

Osage 3rd Plat
Olsson No. D19-2339
July 15th, 2021

Property Description

A tract of land in the Northeast Quarter of Section 35 Township 47 North, Range 32 West of the 5th Principal Meridian in Lee's Summit, Jackson County, Missouri being bounded and described by or under the direct supervision of Jason S Roudebush, P.L.S. 2002014092, as follows: Commencing at the Northeast corner of said Northeast Quarter; thence North 88°07'14" West on the North line of said Northeast Quarter, 989.55 feet to the Northwest corner of the East half of the Northwest Quarter of the Northeast Quarter of said Northeast Quarter; thence leaving said North line South 02°09'46" West on the East line of said East half, 100.69 feet to the Northwest corner of OSAGE FIRST PLAT (LOTS 1 THRU 41 INCLUSIVE AND TRACTS A, B, C, D, E, F, G & H), a subdivision of land in said Lee's Summit recorded as Instrument Number 2021E0055350 in Book I193 at Page 34 also being the Point of Beginning of the tract of land to be herein described; thence South 02°09'46" West along said East line also being the West line of said OSAGE FIRST PLAT, 212.32 feet; thence leaving said East line South 88°11'07" East on Westerly line of said OSAGE FIRST PLAT also being the Northerly line of Tract I, PROPOSED OSAGE SECOND PLAT (LOTS 42 THRU 75 INCLUSIVE AND TRACTS I, J, K, L, M & N), 21.17 feet; thence leaving said Westerly line South 01°48'53" West on the Easterly line of said Tract I, 366.13 feet to the Southeast corner of said Tract I; thence North 88°11'07" West on the Easterly line of said Tract I and its Westerly extension, 353.36 feet to a point on the West line of the Northeast Quarter of said Northeast Quarter; thence North 02°10'22" East on said West line, 599.12 feet to a point on the existing Southerly right-of-way line of Missouri 150 Highway as now established; thence South 88°48'53" East on said existing Southerly right-of-way line, 27.42 feet; thence South 49°27'38" East on said existing Southerly right-of-way line, 32.02 feet; thence South 87°59'33" East on said existing Southerly right-of-way line, 277.34 feet to the Point of Beginning. Containing 199,972 square feet or 4.59 acres, more or less.