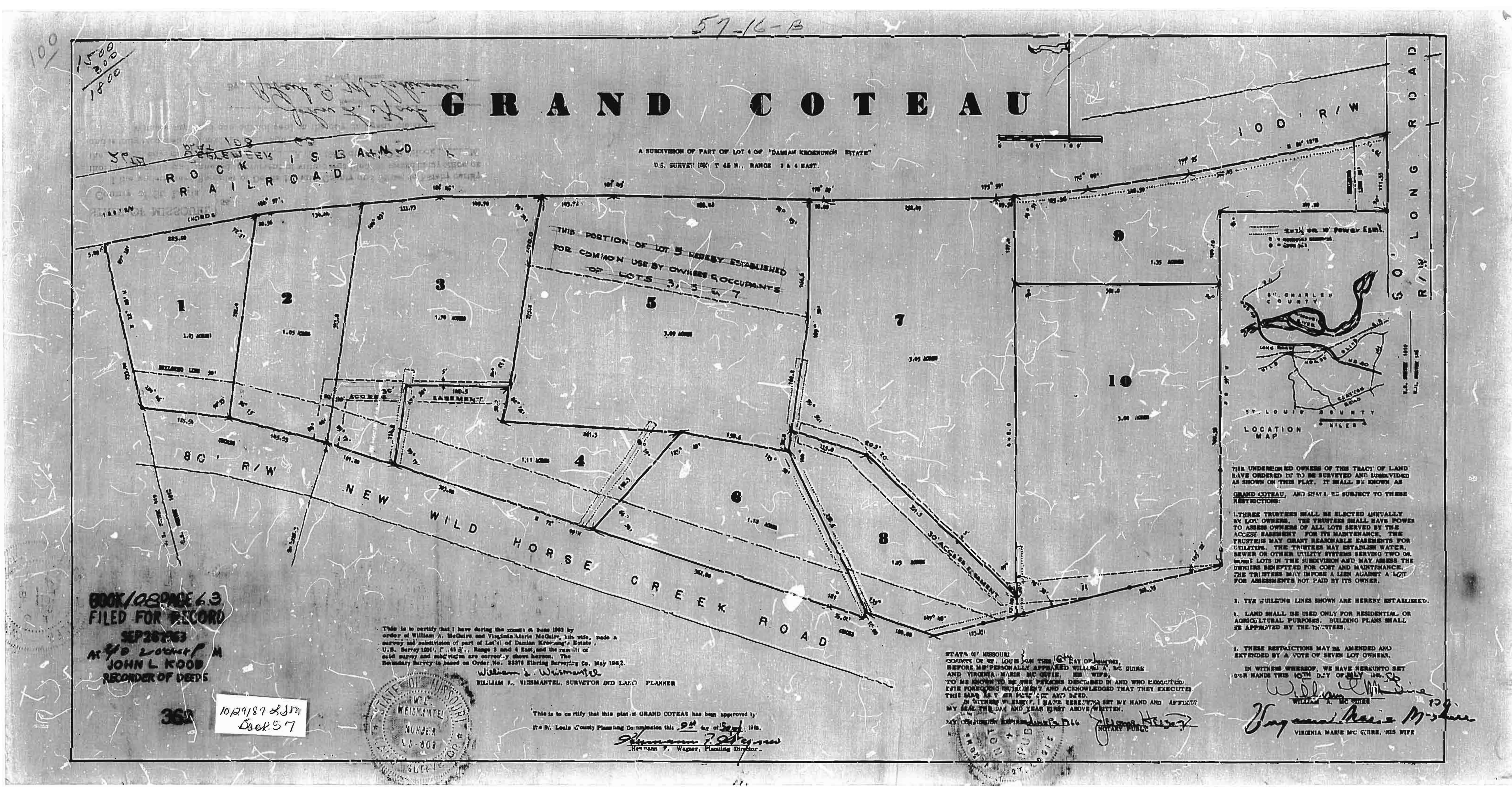




BOOK 108 PAGE 63
FILED FOR RECORD
SEP 28 1963
JOHN L. KOOP
RECORDER OF DEEDS

10/29/87 LJM
BOOK 57

This is to certify that I have during the month of June 1963 by order of William A. McQuire and Virginia Marie McQuire, his wife, made a survey and subdivision of part of Lot 4 of Damian Koenigs Estate, U.S. Survey 1887, T. 48 N., R. 46 E., and the results of said survey and subdivision are shown on this plat. This Boundary Survey is based on Order No. 2274 Showing Surveying Co. May 1962.
William A. McQuire
WILLIAM A. VISMANTER, SURVEYOR AND LAND PLANNER



This is to certify that this plat of GRAND COTEAU has been approved by the St. Louis County Planning Commission this 28th day of Sept. 1963.
William A. Vismanter
Vice Chairman, F. Wagner, Planning Director

STATE OF MISSOURI
COUNTY OF ST. LOUIS
I, the undersigned, being the duly qualified and sworn Surveyor and Land Planner for the County of St. Louis, do hereby certify that the foregoing is a true and correct copy of the original plat of GRAND COTEAU as the same appears on the records of the County of St. Louis.
WILLIAM A. VISMANTER
Surveyor and Land Planner

THE UNDERSIGNED OWNERS OF THE TRACT OF LAND HAVE ORDERED IT TO BE SURVEYED AND SUBDIVIDED AS SHOWN ON THIS PLAT. IT SHALL BE KNOWN AS GRAND COTEAU, AND SHALL BE SUBJECT TO THESE RESTRICTIONS:
1. THREE TRUSTEES SHALL BE ELECTED ANNUALLY BY LOT OWNERS. THE TRUSTEES SHALL HAVE POWER TO AMEND OWNERS OF ALL LOTS SERVED BY THE ACCESS EASEMENT FOR ITS MAINTENANCE. THE TRUSTEES MAY GRANT REASONABLE EASEMENTS FOR UTILITIES. THE TRUSTEES MAY ESTABLISH WATER, SEWER OR OTHER UTILITY SYSTEMS SERVING TWO OR MORE LOTS IN THE SUBDIVISION AND MAY AMEND THE OWNERS BENEFITED FOR COST AND MAINTENANCE. THE TRUSTEES MAY IMPOSE A LIEN AGAINST A LOT FOR ASSESSMENTS NOT PAID BY ITS OWNER.
2. THE BUILDING LINES SHOWN ARE HEREBY ESTABLISHED.
3. LAND SHALL BE USED ONLY FOR RESIDENTIAL OR AGRICULTURAL PURPOSES. BUILDING PLANS SHALL BE APPROVED BY THE TRUSTEES.
4. THESE RESTRICTIONS MAY BE AMENDED AND EXTENDED BY A VOTE OF SEVEN LOT OWNERS.
IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS 10TH DAY OF JULY 1963.
WILLIAM A. MCQUIRE
VIRGINIA MARIE MCQUIRE, HIS WIFE

WILLIAM A. MCQUIRE
VIRGINIA MARIE MCQUIRE, HIS WIFE