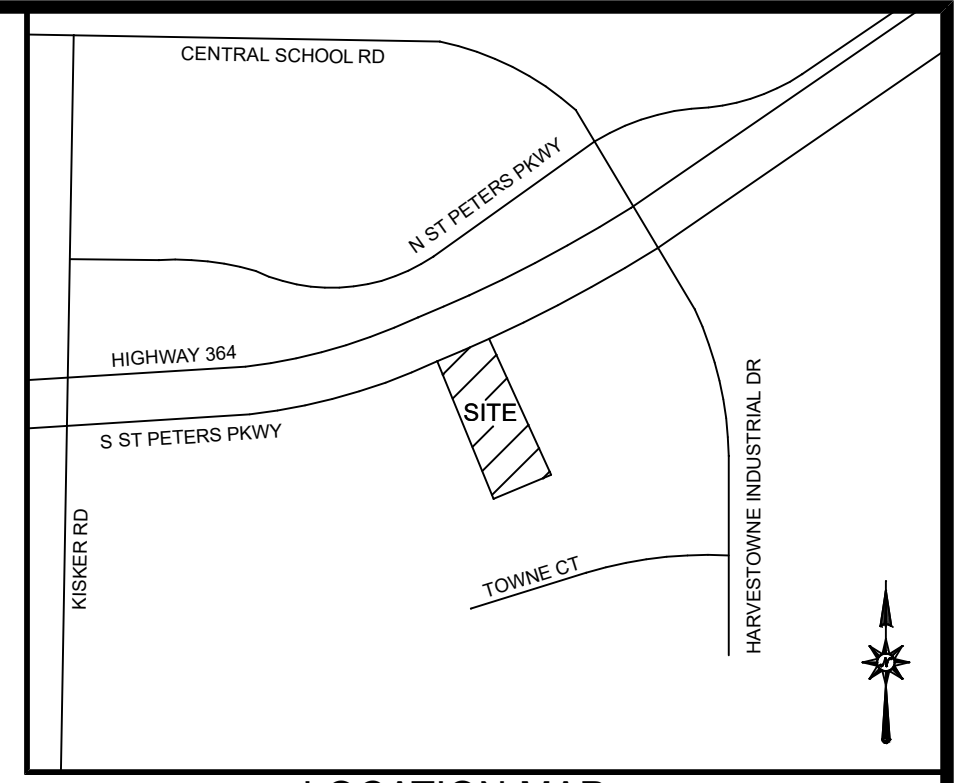
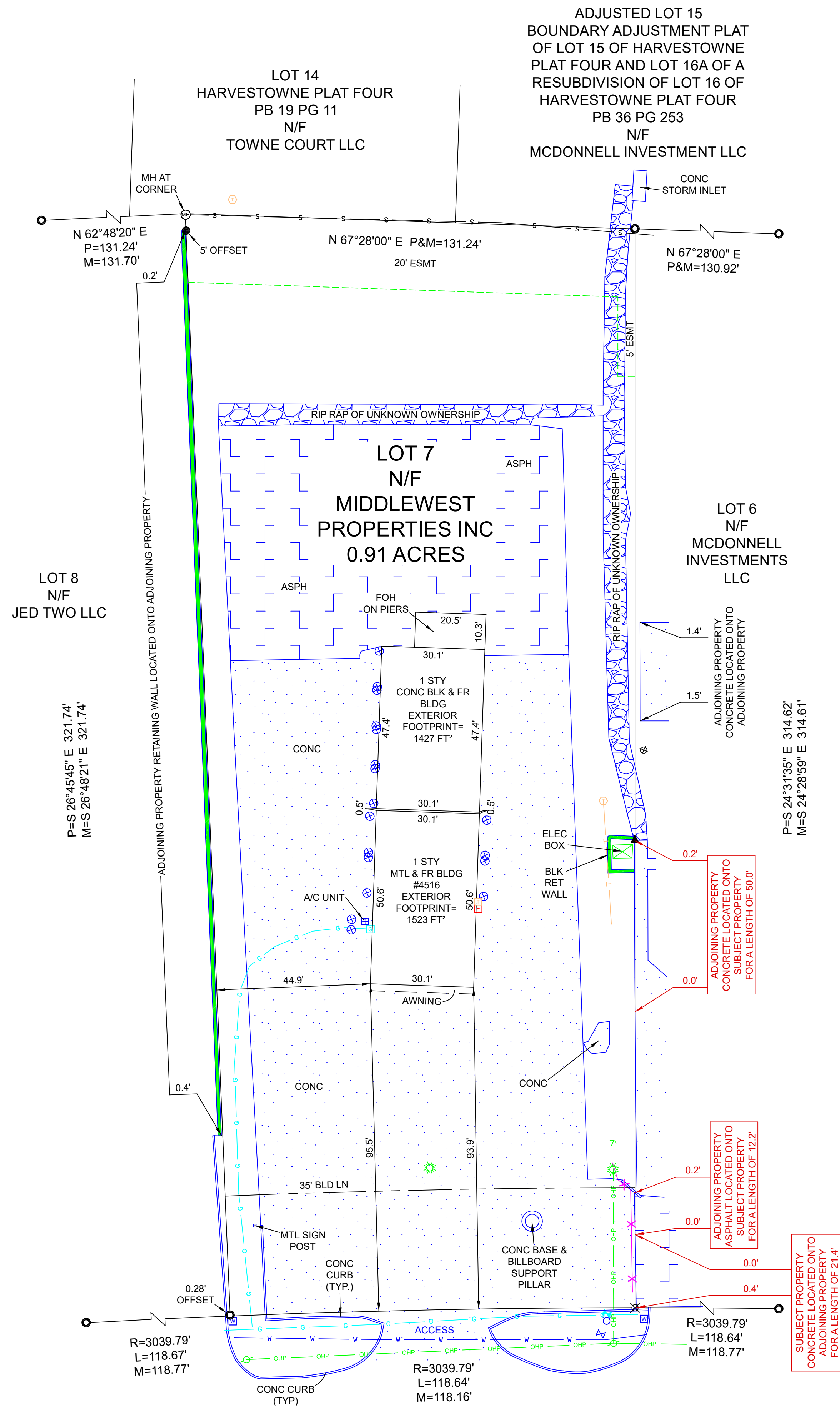


LOT 7 OF HARVESTOWNE PLAT ONE

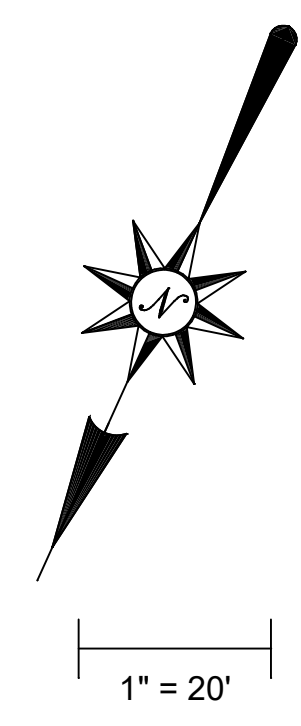
PB 17 PG 46, ST CHARLES COUNTY, MISSOURI



LOCATION MAP
NOT TO SCALE



- R RADIUS
- L PLATTED LENGTH
- P PLATTED DISTANCE
- M MEASURED DISTANCE
- SET REBAR
- ▲ SET POINT ON LINE
- FOUND REBAR
- ⊙ FOUND IRON PIPE
- ⊗ FOUND DRILL HOLE
- UTILITY POLE
- ⊕ BOLLARD
- ⊕ CLEANOUT
- ⊕ MANHOLE
- ⊕ WATER VALVE
- ⊕ GAS VALVE
- ⊕ LIGHT POLE
- ⊕ FIRE HYDRANT
- ⊕ WATER METER
- ⊕ ELECTRIC METER
- ⊕ GAS METER
- ⊕ TELECOM BOX
- ⊕ TELECOM PEDESTAL
- ⊕ FENCE
- E- ELECTRIC LINE
- OHP- OVERHEAD UTILITY
- W- UNDERGROUND WATER LINE
- G- UNDERGROUND GAS LINE
- S- SANITARY SEWER LINE
- SS- TELECOMMUNICATION LINE
- SSS- STORM SEWER LINE



TITLE DESCRIPTION:

LOT 7 OF HARVESTOWNE PLAT ONE, A SUBDIVISION IN ST. CHARLES COUNTY, MISSOURI, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17 PAGE 46 OF THE ST. CHARLES COUNTY RECORDS.

SURVEYORS NOTES:

1. BASIS OF BEARING ADOPTED FROM THE RECORD PLAT OF HARVESTOWNE PLAT ONE AS RECORDED IN PLAT BOOK 17 PAGE 46 OF THE ST CHARLES COUNTY RECORDS.
2. UTILITY LINES AS SHOWN ON THIS DRAWING ARE THOSE LINES THAT WERE VISIBLY IDENTIFIED AT THE TIME OF FIELD WORK AND LOCATED PER MISSOURI ONE CALL TICKET NUMBER 241153494. ADDITIONAL LINES AND UTILITIES MAY BE LOCATED ON THE SUBJECT PROPERTY.
3. PARKING SPACE: 0 REGULAR SPACES
0 HANDICAP SPACES
0 TOTAL SPACES
NO CLEARLY IDENTIFIABLE PARKING SPACES AT TIME OF FIELDWORK.
4. BUILDING LINES SHOWN ON THIS DRAWING ARE THOSE THAT ARE SHOWN GRAPHICALLY ON THE RECORD PLAT. SETBACK AND SIDEYARD REQUIREMENTS MAY EXIST ACCORDING TO CURRENT ORDINANCE AND ZONING STANDARDS AND ARE NOT SHOWN ON THIS DRAWING.
5. NO RESEARCH PERTAINING TO EASEMENTS WAS COMPLETED BY CARDINAL SURVEYING & MAPPING AND THE PROPERTY MAY BE SUBJECT TO ADDITIONAL EASEMENTS. ITEMS LOCATED INTO EASEMENT AREAS MAY OR MAY NOT BE AT RISK. SEEK LEGAL ADVICE IF YOU HAVE QUESTIONS. THE EASEMENTS SHOWN ON THIS DRAWING ARE THOSE THAT ARE SHOWN GRAPHICALLY ON THE RECORD PLAT AND THOSE LISTED IN THE TITLE COMMITMENT PROVIDED BY INTEGRITY TITLE SOLUTIONS ON APR 15, 2024 COMMITMENT NO. STL-76953-24. PROPERTY SUBJECT TO FOLLOWING EXCEPTIONS PER TITLE COMMITMENT SCHEDULE B-II AS FOLLOWS:

ITEMS 1 THRU 11 - STANDARD EXCEPTIONS AND/OR NOT OF A SURVEY NATURE.
ITEM 12 - EASEMENTS, DEDICATIONS, BUILDING LINES, AND SETBACKS RECORDED IN PLAT BOOK 17 PAGE 46, IF ANY, HAVE BEEN PLOTTED AND NOTED HEREON.
ITEM 13 - NO RECORDING INFORMATION GIVEN.
ITEM 14 - EASEMENT TO WATER AND WASTE UTILITIES CO. RECORDED IN BOOK 603 PAGE 699 IS LOCATED OUTSIDE SUBJECT PROPERTY AND THEREFORE NOT SHOWN.
ITEM 15 - EASEMENT TO UNION ELECTRIC COMPANY RECORDED IN BOOK 625 PAGE 18 IS LOCATED OUTSIDE SUBJECT PROPERTY AND THEREFORE NOT SHOWN.
ITEM 16 - EASEMENT TO SOUTHWESTERN BELL TELEPHONE COMPANY RECORDED IN BOOK 639 PAGE 700 IS LOCATED OUTSIDE SUBJECT PROPERTY AND THEREFORE NOT SHOWN.
ITEM 17 - RATIFICATION OF PLATS RECORDED IN BOOK 688 PAGE 565 DOES NOT CONTAIN ANY PLOTTABLE SURVEY INFORMATION.
ITEM 18 - QUIT-CLAIM DEED FOR SEWERS RECORDED IN BOOK 723 PAGE 1746 DOES NOT CONTAIN ANY PLOTTABLE SURVEY INFORMATION.

SURVEYORS CERTIFICATE

TO: INTEGRITY TITLE SOLUTIONS, LLC, AGENTS NATIONAL TITLE INSURANCE COMPANY; MCDONNELL INVESTMENTS, LLC; COMMERCIAL BANK, ISACA, ITS SUCCESSORS AND/OR ASSIGNS

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 4, 7(a), 7(b)(1), 8, 9, 11(a), 11(b), & 13 OF TABLE A THEREOF. FIELDWORK WAS PERFORMED ON APR 29, 2024. THIS SURVEY WAS EXECUTED IN COMPLIANCE WITH THE CURRENT STANDARDS FOR PROPERTY BOUNDARY SURVEYS (20 CSR 2030-16) OF THE MISSOURI DEPARTMENT OF NATURAL RESOURCES. THIS SURVEY MEETS THE ACCURACY STANDARDS SET FORTH FOR AN URBAN PROPERTY.

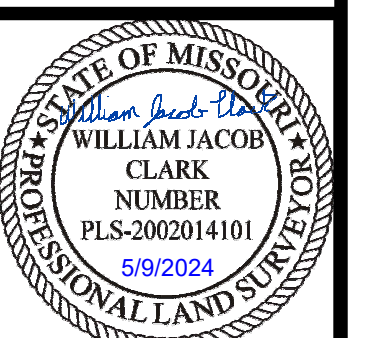
DATE OF PLAT OR MAP: 5/9/2024

William Jacob Clark DATE: 5/9/2024

WILLIAM JACOB CLARK PLS 2002014101
STATE OF MISSOURI

CARDINAL SURVEYING AND MAPPING INCORPORATED
CORPORATE #2005000229

REVISIONS:
NONE



PO BOX 278 COTTLEVILLE, MO 63338
636.922.1001 OFFICE 636.922.1002 FAX
WWW.CARDINALSURVEYING.COM
INBOX@CARDINALSURVEYING.COM
DRAWN BY: TAO/ARS CHECKED BY: WJC
FIELDWORK BY: TAO
JOB #2405003 FB 744:21
4516 S ST PETERS PKWY, ST PETERS, MO 63304



RIDGEWAY DRIVE (50' W - PUBLIC)
AKA
SOUTH ST PETERS PARKWAY
MISSOURI STATE HIGHWAY 94 (WIDTH VARIES - PUBLIC)