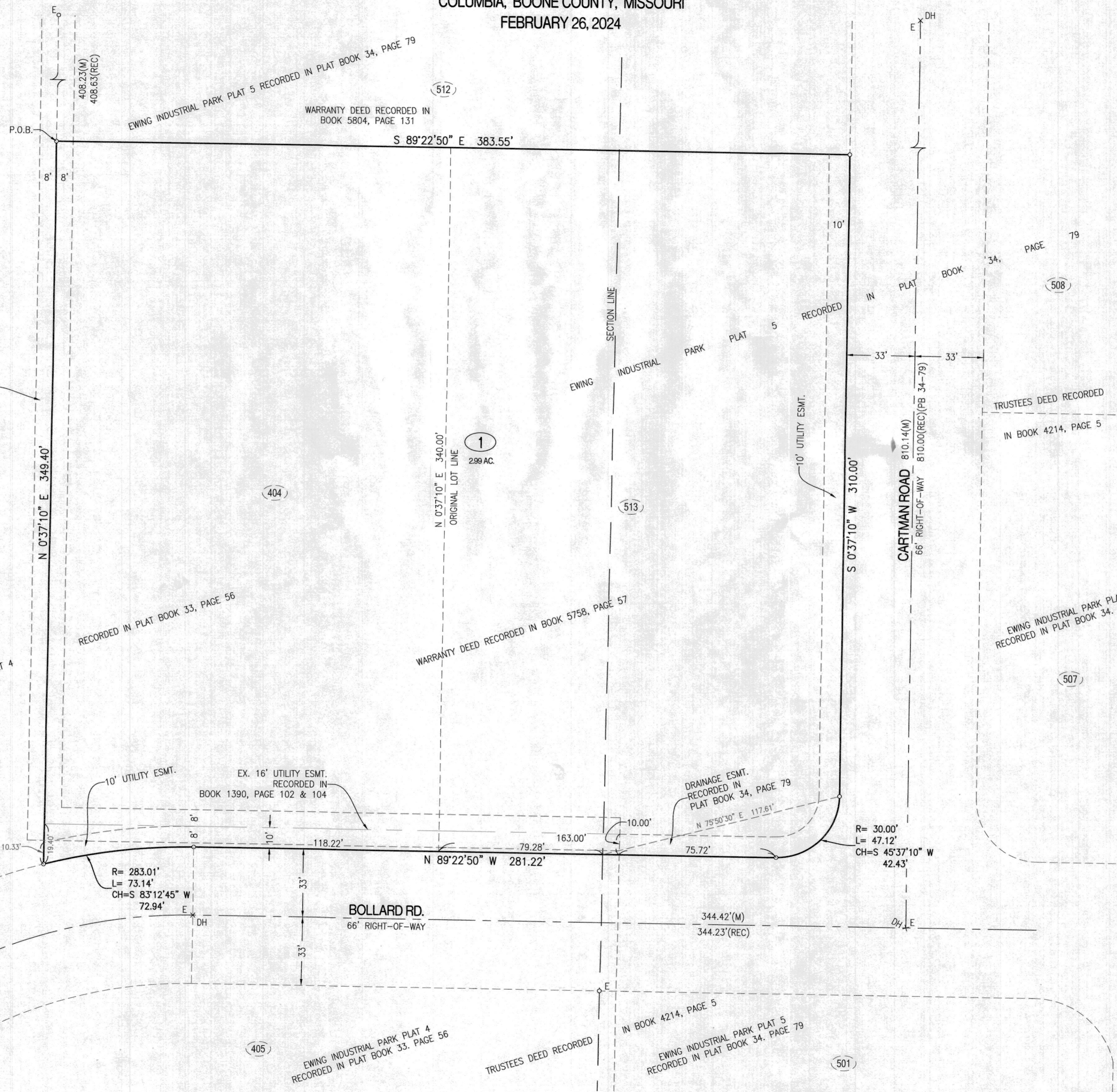
BARBARA BUFFALO, MAYOR

ATTEST:

SHEELA AMIN, CITY CLERK

- LEGEND:**
- E EXISTING
 - S SET
 - o 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
 - DHx 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
 - ℄ CENTERLINE

- NOTES:**
1. THIS TRACT IS LOCATED IN ZONE X - UNSHADED, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN AS SHOWN BY THE FEMA FIRM PANEL #29019C0169E, DATED: APRIL 19, 2017
 2. THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY CODE OF STATE REGULATIONS 20 CSR 2030-16.040(2)
 3. A CURRENT TITLE COMMITMENT WAS NOT PROVIDED FOR THIS SURVEY
 4. NO PART OF THIS TRACT IS LOCATED WITHIN THE STREAM BUFFER AS DETERMINED BY THE USGS MAP FOR THE BROWNS 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 IS COMPLETE OR WITHIN 12 MONTHS WHICHEVER OCCURS FIRST.
 6. IN THE PROFESSIONAL OPINION OF THE LAND SURVEYOR THERE IS NO MATERIAL DIFFERENCE BETWEEN THE RECORDED AND MEASURED DIMENSIONS UNLESS OTHERWISE SHOWN.



EWING INDUSTRIAL PARK, PLAT NO. 5A	
A REPLAT LOCATED IN SECTION 15 & 16, TOWNSHIP 49 NORTH, RANGE 12 WEST COLUMBIA, BOONE COUNTY, MISSOURI	
CORPORATE NUMBER: 2000151304	
DATE: 02/26/2024	SCALE: 1" = 30'
PROJECT: 240029	DRAWN BY: JWS
<p>CROCKETT ENGINEERING CONSULTANTS 1000 W. Nifong Blvd., Building 1 Columbia, Missouri 65203 (573) 447-0292 www.crockettengineering.com</p>	