

## Legal Description

An 11.830 acre portion of Lot 10, SUMMIT FAIR, SECOND PLAT, LOTS 8, 10-14 AND TRACT C, a subdivision in Lee's Summit, Jackson County, Missouri, being more particularly described as follows:

Beginning at a point on the West line of said Lot 10 being North 3° 08' 10" East, a distance of 457.59 feet from a ½" iron bar found at the Southeast corner thereof;

Thence North 3° 08' 10" East, a distance of 1025.00 feet along said West line;

Thence, departing said line at right angles, South 86° 51' 50" East, a distance of 587.85 feet to the East line of said Lot 10;

Thence Southerly along the east line of Lot 10, on a curve to the right 848.89 feet, said curve having a radius of 1514.91 feet, central angle of 32° 06' 23" and a chord bearing South 15° 21' 15" West for 837.83 feet;

Thence South 31° 24' 27" West along the east line of Lot 10, a distance of 132.80 feet to a point of curvature;

Thence Southerly along the east line of Lot 10, on a curve to the left 98.13 feet, said curve having a radius of 760.00 feet, central angle of 7° 23' 53" and a chord bearing South 27° 42' 30" West for 98.06 feet;

Thence, departing said East line, North 86° 51' 50" West, a distance of 306.85 feet to the point of beginning.

Note: All bearings herein are based on Missouri State Plane Grid North, West Zone, NAD 83 (NSRS 2011) as observed by Tobin Roberts, MoRLS 2001015269 in January of 2022 at which point 5/8" iron bars with ID caps were set at all corners.