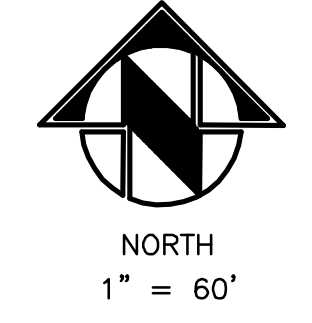


**FINAL PLAT
LAKEWOOD TRAILS
PHASE II
A SUBDIVISION IN THE NE 1/4 SEC 23 T-59N R-34W
ANDREW COUNTY, MISSOURI.**

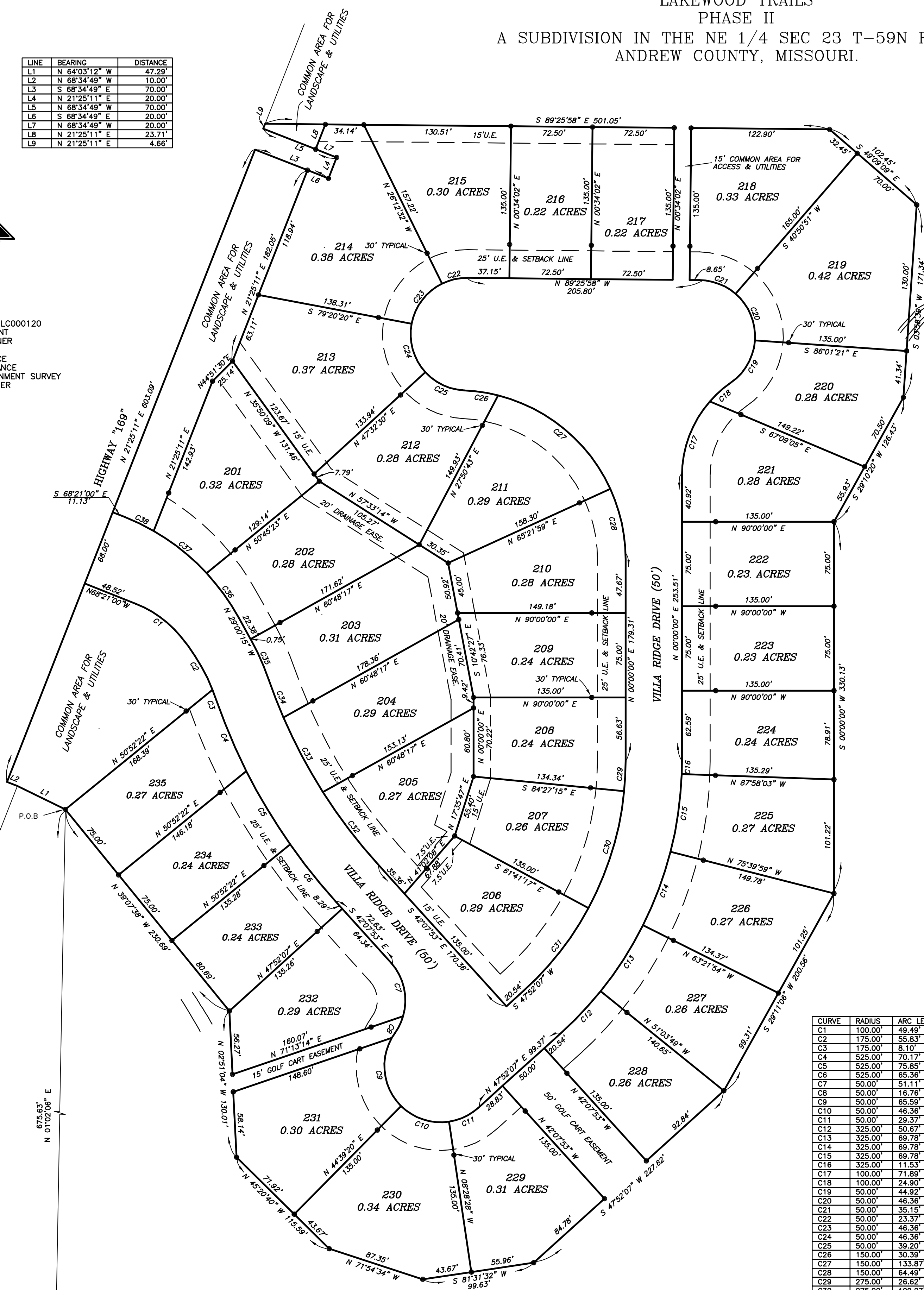
NE COR SEC 23
T-59N R-34W
FOUND PLS 2219
MONUMENT SET ON
5/11/00

N 1/4 COR SEC 14
T-59N R-34W
FOUND 5/8" BAR

LINE	BEARING	DISTANCE
L1	N 64°33'12" W	47.29'
L2	N 68°34'49" W	10.00'
L3	S 68°34'49" E	70.00'
L4	N 21°25'11" E	20.00'
L5	N 68°34'49" W	70.00'
L6	S 68°34'49" E	20.00'
L7	N 68°34'49" W	20.00'
L8	N 21°25'11" E	23.71'
L9	N 21°25'11" E	4.66'



- = SET MONUMENT LC000120
- = FOUND MONUMENT
- = COMPUTED CORNER
- = FOUND P.L.S.
- R = RECORD DISTANCE
- M = MEASURED DISTANCE
- GLO = ORIGINAL GOVERNMENT SURVEY
- = HWY. R/W MARKER
- = FENCE



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	100.00'	49.49'	48.99'	N 54°10'16" W
C2	175.00'	55.83'	55.59'	N 30°51'13" W
C3	175.00'	5.10'	5.10'	S 20°23'17" E
C4	525.00'	70.17'	70.12'	N 22°32'25" W
C5	525.00'	75.85'	75.79'	N 30°51'32" W
C6	525.00'	65.36'	65.32'	N 38°33'53" W
C7	50.00'	51.11'	48.92'	S 12°50'44" E
C8	50.00'	16.76'	16.68'	S 26°02'35" W
C9	50.00'	65.59'	60.98'	N 07°46'00" W
C10	50.00'	46.38'	44.72'	N 71°54'34" W
C11	50.00'	29.37'	28.95'	S 64°41'49" W
C12	325.00'	50.67'	50.62'	S 43°24'09" W
C13	325.00'	69.78'	69.64'	S 32°47'08" W
C14	325.00'	69.78'	69.64'	S 20°29'04" W
C15	325.00'	69.78'	69.64'	S 08°10'59" W
C16	325.00'	11.53'	11.53'	S 01°00'58" W
C17	100.00'	71.89'	70.35'	N 20°33'59" E
C18	100.00'	24.90'	24.84'	N 48°19'18" E
C19	50.00'	44.92'	43.43'	S 29°42'58" W
C20	50.00'	46.36'	44.72'	S 22°35'15" E
C21	50.00'	35.15'	34.43'	S 69°17'54" E
C22	50.00'	23.37'	23.15'	N 77°10'45" E
C23	50.00'	46.36'	44.72'	N 27°13'34" E
C24	50.00'	46.36'	44.71'	N 15°33'55" W
C25	50.00'	39.20'	38.20'	N 64°55'05" W
C26	150.00'	30.39'	30.34'	S 81°34'25" E
C27	150.00'	133.87'	129.47'	S 50°12'05" E
C28	150.00'	64.49'	63.99'	S 12°19'00" E
C29	275.00'	26.62'	26.61'	N 02°48'22" E
C30	275.00'	109.27'	108.55'	N 16°54'44" E
C31	275.00'	93.86'	93.41'	N 38°05'25" E
C32	475.00'	80.40'	80.30'	S 37°16'57" E
C33	475.00'	75.10'	75.02'	S 27°54'16" E
C34	475.00'	35.77'	35.76'	S 21°13'09" E
C35	225.00'	39.05'	39.00'	S 24°01'58" E
C36	200.00'	48.17'	48.05'	S 35°54'13" E
C37	200.00'	60.20'	59.97'	S 81°25'32" E
C38	200.00'	28.98'	28.95'	S 64°11'56" E

LEGAL DESCRIPTION:

Commencing at the center of Section 23, Township 59 North, Range 34 West, Andrew County, Missouri; thence with the south line of the northeast quarter of said section south 88 degrees 57 minutes 54 seconds east, 310.94 feet; thence departing from said line north 01 degrees 02 minutes 06 seconds east, 675.63 feet to the Point of Beginning; north 64 degrees 03 minutes 12 seconds west, 47.29 feet; thence north 68 degrees 34 minutes 49 seconds west, 10.00 feet, to a point on the eastern right-of-way line of Highway 169; thence along said right-of-way line the following courses and distances: north 21 degrees 25 minutes 11 seconds east, 603.09 feet; thence south 68 degrees 34 minutes 49 seconds east, 70.00 feet; thence north 21 degrees 25 minutes 11 seconds east, 20.00 feet; thence north 68 degrees 34 minutes 49 seconds west, 70.00 feet; thence north 21 degrees 25 minutes 11 seconds east, 4.66 feet; thence departing from said right-of-way line south 89 degrees 25 minutes 58 seconds east, 501.05 feet; thence south 49 degrees 09 minutes 09 seconds east, 102.45 feet; thence south 03 degrees 58 minutes 39 seconds west, 171.34 feet; thence south 29 degrees 10 minutes 20 seconds west, 126.43 feet; thence south 00 degrees 00 minutes 00 seconds west, 330.13 feet; thence south 29 degrees 11 minutes 06 seconds west, 200.56 feet; thence south 47 degrees 52 minutes 07 seconds west, 227.62 feet; thence south 81 degrees 31 minutes 32 seconds west, 99.63 feet; thence north 71 degrees 54 minutes 34 seconds west, 87.35 feet; thence north 45 degrees 20 minutes 40 seconds west, 115.59 feet; thence north 02 degrees 51 minutes 04 seconds west, 130.01 feet; thence north 39 degrees 07 minutes 38 seconds west, 230.69 feet; to the Point of Beginning.

The above-described tract of land contains 13.36 acres, more or less, and is subject to all recorded and unrecorded easements, restrictions, and right-of-ways.

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY that we have performed a survey and prepared the accompanying plat of the premises described hereon which meets or exceeds the current Missouri Minimum Standards for Property Boundary Surveys as jointly adopted by the Missouri Board of Architects, Professional Engineers, Professional Land Surveyors, and Landscape Architects and the Missouri Department of Natural Resources, Division of Geological Survey and Resources Assessment and that the results of said survey are represented on this plat to the best of my professional knowledge and belief.

WITNESS hand and seal this Thirteenth (13th) day of December, 2006.

Richard L. Mattson, P.L.S.
Missouri P.L.S. 2674

SURVEYOR'S NOTES:

- Except as specifically stated or shown on this plat, this survey does not purport to reflect any of the following which may be applicable to the subject real estate: easements, other than possible easements that were visible at the time of making of this survey; building setback lines; restrictive covenants; subdivision restrictions; zoning or other land-use regulations; and any other facts that an accurate and current title search may disclose.
- Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
- The word "certify" or "certification" as shown and used hereon means an expression of professional opinion regarding the facts of the survey and does not constitute a warranty of guarantee, expressed or implied.
- The south line of the northeast quarter of Section 23, Township 59 North, Range 34 West, Andrew County, Missouri was assumed to bear south 88 degrees 57 minutes 54 seconds east for the attached survey.
- The Missouri Board for Architects, Professional Engineers, Professional Land Surveyors and Landscape Architects classify this property as "suburban" property.

DEDICATION:

The undersigned owners of the real estate described herein have caused the same to be subdivided in the manner as shown on the accompanying plat, which subdivision and plat shall hereinafter be known as **Lakewood Trails Phase II**. An easement or license is hereby granted to Andrew County PWS/D/2, Aquila, Cablevision, Lakewood Trails Homeowners Association and other utility companies as approved by Lakewood Trails Homeowners Association and its assigns to locate, construct, maintain, or to authorize the location, construction, and maintenance and use of conduits for sewer mains and all underground utilities, surface drainage, or any or all of them over, under, and along the strips marked "utility easement and common area for landscape and utilities".

The undersigned owners of the real estate described herein do also hereby reserve for themselves, their successors, and their assigns, the right to unrestricted access over and across that strip of land marked "utility easement and common area for landscape and utilities" on the accompanying plat.

IN TESTIMONY WHEREOF, **Lakewood Development Company, LLC** has caused these presents to be signed this _____ day of _____, 20_____.

BY: _____
Jerry A. Sigrist
Managing Partner

NOTARY:

STATE OF MISSOURI)
COUNTY OF _____)

On this _____ day of _____, 20_____, before me appeared **Jerry A. Sigrist, Managing Partner of Lakewood Development Company, LLC**, to me personally known and by me duly sworn did say that he executed this instrument as his free act and deed.

IN TESTIMONY WHEREOF I have hereto set my hand and affixed my official seal on the date last above written.

By: _____ My Commission Expires: _____
Notary Public

ANDREW COUNTY COURT:

This is to certify that this plat was presented to and approved by the County Court of Andrew County, Missouri, this _____ day of _____, 20_____.

Signed: _____ Attest: _____
Presiding Commissioner County Clerk

ANDREW COUNTY RECORDER OF DEEDS:

STATE OF MISSOURI)
COUNTY OF ANDREW)

I, **Rosa Lea Lancy**, Recorder of Deeds of said County, do hereby certify that the within plat and dedication was at _____ o'clock and _____ minutes on the _____ day of _____, 20_____, duly filed for record in my office in Plat Book _____ on Page _____.

IN TESTIMONY WHEREOF I have hereto set my hand and affixed my official seal this _____ day of _____, 20_____.

Recorder of Deeds Deputy

PREPARED FOR:
LAKEWOOD DEVELOPMENT COMPANY
NE 1/4 SEC 23 T-59N R-34W
ANDREW COUNTY, MISSOURI

LAND SURVEYORS - PLANNERS
501 North Market, Maryville, MO 64468
ph. (660) 582-8633 fax (660) 582-7173
4738 Frederick, St. Joseph, MO 64506
ph. (816) 233-7900 fax (816) 233-4852

FILE: SUBDIVISION LAYOUT - PHASE 2	DATE: 11/09/06	SCALE: 1"=60'	REVISED:	SHEET NO. OF
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CENTER SEC. 23
T-59N R-34W
FOUND PLS 1959
MONUMENT SET ON
4/13/92

E 1/4 COR SEC 23
T-59N R-34W
FOUND PLS 2219
MONUMENT