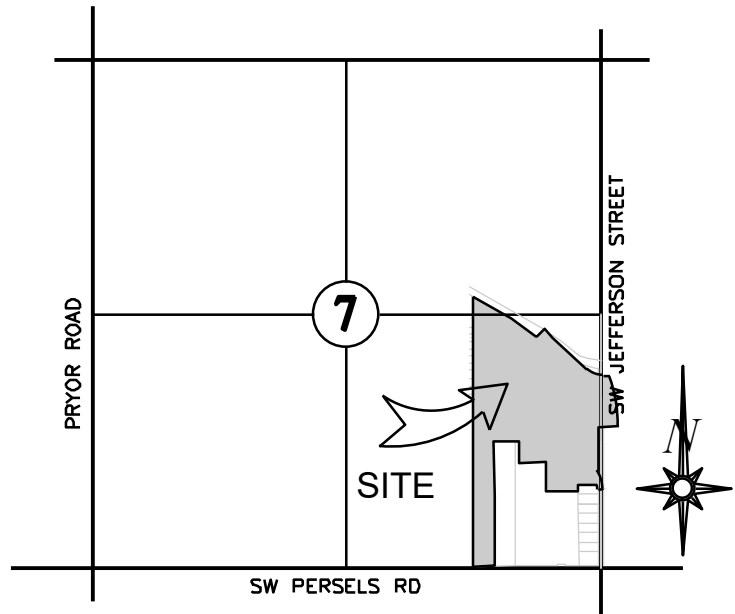


PLAT BOUNDARY DESCRIPTION

ALL THAT PART OF SECTIONS 7 & 8, TOWNSHIP 47 NORTH, RANGE 31 WEST, IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 1, ADESA-LOTS 1, 2, & 3, RECORDED AS DOCUMENT NO. 2009E0045659; THENCE S2°25'46"W, A DISTANCE OF 702.51 FEET; THENCE S2°25'21"W, A DISTANCE OF 567.20 FEET; THENCE S2°29'03"W, A DISTANCE OF 798.34 FEET; THENCE S2°23'56"W, A DISTANCE OF 743.99 FEET TO THE SOUTHWEST CORNER OF LOT 11, CLEARVIEW ACRES, RECORDED AS DOCUMENT NO. 1947I0527685; THENCE S87°48'16"E ALONG THE SOUTH LINE OF SAID LOT 11, A DISTANCE OF 215.64 FEET; THENCE N2°25'06"E, A DISTANCE OF 743.04 FEET; THENCE N2°25'22"E, A DISTANCE OF 555.23 FEET; THENCE S88°20'05"E, A DISTANCE OF 192.82 FEET; THENCE S88°11'23"E, A DISTANCE OF 67.70 FEET; THENCE S2°32'59"W, A DISTANCE OF 222.02 FEET; THENCE S87°48'02"E, A DISTANCE OF 280.68 FEET; THENCE S2°32'26"W, A DISTANCE OF 303.63 FEET; THENCE S88°04'40"E, A DISTANCE OF 339.94 FEET; THENCE N2°25'11"E, A DISTANCE OF 62.01 FEET; THENCE S87°48'17"E, A DISTANCE OF 198.84 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN INITIAL TANGENT BEARING OF S7°57'51"E AND A RADIUS OF 270.00 FEET, AN ARC DISTANCE OF 49.54 FEET; THENCE N79°33'30"E, A DISTANCE OF 61.47 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING AN INITIAL TANGENT BEARING OF N2°32'32"E AND A RADIUS OF 330.00 FEET, AN ARC DISTANCE OF 202.23 FEET; THENCE N2°32'06"E, A DISTANCE OF 85.67 FEET; THENCE N2°43'33"E, A DISTANCE OF 370.13 FEET; THENCE S87°50'52"E, A DISTANCE OF 217.27 FEET; THENCE N2°36'14"E, A DISTANCE OF 53.10 FEET; THENCE ALONG A CURVE TO THE LEFT TANGENT TO THE PRECEDING COURSE AND HAVING A RADIUS OF 1374.65 FEET, AN ARC DISTANCE OF 482.85 FEET; THENCE N87°25'57"W, A DISTANCE OF 74.50 FEET; THENCE ALONG A CURVE TO THE RIGHT TANGENT TO THE PRECEDING COURSE AND HAVING A RADIUS OF 249.99 FEET, AN ARC DISTANCE OF 188.03 FEET; THENCE N44°17'12"W, A DISTANCE OF 6.35 FEET; THENCE N43°37'32"W, A DISTANCE OF 485.16 FEET; THENCE N44°17'15"W, A DISTANCE OF 122.21 FEET; THENCE S45°42'45"W, A DISTANCE OF 113.04 FEET; THENCE N53°31'50"W, A DISTANCE OF 16.71 FEET; THENCE N52°34'07"W, A DISTANCE OF 313.24 FEET; THENCE N57°09'44"W, A DISTANCE OF 457.99 FEET TO THE POINT OF BEGINNING.

CONTAINING 2,187,821.46 SQ. FT. MORE OR LESS.

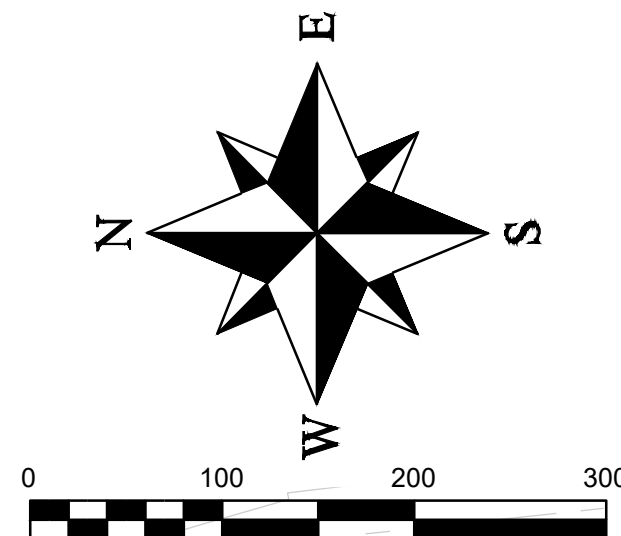


LOCATION MAP
SECTION 7-T47N-R31W

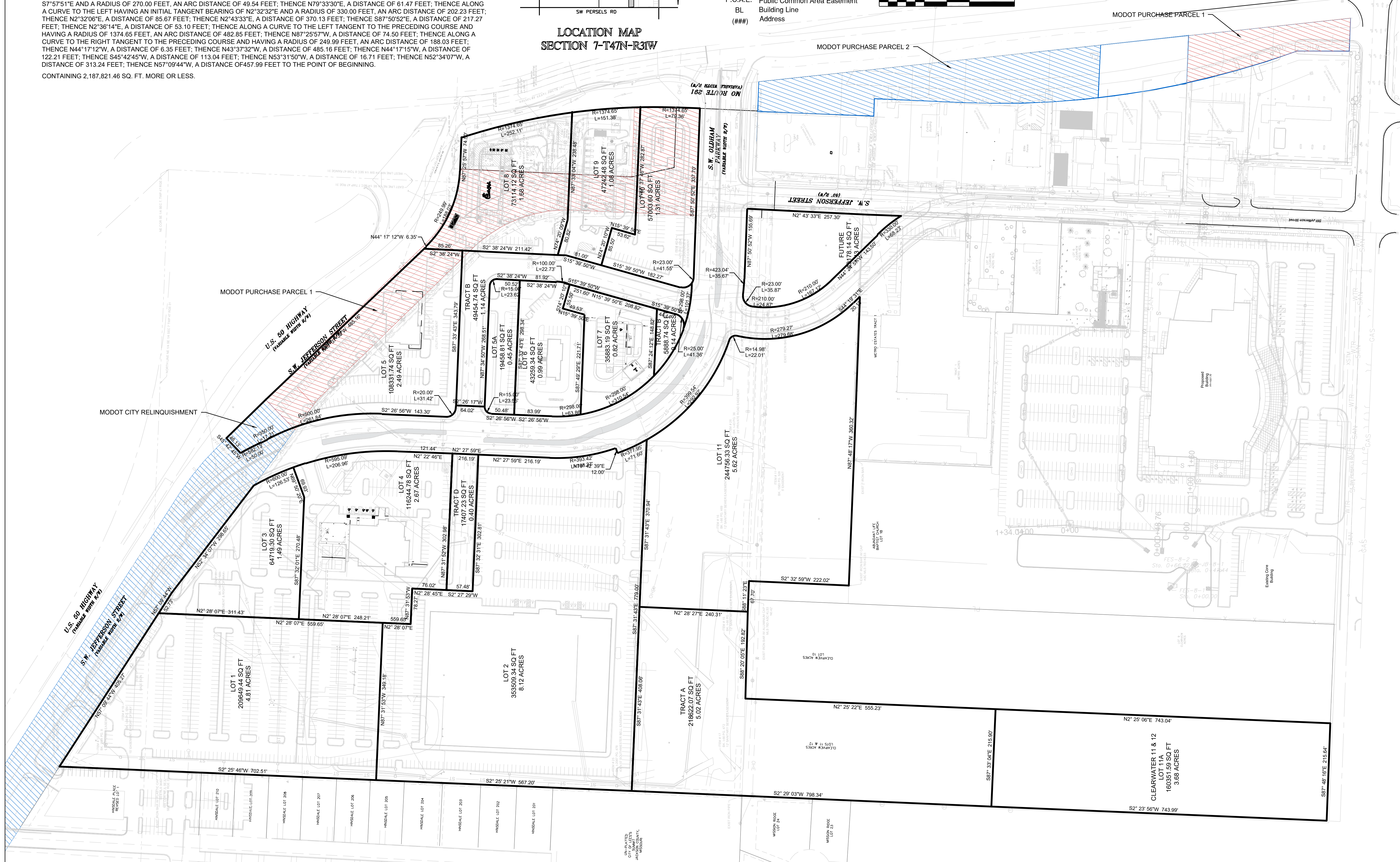
LEGEND

These standard symbols will be found in the drawing.

- Found Survey Monument (As Noted)
- Set 3/4" Bar and Cap (2005008319-D)
- State Plane Coordinate Identification
- Utility Easement
- Sanitary Sewer Easement
- Public Common Area Easement
- Building Line
- Address



Preliminary Plat
Oldham Village
Lots 1 - 13 & Tracts A & B
Section 7, Township 47, Range 31
Lee's Summit, Jackson County, Missouri



REVISIONS			
DATE	DESCRIPTION	BY	APP'D

Preliminary Plat			
Oldham Village, Lots 1 - 11A & Tract A Lee's Summit, Jackson County, Missouri			
SHEET 1		SECTION 7	TOWNSHIP 47
DRAWN BY M. Schlicht, PLS., PE		RANGE 31	COUNTY Jackson
DATE OF PREPARATION August 13, 2024		SCALE 1"=100'	JOB NO. 0000000000

PROFESSIONAL SEAL

STATE OF MISSOURI
MATTHEW J. SCHLICHT
NUMBER PLS-2012000100
PROFESSIONAL LAND SURVEYOR

ENGINEERING & SURVEYING SOLUTIONS

50 SE 30TH STREET
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