

Legal Description of the proposed:

Lot 29A of Lakewood Business Center on I-470 – Plat Q

PROPERTY DESCRIPTION:

All that part of the Northwest quarter of Section 20, Township 48, Range 31 and all of Lot 29, Lakewood Business Center on I-470 – Plat Q, in the City of Lee's Summit, Jackson County, Missouri more particularly described as follows;

Commencing at the Northeast corner of the Northwest quarter of said Section 20; thence North 88 degrees 22 minutes 18 seconds West along the North Line of said quarter section, a distance of 814.12 feet; thence South 01 degrees 37 minutes 42 seconds West, a distance of 30.17 feet to a Point on the South right-of-way Line of NE Strother Road as now established, also being the POINT OF BEGINNING; thence North 88 degrees 22 minutes 18 seconds West, along the North line of Tract B, Lakewood Business Center on I-470 – Plat Q, a distance of 70.33 feet, to the Northwest corner of said Tract B, also being the Northeast corner of said Lot 29; thence South 01 degrees 37 minutes 42 seconds West, along the East line of said Lot 29, a distance of 474.92 feet, to the Southeast corner thereof; thence North 88 degrees 22 minutes 18 seconds West, along the South line of said Lot 29, a distance of 375.12 feet, to the Southwest corner thereof, said point also being on the East Right-of-Way line of NE Hagan Road, as now established; thence North 01 degrees 20 minutes 42 seconds East, along said East Right-of-Way, a distance of 49.41 feet; thence continuing along said East Right-of-Way, along a curve to the left, (said curve having an Initial Tangent Bearing of North 00 degrees 51 minutes 55 seconds East, a radius of 380.00 feet), an arc distance of 195.65 feet; thence North 02 degrees 03 minutes 12 seconds East, a distance of 269.08 feet, to a point on the North line of said Northwest quarter; thence South 88 degrees 22 minutes 18 seconds East, along the North line of said quarter section, a distance of 376.75 feet, to a point on the Southerly Right-of-Way line of NE Strother Road; thence along said Southerly Right-of-Way, along a curve to the left, (said curve having an Initial Tangent Bearing of South 70 degrees 59 minutes 52 seconds East, a radius of 1100.00 feet), an arc distance of 122.49 feet, to the POINT OF BEGINNING. Containing 4.74 acres.