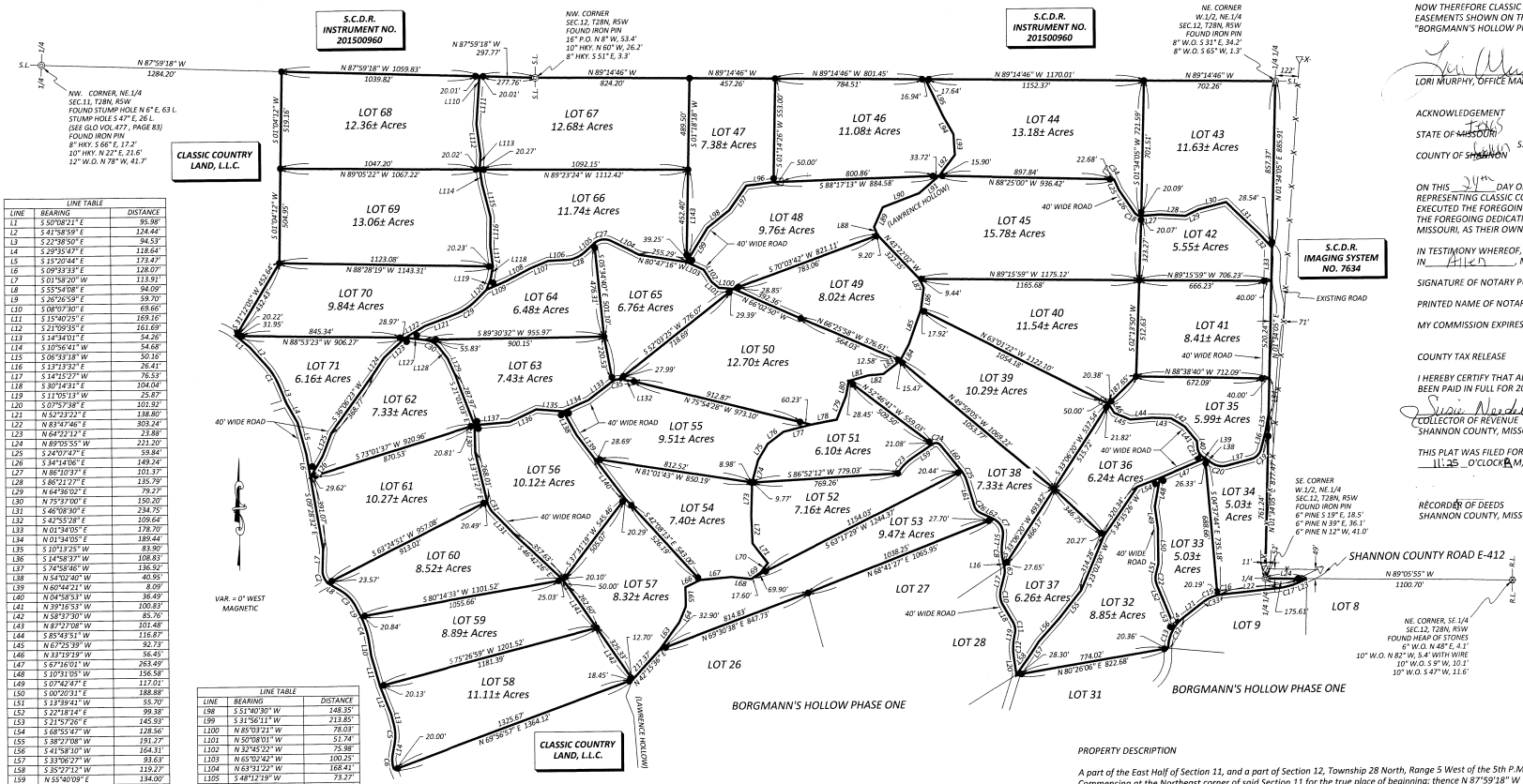
FINAL PLAT OF

BORGMANN'S HOLLOW PHASE TWO

A SUBDIVISION IN SHANNON COUNTY, MISSOURI



LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 50°08'21" E	95.98'
L2	S 41°58'59" E	124.44'
L3	S 22°38'50" E	94.53'
L4	S 29°35'47" E	118.64'
L5	S 15°20'44" E	173.47'
L6	S 09°33'33" E	128.07'
L7	S 01°58'20" W	113.91'
L8	S 55°54'08" E	94.09'
L9	S 26°26'59" E	59.70'
L10	S 08°07'30" E	69.66'
L11	S 15°40'25" E	169.16'
L12	S 21°09'35" E	161.69'
L13	S 14°34'01" E	54.26'
L14	S 10°56'41" W	54.68'
L15	S 06°53'18" W	50.16'
L16	S 13°13'32" E	26.41'
L17	S 14°15'27" W	76.53'
L18	S 30°14'31" E	104.04'
L19	S 11°05'13" W	25.87'
L20	S 07°57'38" E	101.92'
L21	N 52°23'22" E	138.80'
L22	N 83°47'46" E	303.24'
L23	N 64°22'12" E	23.88'
L24	N 89°05'55" W	221.20'
L25	S 24°07'47" E	59.84'
L26	S 34°14'06" E	149.24'
L27	N 86°10'37" E	101.37'
L28	S 86°21'27" E	135.79'
L29	N 64°36'02" E	79.27'
L30	N 75°57'00" E	150.20'
L31	S 46°08'30" E	234.75'
L32	S 42°55'28" E	109.64'
L33	N 01°34'05" E	178.70'
L34	N 01°34'05" E	189.44'
L35	S 10°13'25" W	83.90'
L36	S 14°58'37" W	108.83'
L37	S 24°54'46" W	136.92'
L38	N 54°02'40" W	40.95'
L39	N 60°44'21" W	8.09'
L40	N 04°58'53" W	36.49'
L41	N 39°16'53" W	100.83'
L42	N 58°37'30" W	85.76'
L43	N 87°27'08" W	101.48'
L44	S 85°43'51" W	116.87'
L45	N 67°25'39" W	92.73'
L46	N 33°19'19" W	56.45'
L47	S 67°16'01" W	263.49'
L48	S 10°31'05" W	156.58'
L49	S 07°42'47" E	117.01'
L50	S 00°20'31" E	188.88'
L51	S 13°39'41" W	55.70'
L52	S 22°18'14" E	99.38'
L53	S 21°57'26" E	145.93'
L54	S 68°55'47" W	128.56'
L55	S 38°27'08" W	191.27'
L56	S 41°58'10" W	164.31'
L57	S 33°06'27" W	93.63'
L58	S 35°27'12" W	119.27'
L59	N 55°40'09" E	134.00'
L60	S 38°43'02" E	176.98'
L61	S 16°20'31" E	139.70'
L62	S 65°05'36" E	77.07'
L63	N 35°56'59" E	178.69'
L64	N 22°58'59" E	92.42'
L65	N 01°09'16" W	102.40'
L66	N 64°26'40" E	86.69'
L67	N 84°51'57" E	168.87'
L68	S 83°29'36" E	106.81'
L69	N 54°09'22" E	61.23'
L70	N 38°07'46" E	63.17'
L71	N 37°58'28" W	131.76'
L72	N 02°21'06" W	149.30'
L73	N 01°55'30" E	178.50'
L74	N 15°18'41" E	122.79'
L75	N 30°56'33" E	101.36'
L76	N 52°40'44" E	105.53'
L77	N 75°53'29" E	153.19'
L78	N 79°40'50" E	138.92'
L79	N 21°42'32" E	136.95'
L80	N 10°14'40" E	77.92'
L81	N 74°28'35" E	109.21'
L82	N 84°31'11" E	80.83'
L83	N 52°30'08" E	113.49'
L84	N 28°26'25" E	99.92'
L85	N 19°25'59" E	195.06'
L86	N 07°44'35" E	117.67'
L87	N 25°13'24" W	52.06'
L88	N 23°13'40" W	48.97'
L89	N 24°10'03" E	114.11'
L90	N 69°14'30" E	208.80'
L91	N 49°41'30" E	141.32'
L92	N 37°36'02" E	139.76'
L93	N 03°41'45" W	111.19'
L94	N 29°42'42" W	112.72'
L95	N 25°22'09" W	217.24'
L96	S 82°42'17" W	147.26'
L97	S 35°19'35" W	159.14'

LINE TABLE		
LINE	BEARING	DISTANCE
L98	S 51°40'30" W	148.35'
L99	S 31°56'11" W	213.85'
L100	N 85°03'21" W	78.03'
L101	N 50°08'01" W	51.74'
L102	N 32°45'02" W	75.98'
L103	N 65°02'42" W	100.25'
L104	N 83°31'22" W	168.41'
L105	S 48°12'19" W	73.27'
L106	S 87°12'08" W	102.75'
L107	S 67°41'35" W	101.71'
L108	S 62°15'38" W	141.43'
L109	S 66°42'39" W	120.70'
L110	S 03°53'53" W	53.10'
L111	S 03°53'53" W	205.05'
L112	S 07°06'14" E	163.96'
L113	S 03°17'13" W	78.70'
L114	S 08°42'09" E	82.87'
L115	S 14°06'08" E	178.91'
L116	S 01°01'14" W	152.85'
L117	S 06°43'30" E	110.90'
L118	S 10°08'28" W	65.76'
L119	S 22°09'24" W	64.33'
L120	S 44°42'26" W	76.52'
L121	S 70°06'49" W	165.43'
L122	S 59°30'18" W	120.87'
L123	S 47°27'13" W	156.88'
L124	S 33°36'23" W	119.08'
L125	S 20°51'32" W	129.99'
L126	S 30°33'48" W	132.22'
L127	S 82°43'47" E	107.97'
L128	S 37°41'33" E	75.63'
L129	S 24°40'09" E	94.49'
L130	S 00°57'49" E	147.64'
L131	S 43°43'16" E	158.51'
L132	N 82°20'03" W	79.08'
L133	S 52°52'30" W	163.20'
L134	S 66°53'23" W	145.92'
L135	N 85°25'10" W	145.74'
L136	S 65°05'29" W	156.79'
L137	S 85°21'31" W	187.98'
L138	S 28°55'26" E	144.60'
L139	S 36°50'17" E	160.64'
L140	S 36°50'17" E	266.43'
L141	S 34°27'22" E	312.60'
L142	S 34°16'10" E	338.03'
L143	S 01°18'28" W	491.65'

CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	140.39'	416.00'	S 32°18'54" E	139.73'
C2	62.85'	87.00'	S 18°43'24" E	61.49'
C3	117.63'	210.00'	S 42°29'48" E	116.10'
C4	148.40'	464.00'	S 17°17'14" E	147.77'
C5	105.53'	237.00'	S 01°48'40" E	104.66'
C6	84.94'	155.00'	S 04°45'14" E	83.88'
C7	107.54'	86.00'	S 29°16'09" E	100.67'
C8	91.48'	265.00'	S 03°20'07" E	91.03'
C9	48.93'	102.00'	S 00°30'58" W	48.46'
C10	86.99'	112.00'	S 07°59'32" E	84.82'
C11	62.76'	87.00'	S 09°34'39" E	61.40'
C12	95.08'	286.00'	S 01°33'47" W	94.64'
C13	116.94'	207.00'	N 17°26'35" E	115.39'
C14	67.78'	207.00'	N 43°00'30" E	67.48'
C15	82.91'	190.00'	N 64°53'24" E	82.25'
C16	21.24'	190.00'	N 80°35'36" E	21.23'
C17	140.03'	413.00'	N 74°04'59" E	139.36'
C18	40.56'	39.00'	S 64°01'44" E	38.76'
C19	72.26'	69.00'	S 44°58'41" W	69.00'
C20	87.19'	98.00'	N 79°31'57" W	84.34'
C21	64.23'	66.00'	N 32°51'37" W	61.72'
C22	60.89'	97.00'	S 04°19'11" E	59.89'
C23	109.62'	256.00'	N 43°22'47" E	108.98'
C24	49.31'	33.00'	S 81°31'26" E	44.85'
C25	60.53'	155.00'	S 27°31'46" E	60.15'
C26	51.90'	61.00'	S 40°43'03" E	50.35'
C27	95.33'	80.00'	S 82°20'29" W	89.79'
C28	100.73'	148.00'	S 67°42'13" W	98.80'
C29	145.69'	329.00'	S 57°24'38" W	144.69'
C30	85.68'	109.00'	S 60°12'48" E	83.49'
C31	73.00'	137.00'	S 28°27'21" E	72.14'
C32	184.73'	207.00'	N 26°49'27" E	178.66'
C33	104.13'	190.00'	N 68°05'34" E	102.85'
C34	77.88'	131.00'	S 41°09'40" E	76.74'
C35	38.33'	49.03'	S 75°16'14" W	37.36'

LEGEND

These standard symbols will be found in the drawing.

- FENCE LINE
- P.O.B. PLACE OF BEGINNING
- S.C.D.R. SHANNON COUNTY DEED RECORD
- FENCE CORNER
- FOUND IRON PIN
- FOUND HEAP OF STONES
- SET 1/2" REBAR

THIS MAP COMPLIES WITH THE MISSOURI MAP ACCURACY STANDARD. ACCURACY STANDARD IS CLASS 1

CLASS OF PROPERTY: RURAL

0 300 600 900

DEDICATION

WHEREAS CLASSIC COUNTRY LAND, LLC. ARE RIGHTFULL OWNER(S) OF THE PARCEL DESCRIBED ON THIS PLAT; AND WHEREAS THEY HAVE CAUSED THE DESCRIBED PREMISES TO BE SUBDIVIDED INTO BLOCKS AND LOTS, IN THE MANNER SHOWN ON THIS PLAT; AND WHEREAS IT IS THEIR DESIRE TO ENTITLE THE DESCRIBED PREMISES WITH THE NAME "BORGMANN'S HOLLOW PHASE TWO" A SUBDIVISION IN SHANNON COUNTY, MISSOURI;

NOW THEREFORE CLASSIC COUNTRY LAND, LLC, DO DEDICATE TO THE PUBLIC USE, FOREVER THE STREET AND EASEMENTS SHOWN ON THIS PLAT AND THAT THE DESCRIBED PREMISES SHALL BE KNOWN AS AND NAMED "BORGMANN'S HOLLOW PHASE TWO" A SUBDIVISION IN SHANNON COUNTY, MISSOURI.

LORI MURPHY, OFFICE MANAGER

ACKNOWLEDGEMENT

STATE OF ~~MISSOURI~~ TEXAS

COUNTY OF ~~SHANNON~~ Collin S.S.

ON THIS 24th DAY OF July 2019, BEFORE ME PERSONALLY APPEARED LORI MURPHY, REPRESENTING CLASSIC COUNTRY LAND, LLC: TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND WHO BEING DULY SWORN, ACKNOWLEDGE THAT THEY EXECUTED THE FOREGOING DEDICATION OF "BORGMANN'S HOLLOW PHASE TWO" A SUBDIVISION IN SHANNON COUNTY, MISSOURI, AS THEIR OWN FREE ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT MY OFFICE IN ~~ALTON~~ Frisco, ~~MISSOURI~~ TEXAS, ON THIS, THE DAY, MONTH AND YEAR FIRST ABOVE WRITTEN.

SIGNATURE OF NOTARY PUBLIC: Brenda Patterson Mcbrurid

PRINTED NAME OF NOTARY PUBLIC: Brenda Patterson Mcbrurid

MY COMMISSION EXPIRES: 06 05 2022

BRENDA PATTERSON MCBRURID
Notary Public, State of Texas
Comm. Expires 06-05-2022
Notary ID 129168394

COUNTY TAX RELEASE

I HEREBY CERTIFY THAT ALL STATE AND COUNTY TAXES AGAINST THE REAL ESTATE DESCRIBED ON THIS PLAT HAVE BEEN PAID IN FULL FOR 20 18 AND ALL PRIOR YEARS.

Susie Marshall
COLLECTOR OF REVENUE
SHANNON COUNTY, MISSOURI

THIS PLAT WAS FILED FOR RECORD IN MY OFFICE ON THIS 5TH DAY OF August, 2019 AT 11:35 O'CLOCK A.M, PLAT RECORDED IN BOOK 5 AT PAGE 34

RECORDER OF DEEDS
SHANNON COUNTY, MISSOURI

Recorded in Shannon County, Missouri
Recording Date/Time: 08/05/2019 at 11:34:03 AM
Book: 5 Page: 35
Instr #: PLAT B PG 35
Type: PLAT
Pages: 1
Fee: $69.00 S 20190000733
Melissa Williams
Recorder of Deeds

SURVEYOR'S NOTES:

1. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

PROPERTY DESCRIPTION

A part of the East Half of Section 11, and a part of Section 12, Township 28 North, Range 5 West of the 5th P.M., described as follows: Commencing at the Northeast corner of said Section 11 for the true place of beginning; thence N 87°59'18" W 1357.60 feet along the North line of said Section 11; thence S 01°04'12" W 1024.11 feet; thence S 31°12'05" W 452.64 feet; thence S 50°08'21" E 95.98 feet; thence S 41°58'59" E 124.44 feet; thence along a curve turning to the right with an arc length of 140.39 feet, with a radius of 416.00 feet, with a chord bearing of S 32°18'54" E with a chord length of 139.73 feet; thence S 22°38'50" E 94.53 feet; thence S 29°35'47" E 118.64 feet; thence S 15°20'44" E 173.47 feet; thence S 09°33'33" E 128.07 feet; thence S 09°28'32" E 391.07 feet; thence S 01°58'20" W 113.91 feet; thence along a curve turning to the left with an arc length of 62.85 feet, with a radius of 87.00 feet, with a chord bearing of S 18°43'24" E with a chord length of 61.49 feet; thence S 55°54'08" E 94.09 feet; thence along a curve turning to the right with an arc length of 117.63 feet, with a radius of 210.00 feet, with a chord bearing of S 42°29'48" E with a chord length of 116.10 feet; thence S 26°26'59" E 59.70 feet; thence along a curve turning to the right with an arc length of 148.40 feet, with a radius of 464.00 feet, with a chord bearing of S 17°17'14" E with a chord length of 147.77 feet; thence S 08°07'30" E 69.66 feet; thence S 15°40'25" E 169.16 feet; thence S 21°09'35" E 161.69 feet; thence S 14°34'01" E 54.26 feet; thence along a curve turning to the right with an arc length of 105.53 feet, with a radius of 237.00 feet, with a chord bearing of S 01°48'40" E with a chord length of 104.66 feet; thence S 10°56'41" W 54.68 feet; thence along a curve turning to the left with an arc length of 84.94 feet, with a radius of 155.00 feet, with a chord bearing of S 04°45'14" E with a chord length of 83.88 feet; thence N 69°56'57" E 1364.12 feet to the Northerly boundary of Borgmann's Hollow Phase One, a subdivision in Shannon County, Missouri; thence N 42°15'36" E 217.37 feet, and N 69°30'38" E 847.73 feet, and N 68°41'27" E 1065.95 feet, and along a curve turning to the right with an arc length of 107.54 feet, with a radius of 86.00 feet, with a chord bearing of S 29°16'09" E with a chord length of 100.67 feet, and S 06°33'18" W 50.16 feet, and along a curve turning to the left with an arc length of 91.49 feet, with a radius of 265.00 feet, with a chord bearing of S 03°20'07" E with a chord length of 91.03 feet, and S 13°13'32" E 26.41 feet, and along a curve turning to the right with an arc length of 48.93 feet, with a radius of 102.00 feet, with a chord bearing of S 00°30'58" W with a chord length of 48.46 feet, and S 14°15'27" W 76.53 feet, and along a curve turning to the left with an arc length of 86.99 feet, with a radius of 112.00 feet, with a chord bearing of S 07°59'32" E with a chord length of 84.82 feet, and S 30°14'31" E 104.04 feet, and along a curve turning to the right with an arc length of 62.76 feet, with a radius of 87.00 feet, with a chord bearing of S 09°34'39" E with a chord length of 61.40 feet, and S 11°05'13" W 25.87 feet, and along a curve turning to the left with an arc length of 95.08 feet, with a radius of 286.00 feet, with a chord bearing of S 01°33'47" W with a chord length of 94.64 feet, and S 07°57'38" E 101.92 feet, and N 80°26'06" E 822.68 feet, and along a curve turning to the right with an arc length of 184.73 feet, with a radius of 207.00 feet, with a chord bearing of N 26°49'27" E with a chord length of 178.66 feet; thence N 52°23'22" E 138.80 feet, and along a curve turning to the right with an arc length of 104.15 feet, with a radius of 190.00 feet, with a chord bearing of N 68°05'34" E with a chord length of 102.85 feet, and N 83°47'46" E 303.24 feet, and along a curve turning to the left with an arc length of 140.03 feet, with a radius of 413.00 feet, with a chord bearing of N 74°04'59" E with a chord length of 139.36 feet, and N 64°22'12" E 23.88 feet, all along said Northerly boundary of Borgmann's Hollow Phase One to the North line of the Southeast Quarter of said Section 12; thence N 89°05'55" W 221.20 feet along said North line to the Southeast corner of the West Half of the Northeast Quarter of said Section 12; thence N 01°34'05" E 2651.77 feet to the Northeast corner of said West Half of the Northeast Quarter; thence N 89°14'46" W 3955.16 feet along the North line of said Section 12 to the true place of beginning. Subject to all easements of record. Description as per Survey C-8657A made by Carmack Surveying, Inc.

CARMACK SURVEYING, INC.
12071 HWY. 32
ROBY, MO. 65557
PH: 417-458-4798

SURVEYOR'S CERTIFICATION

I, LOUIE E. CARMACK JR., MISSOURI REGISTERED LAND SURVEYOR, NO. 2290, DECLARE THAT THE SURVEY SHOWN ON THIS PLAT WAS MADE BY ME OR UNDER MY DIRECTION, AND IS CERTIFIED TO BE IN ACCORDANCE WITH THE CURRENT MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

C. OF A. NO. 2009021547.

DATE FIELD WORK COMPLETED: 6/18/2019

LOUIE E. CARMACK JR.

7/15/2019

STATE OF MISSOURI
LOUIE E. CARMACK JR.
NUMBER PLS-002290
PROFESSIONAL LAND SURVEYOR

SURVEY FOR CLASSIC COUNTRY LAND, LLC

DRAWN RLS	DATE 07/09/19	SHANNON COUNTY, MO.
APPROVED LEC	DATE 07/09/19	SEC. 11 & 12 T28N, R5W
SCALE 1" = 300'	SHEET 1 OF 1	PROJECT NO. C-8657A