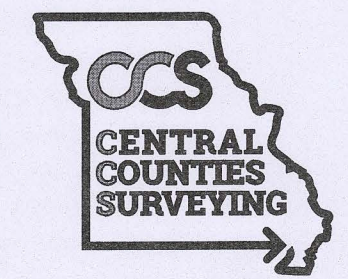
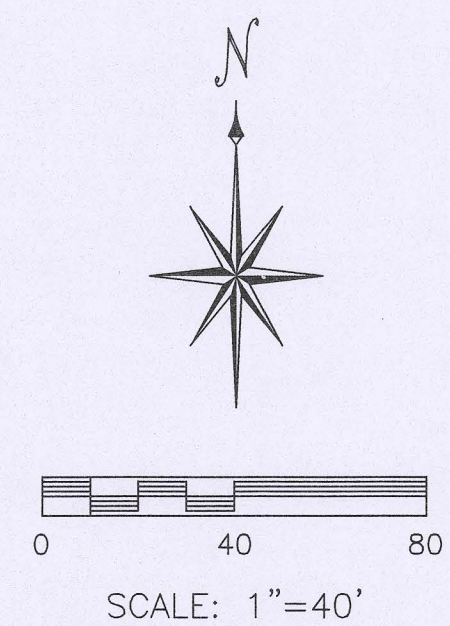


- LEGEND**
- 1/2" IRON ROD OR PIPE
 - 5/8" OR LARGER IRON
 - F FOUND IRON
 - PM PERMANENT MONUMENT
 - DH DRILL HOLE
 - △ RIGHT OF WAY MARKER
 - STONE MONUMENT
 - POST/BOLLARD
 - X FENCE LINE
 - OHE OVERHEAD ELECTRIC
 - G GAS LINE
 - T TELEPHONE LINE
 - ⊕ STORM SEWER MANHOLE
 - ⊙ SANITARY SEWER MANHOLE
 - UE UNDERGROUND ELECTRIC
 - ET ELECTRIC TRANSFORMER
 - + DRILL HOLE & CROSSCUT
 - (R) RECORD BEARING &/OR DISTANCE
 - (M) MEASURED DISTANCE
 - S SET
 - DH DRILL HOLE AND CROSSCUT
 - UTILITY POLE
 - ⊗ LIGHT POLE
 - ⊗ WATER VALVE
 - ⊗ WATER METER
 - (XXX) ORIGINAL PLAT LOT NUMBERS



401 S. Cleveland St.
 Fayette, MO 65248
 Phone (660) 728-5028
 Missouri Commission # 2014035993
 Steven R. Proctor P.L.S. # 2000148666
 Anthony Darboven P.L.S. # 2016019005
 Derek Forbis P.L.S. # 2021015380

CKC, INC.
 2525 N. STADIUM BLVD.
 Columbia, Boone County, MO

Plotted: 3/09/2022

SHT. 1 of 01

STREAM BUFFER STATEMENT
 THIS TRACT DOES NOT INCLUDE ANY REGULATED STREAMS AS DEFINED BY THE CITY OF COLUMBIA STREAM BUFFER ORDINANCE AS DETERMINED BY THE USGS MAP FOR COLUMBIA QUADRANGLE, BOONE COUNTY, MISSOURI AND ARTICLE X OF CHAPTER 12A OF THE CITY OF COLUMBIA CODE OF ORDINANCES.

FLOOD PLAIN STATEMENT
 THIS TRACT IS LOCATED IN ZONE X, UNSHADED, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN AS SHOWN BY THE FLOOD INSURANCE RATE MAP: COMMUNITY-PANEL #29019C0280E, DATED APRIL 19, 2017.

GENERAL NOTES:
 THE BASIS OF BEARINGS IS GRID NORTH AS DETERMINED BY GPS OBSERVATION REFERENCED TO THE MISSOURI CENTRAL ZONE.
 THIS SURVEY WAS EXECUTED TO COMPLY WITH THE ACCURACY STANDARDS FOR AN URBAN CLASS PROPERTY MARCH, 2022.
 CURRENT ZONING IS M-N.
 ALL IRONS FOUND AND SET ARE 1/2" UNLESS NOTED.

ROADWAY(S) AND/OR DRIVEWAY(S) SHOWN HEREON ARE SHOWN AS LOCATED AT THE TIME OF THE SURVEY. THE SURVEYOR DOES NOT REPRESENT THAT THIS IS PUBLICLY MAINTAINED ROAD NOR THAT KNOWLEDGE OF AN EASEMENT FOR USE OF ACCESS EXISTS UNLESS PUBLISHED HEREON.
 ONLY THE RECORDED DOCUMENTS REFERENCED HEREON WERE PROVIDED TO OR DISCOVERED BY THE SURVEYOR. NO ABSTRACT, CURRENT TITLE POLICY/COMMITMENT/REPORT OR OTHER RECORD TITLE DOCUMENTATION WAS PROVIDED TO SURVEYOR.
 ANY FENCE LINES DEPICTED HEREON REPRESENT THE APPROXIMATE LOCATION OF AN EXISTING FENCE. THE FENCE MAY REPRESENT A POSSESSION LINE AND SHOULD NOT BE MOVED OR RECONSTRUCTED WITHOUT PRIOR CONSULTATION WITH THE ADJOINING LAND OWNERS.
 ALL BEARINGS AND DISTANCES ARE MEASURED UNLESS OTHERWISE SPECIFIED.

KNOW ALL MEN BY THESE PRESENTS
 CKC INC., SOLE OWNERS OF THE BELOW DESCRIBED LOTS, HAVE CAUSED THE SAME TO BE SUBDIVIDED AS SHOWN ON THIS PLAT.
 EASEMENTS, OF TYPES AND AT THE LOCATIONS AS SHOWN, ARE DEDICATED TO THE CITY OF COLUMBIA FOR PUBLIC USE, FOREVER.
 ADDITIONAL RIGHT OF WAY FOR STADIUM BOULEVARD (STATE ROUTE "E") IS HEREBY DEDICATED TO THE CITY OF COLUMBIA FOR PUBLIC USE, FOREVER.

IN WITNESS WHEREOF, LAWRENCE FICK, (TREASURER), HAVE CAUSED THESE PRESENTS TO BE SIGNED.

Lawrence Fick
 LAWRENCE FICK, TREASURER

STATE OF MISSOURI
 COUNTY OF BOONE

ON THIS 9th DAY OF March, IN THE YEAR 2022, BEFORE ME,
Lauren Gentry, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED LAWRENCE FICK, TREASURER, KNOWN TO ME TO BE THE PERSON/PERSONS DESCRIBED IN AND WHO EXECUTED THE SAME AS THE FOREGOING PLAT, WHO BEING BY ME DULY SWORN.

ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME AS THEIR FREE ACT AND DEED FOR THE PURPOSES THEREIN STATED.

SUBSCRIBED AND AFFIRMED ME THIS 9th DAY OF March, 2022.
 MY COMMISSION EXPIRES Sept 17, 2022

Lauren Gentry
 LAUREN GENTRY
 Notary Public - Notary Seal
 STATE OF MISSOURI
 County of Boone
 My Commission Expires 9/17/2022
 Commission # 14830253
 NOTARY PUBLIC

DESCRIPTION:
 A REPLAT OF ALL OF LOT 43 OF VALLEY VIEW NORTH SUBDIVISION RECORDED IN PLAT BOOK 25, PAGE 33 OF THE BOONE COUNTY RECORDS AND LOCATED IN THE NORTHWEST QUARTER (NW 1/4) OF SECTION 3, TOWNSHIP 48 NORTH, RANGE 13 WEST, CITY OF COLUMBIA, BOONE COUNTY, MISSOURI.
 THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 4.15 ACRES AND IS ALL OF THE SAME LAND DESCRIBED BY DEED RECORDED IN BOOK 828, PAGE 462 OF THE BOONE COUNTY RECORDS. SUBJECT TO ANY EASEMENT OR RESTRICTION OF RECORD OR NOT OF RECORD, IF ANY.

APPROVED BY THE CITY COUNCIL PURSUANT TO
 ORDINANCE # _____ ON THE
 _____ DAY OF _____, 2022
 BRIAN TREECE, MAYOR
 ATTEST:
 SHEELA AMIN, CITY CLERK

SUBSCRIBED AND SWORN BEFORE ME ON THIS 9th DAY OF MARCH, 2022. MY COMMISSION EXPIRES APRIL 30, 2023.

TERESA E. SYFERD
 Notary Public - Notary Seal
 STATE OF MISSOURI
 COMMISSIONED FOR HOWARD COUNTY
 MY COMMISSION EXPIRES APR. 30, 2023
 ID #15045419

Teresa E. Syferd
 TERESA E. SYFERD, NOTARY PUBLIC

THIS IS TO CERTIFY THAT AT THE REQUEST OF AL HOPKINS FOR CKC, INC., A SURVEY WAS EXECUTED UNDER MY PERSONAL SUPERVISION AND I HEREBY DECLARE THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS. THE RESULTS ARE REPRESENTED ON THIS PLAT OF SURVEY.

Steven R. Proctor
 STEVEN R. PROCTOR, P.L.S. 2000148666
 Date: MARCH 9, 2022.

