

PLAT OF SUBDIVISION
CROSSROADS ESTATES
A TRACT OF LAND LYING IN THE NORTHWEST QUARTER
OF SECTION 14, TOWNSHIP 50 NORTH, RANGE 1 EAST,
LINCOLN COUNTY, MISSOURI

(AS MADE FOR A. D. RENTAL PROPERTIES, INC.)

81.002 ACRES
DEED BK. 1404, PAGE 158

SUBDIVISION PROPERTY DESCRIPTION

Beginning at an iron pin marking the West Quarter Corner of Section 14, Township 50 North, Range 1 East, Lincoln County, Missouri; thence along the West line of said Section 14, solid line also being the East line of Section 15, North 00 degrees, 10 minutes and 50 seconds East 2821.20 feet to a point on the South right-of-way line of Missouri State Route "V", from which a found iron pin bears North 87 degrees, 27 minutes and 11 seconds West 0.29 feet, thence leaving the West line of Section 14 and along the South right-of-way line of Missouri State Route "V" the following courses: South 09 degrees, 04 minutes and 06 seconds East 122.65 feet to a found right-of-way blade 35.00 feet right of Route "V" Station P.1. 392+70.00; thence South 89 degrees, 20 minutes and 06 seconds East 730.15 feet to an iron pin 35.00 feet right of Route "V" Station 310+00; thence South 89 degrees, 37 minutes and 21 seconds East 100.12 feet to an iron pin 40.00 feet right of Route "V" Station 311+00; thence South 89 degrees, 20 minutes and 06 seconds East 275.00 feet to an iron pin; thence South 44 degrees, 29 minutes and 06 seconds East 112.14 feet to an iron pin 120.00 feet right of Route "V" Station 314+50; thence leaving said South right-of-way line of Missouri State Route "V" and perpendicular to the centerline of Missouri State Route "W" North 89 degrees, 35 minutes and 51 seconds East 3.62 feet to an iron pin 40.00 feet right of Missouri State Route "W" Station 188+54.02; thence along the West line of said Section 14 North 89 degrees, 32 minutes and 37 seconds East 1516.37 feet to the point of beginning, containing 81.002 acres, more or less and have caused the same to be surveyed and plotted and subdivided into lots 1 through 28 for the purpose of conveying the same; and said tract of land as so subdivided shall hereinafter be known as "CROSSROADS ESTATES" and said subdivision shall be subject to all roadway, utility, well and other easements now of record and as plotted hereon and said subdivision also being subject to restrictions and covenants as recorded. Per Survey 803-1584 of Martin T. Wasson, Professional Land Surveyor #200303163-Missouri during April and September of 2003.

No. 15101 Book 13 Page 136
State of Missouri, County of Lincoln
Recorded in Book 13, Page 136 - 1D
Oct 24, 2003 3:01 PM Tax \$29.40
Linda L. Davidson, Recorder of Deeds

THIS PLAT IS HEREBY ACCEPTED AND
APPROVED BY AND FOR THE COUNTY OF
LINCOLN, MISSOURI, ON THIS _____ DAY OF _____ 2003.

COUNTY CLERK
LINCOLN COUNTY, MISSOURI

I HEREBY CERTIFY THAT ALL TAXES DUE
THE YEAR 2002 AND PRIOR YEARS HAVE
BEEN PAID ON THE PROPERTY AS SET
OUT HEREIN.

COUNTY COLLECTION
LINCOLN COUNTY, MISSOURI

I HEREBY CERTIFY THAT THE EASEMENTS
AS SHOWN HEREON ARE APPROVED BY AND
FOR LINCOLN COUNTY PUBLIC WATER
SUPPLY DISTRICT #1.

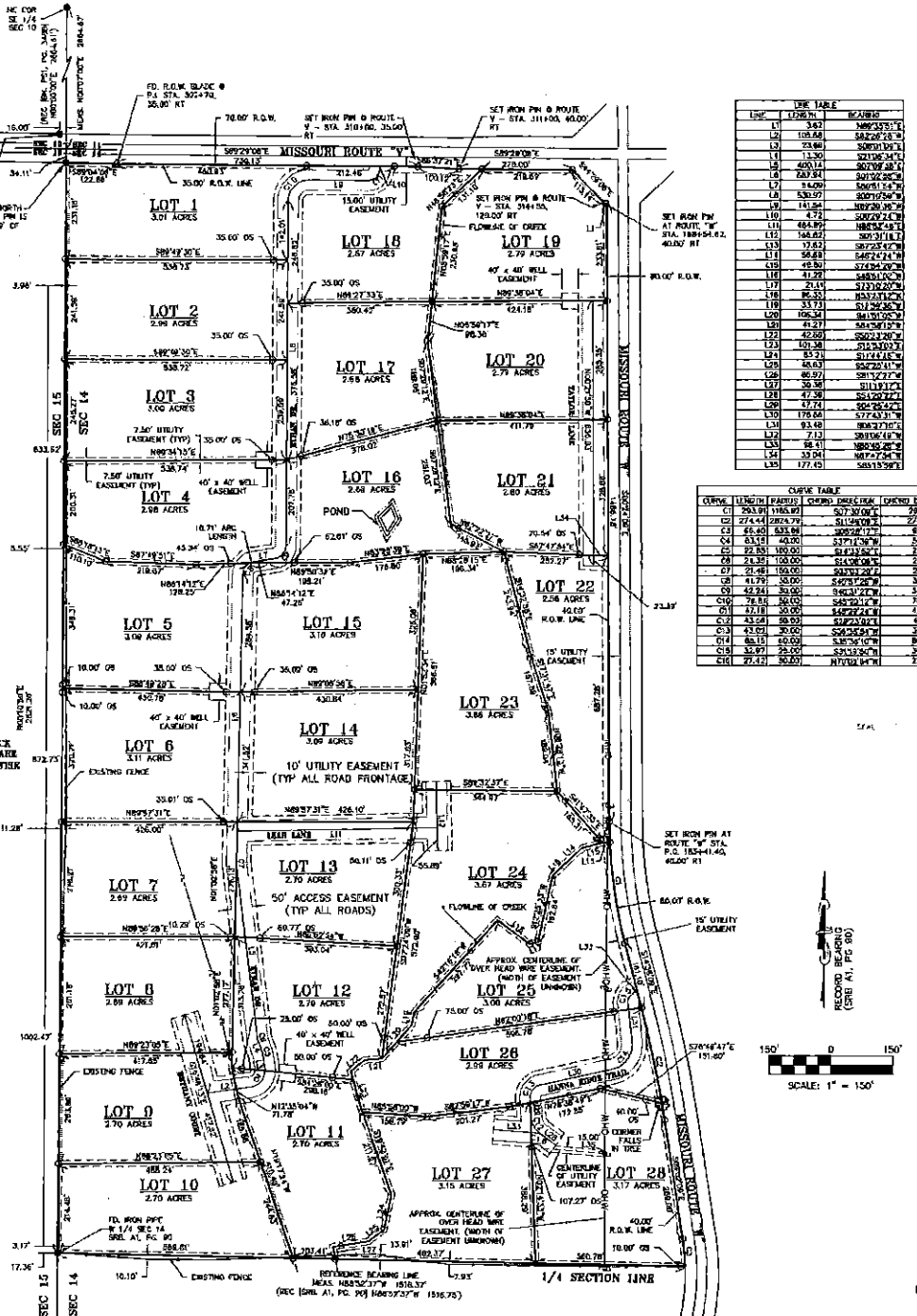
—OH— — OVER HEAD WIRES.
—●— — EXISTING POWER POLE.
—○— — FOUND IRON PIN SET
—○— — 5/8" IRON PIN SET
—▲— — FOUND STONE
—▲— — FOUND DNR MONUMENT
—▲— — FOUND R.O.W. MARKER

ANGLES AND DISTANCES ARE IN COMPLIANCE
WITH THE CLASS OF SURVEY MEASUREMENTS.

SURVEYOR'S NOTE:
SOME LOT CORNERS ON THE EASTERN SIDE OF
THE SUBDIVISION WERE NOT SET DUE TO THEIR
LOCATIONS IN THE FLOWLINE OF THE CREEK/DITCH.

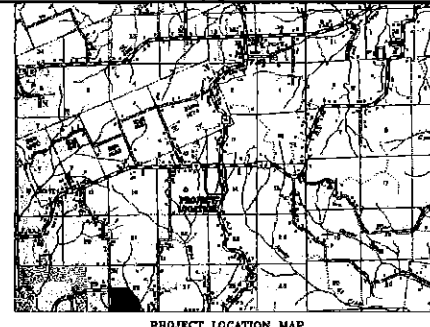
NOTE: ALL SIDE AND BACK
LOT UTILITY EASEMENTS ARE
7.5' WIDE UNLESS OTHERWISE
INDICATED.

David L. Davidson
Professional Land Surveyor
#200303163-Missouri



LINE	LENGTH	BEARING
1	1226.70	N89°03'15\"
2	1226.70	S89°03'15\"
3	1226.70	N89°03'15\"
4	1226.70	S89°03'15\"
5	1226.70	N89°03'15\"
6	1226.70	S89°03'15\"
7	1226.70	N89°03'15\"
8	1226.70	S89°03'15\"
9	1226.70	N89°03'15\"
10	1226.70	S89°03'15\"
11	1226.70	N89°03'15\"
12	1226.70	S89°03'15\"
13	1226.70	N89°03'15\"
14	1226.70	S89°03'15\"
15	1226.70	N89°03'15\"
16	1226.70	S89°03'15\"
17	1226.70	N89°03'15\"
18	1226.70	S89°03'15\"
19	1226.70	N89°03'15\"
20	1226.70	S89°03'15\"
21	1226.70	N89°03'15\"
22	1226.70	S89°03'15\"
23	1226.70	N89°03'15\"
24	1226.70	S89°03'15\"
25	1226.70	N89°03'15\"
26	1226.70	S89°03'15\"
27	1226.70	N89°03'15\"
28	1226.70	S89°03'15\"

CURVE	LENGTH	RADIUS	CHORD	INSIDE	CHORD	EXT.
C1	294.94	1164.93	527.30	1164.93	527.30	294.94
C2	274.44	1084.79	514.06	1084.79	514.06	274.44
C3	68.40	634.84	130.82	634.84	130.82	68.40
C4	83.18	403.01	157.13	403.01	157.13	83.18
C5	22.85	102.00	41.13	102.00	41.13	22.85
C6	21.35	100.00	41.13	100.00	41.13	21.35
C7	41.75	100.00	82.26	100.00	82.26	41.75
C8	42.74	100.00	82.26	100.00	82.26	42.74
C9	28.11	50.00	54.23	50.00	54.23	28.11
C10	27.18	50.00	54.23	50.00	54.23	27.18
C11	27.18	50.00	54.23	50.00	54.23	27.18
C12	43.54	50.00	87.23	50.00	87.23	43.54
C13	43.54	50.00	87.23	50.00	87.23	43.54
C14	68.13	50.00	136.46	50.00	136.46	68.13
C15	37.97	25.00	75.94	25.00	75.94	37.97
C16	37.97	25.00	75.94	25.00	75.94	37.97



A. D. Rental Properties, Inc., a Missouri corporation, being the Owner of the tract of land described in the Surveyor's Certificate, has caused said tract of land to be subdivided in the manner shown hereon, which subdivision shall hereafter be known as Crossroads Estates Subdivision. The undersigned further designate that said subdivision shall be subject to the provisions of the Uniform Condominium Act and the Uniform Common Interest Ownership Act as amended in 1961.

IN WITNESS WHEREOF, A. D. Rental Properties, Inc., a Missouri corporation, hereby declares the above and certifies that the same are true and correct and that the same are in compliance with the provisions of the Uniform Condominium Act and the Uniform Common Interest Ownership Act as amended in 1961.

IN WITNESS WHEREOF, A. D. Rental Properties, Inc., has caused these presents to be signed by its President and its Designated Director and to be attested by its Secretary, and its corporate seal to be hereunto affixed, this 24th day of October, 2003.

A. D. Rental Properties, Inc.
By: *James D. Allen*
James D. Allen, Designated Director

By: *James D. Allen*
James D. Allen, Secretary

STATE OF MISSOURI)
COUNTY OF LINCOLN) ss

On this 24th day of October, 2003, before me personally appeared Robert L. Delgado and James D. Allen, to me personally known who being duly sworn did say that they are President and Designated Director, respectively, of A. D. Rental Properties, Inc., a corporation, that the said tract of land is the property of said corporation and that the said corporation is duly organized and in good standing under the laws of the State of Missouri and that the said Robert L. Delgado and James D. Allen are duly authorized to execute and deliver the foregoing instrument and that the said Robert L. Delgado and James D. Allen are duly authorized to execute and deliver the foregoing instrument and that the said Robert L. Delgado and James D. Allen are duly authorized to execute and deliver the foregoing instrument.

My Commission Expires May 14, 2004
My Commission Expires May 14, 2004

The Book of Lincoln County, a Missouri Corporation, the least and holder of the same, has caused these presents to be signed by its President and its Designated Director and to be attested by its Secretary, and its corporate seal to be hereunto affixed, this 24th day of October, 2003.

By: *James D. Allen*
James D. Allen, Designated Director

By: *James D. Allen*
James D. Allen, Secretary

STATE OF MISSOURI)
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By: *James D. Allen*
James D. Allen, Designated Director

By: *James D. Allen*
James D. Allen, Secretary



JUDITH WEST JAMES
RECORDING CLERK, MISSOURI
PHOTOGRAPHY (972) 359-0880

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