

MARCH 25, 2024

UTILITY EASEMENT VACATION

OWNER: CITY OF COLUMBIA
DEED: BOOK 5734 PAGE 49

A TRACT OF LAND LOCATED IN SOUTHWEST QUARTER OF SECTION 1 T48N R13W, IN COLUMBIA, BOONE COUNTY, MISSOURI, BEING PART OF LOT 2 OF H.E. JOHNSON SUBDIVISION RECORDED IN PLAT BOOK 18 PAGE 14, FURTHER DESCRIBED AS FOLLOWS:

STARTING AT THE SOUTHWEST CORNER OF LOT 2 OF H.E. JOHNSON SUBDIVISION RECORDED IN PLAT BOOK 18 PAGE 14, THENCE ALONG THE WESTERLY LINE OF SAID LOT, N 13°49'30"E 10.05 FEET TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING, THENCE ALONG THE LINES OF LOT 2 OF H.E. JOHNSON SUBDIVISION RECORDED IN PLAT BOOK 18 PAGE 14, N 13°49'30"E 278.35 FEET; THENCE N 81°40'30"W 141.65 FEET; THENCE LEAVING SAID LINE, N 1°10'10"E 8.06 FEET TO THE NORTHERLY LINE OF A 8 FOOT UTILITY EASEMENT DEDICATED BY H.E. JOHNSON SUBDIVISION; THENCE ALONG THE LINES OF SAID EASEMENT, S 81°40'30"E 151.46 FEET; THENCE S 13°49'30"W 286.46 FEET; THENCE LEAVING SAID LINE, N 81°13'00"W 8.03 FEET TO THE POINT OF BEGINNING, AND CONTAINING 3,432 SQUARE FEET.

BEARINGS ARE REFERENCED TO MISSOURI STATE PLANE COORDINATE SYSTEM CENTRAL ZONE, GRID NORTH, MoDOT VRS NETWORK.

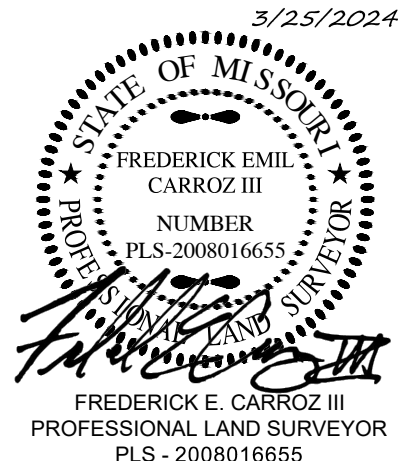
EXHIBIT "A"
SHEET 1 OF 2



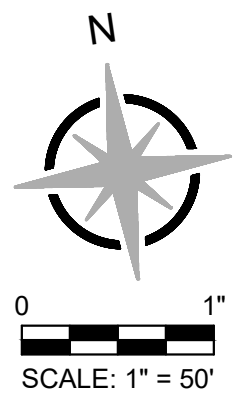
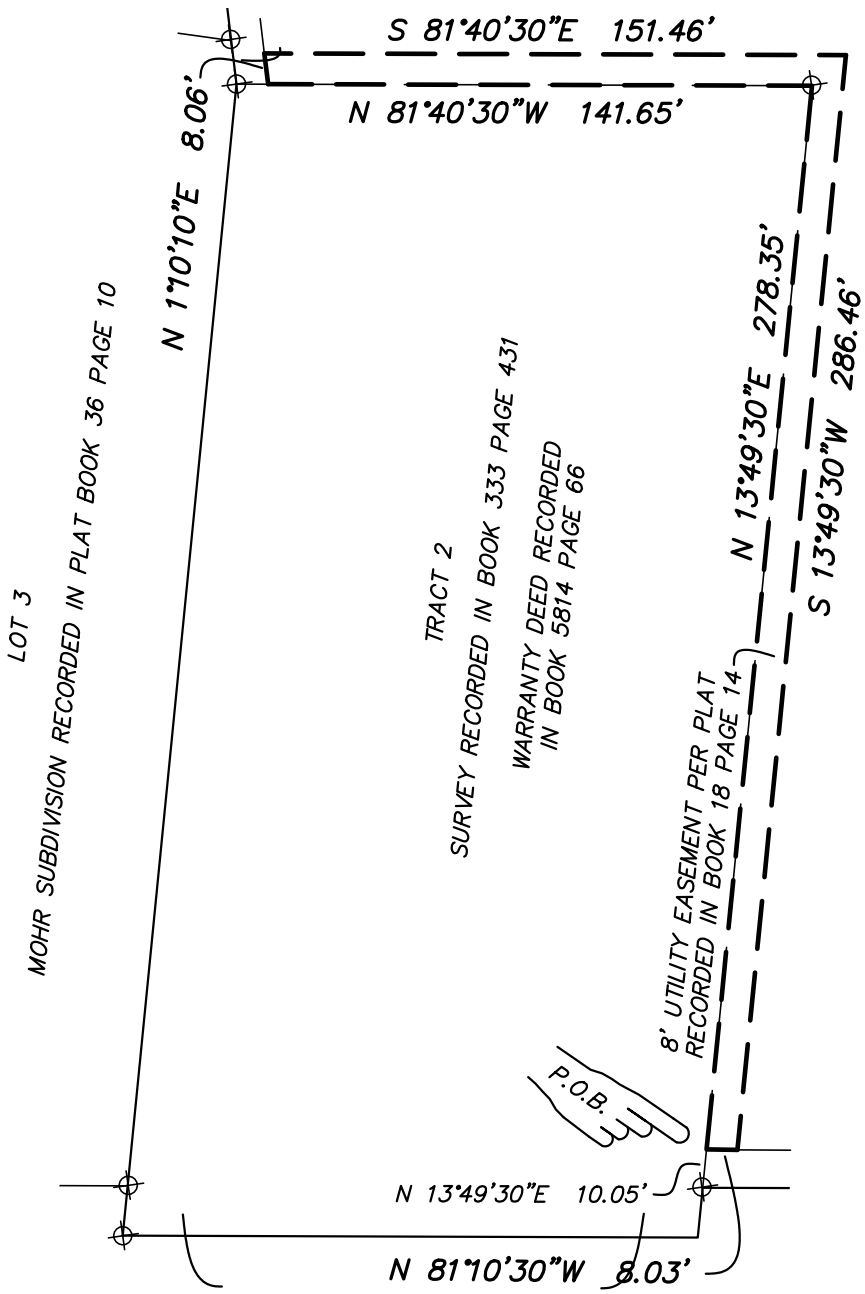
**Engineering Surveys
& Services**

1113 Fay Street, Columbia, Mo 65201
573 - 449 - 2646
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MO Land Surveying Corp. # 2004004672
Missouri Engineering Corp. # 2004005018



16149



TEXAS AVENUE
 (38' ASPHALT W/ CONCRETE CURB & GUTTER - 53' R/W)

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EXHIBIT "A"
 SHEET 2 OF 2



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LOT 2
 H.E. JOHNSON SUBDIVISION RECORDED IN PLAT BOOK 18 PAGE 14
 WARRANTY DEED RECORDED IN BOOK 5734 PAGE 49

3/25/2024

FREDERICK E. CARROZ III
 PROFESSIONAL LAND SURVEYOR
 PLS - 2008016655