

MINOR PLAT

ALURA FIRST PLAT

PART OF THE NORTHEAST 1/4 OF SEC. 30-T48N-R32W

LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

COMMENCING POINT
NW COR OF THE NE 1/4
OF SEC. 30-T48N-R31W FND
ALUM. CAP STAMPED 2469

FND BAR & CAP MO LC 366

PERM. DRAINAGE ESMT
DOC. NO. 2015E0017982

NW LEE'S SUMMIT ROAD

NE DOUGLAS STREET

NE ALURA WAY

TRACT A

TRACT B

LOT 1
979,968 sq. ft. / 22.50
2200 NE DOUGLAS STREET

LOT 9

LOT 10

LOT 12

LOT 13

LOT 2

POINT OF BEGINNING
COULD NOT SET - CORNER
FALLS IN LARGE MULCH PILE
CORNER TO BE SET UPON
REMOVAL OF MULCH

NORTH LINE OF
RIGHT-OF-WAY TO
CENTRAL PIPE LINE CO.
BOOK 445 PAGE S10.
THIS ESMT TO BE
VACATED BY SEPARATE
DOCUMENT

DEVELOPER
Intrinsic Development
3622 Endeavor Ave., Ste. 101
Columbia, MO 65201

STATION	BEARING	DISTANCE	NORTHING	EASTING	MONUMENT
1	N11°35'09"E	1608.295	307528.309	860514.793	MONR MONUMENT JA-43
2	N50°41'15"E	35.624	309103.676	860191.821	POINT OF BEGINNING
3	N44°49'51"E	241.492	309126.247	860219.384	
4	S54°34'12"E	29.163	309297.509	860389.640	
5	R=348.046 L=340.348		309280.603	860413.403	
6	S01°27'31"W	98.218	308988.150	860559.570	
7	N88°32'29"W	114.514	308889.963	860557.071	
8	N01°27'27"E	19.182	308892.876	860442.591	
9	N90°00'00"W	59.637	308912.052	860443.079	
10	N45°00'00"W	270.994	308912.052	86038.441	
11	N45°00'00"W	270.994	309103.676	860191.821	POINT OF BEGINNING

All bearings and coordinates shown are based on the Missouri State Plane Grid System, West Zone, NAD 83 using a grid factor of 0.9998981, as shown on Missouri Department of Natural Resources monument JA-43. All distances are grid distances, and all distances and coordinates are in meters. To convert from grid meters to ground feet: distance/0.3048/9998981. All distances and coordinates shown are in international feet.

LOCATION MAP
SECTION 30, TOWNSHIP 48, RANGE 31
JACKSON COUNTY, MISSOURI
SCALE - 1" = 2,000'

PROJECT LOCATION

NW 1/4
NE 1/4
SW 1/4
SE 1/4

30
NW COLBERN RD
I-470 HWY

1"=100'

N