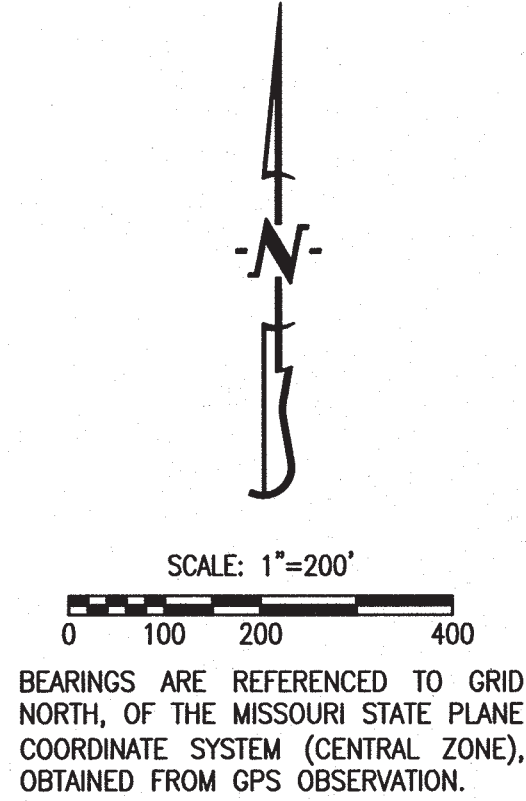


SURVEY FOR
TOMPKINS HOMES AND DEVELOPMENT, INC.

LOCATED IN SECTIONS 22, 23, 26 & 27, TOWNSHIP 47 NORTH, RANGE 13 WEST,
BOONE COUNTY, MISSOURI
MARCH 11, 2016

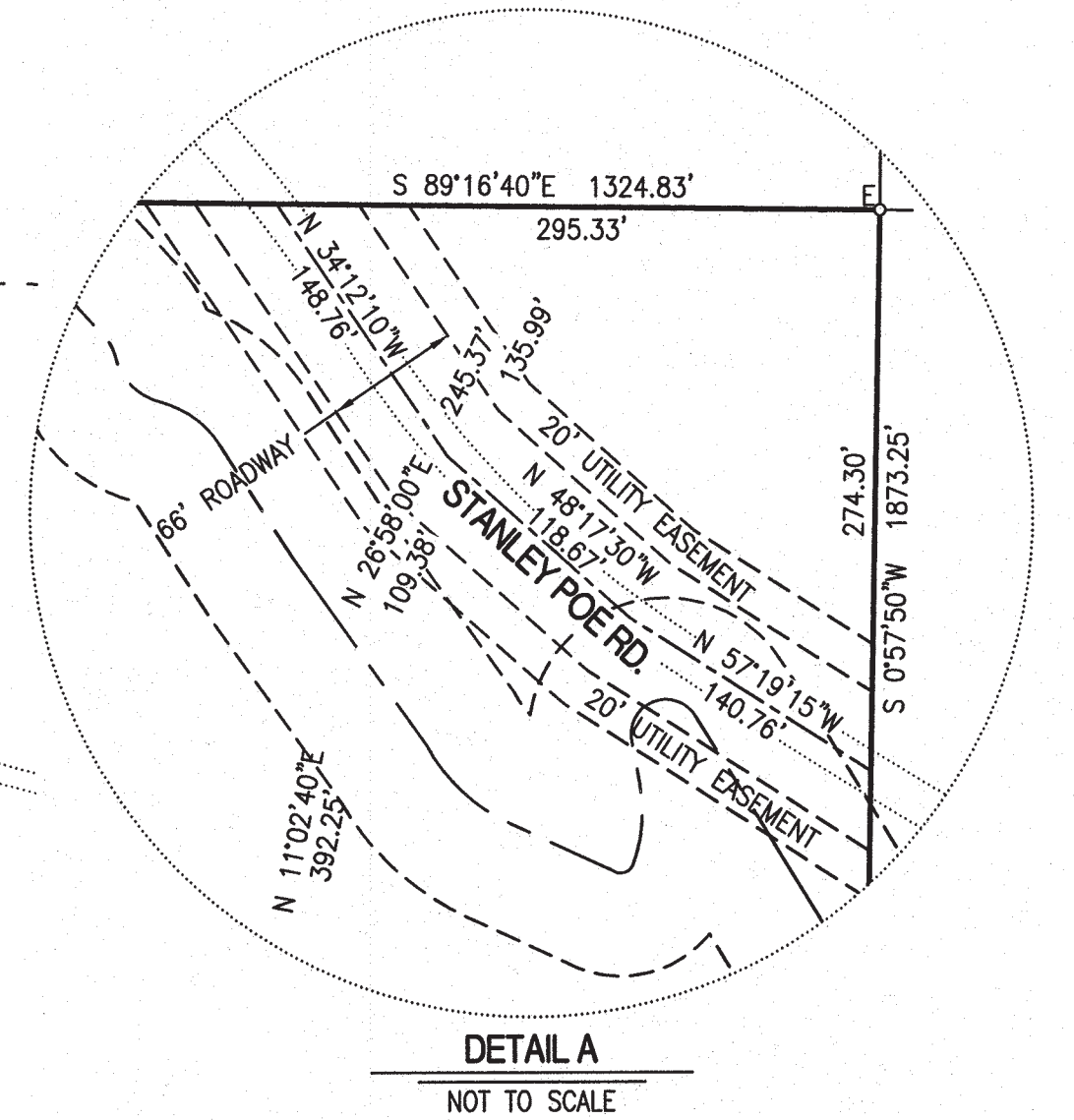
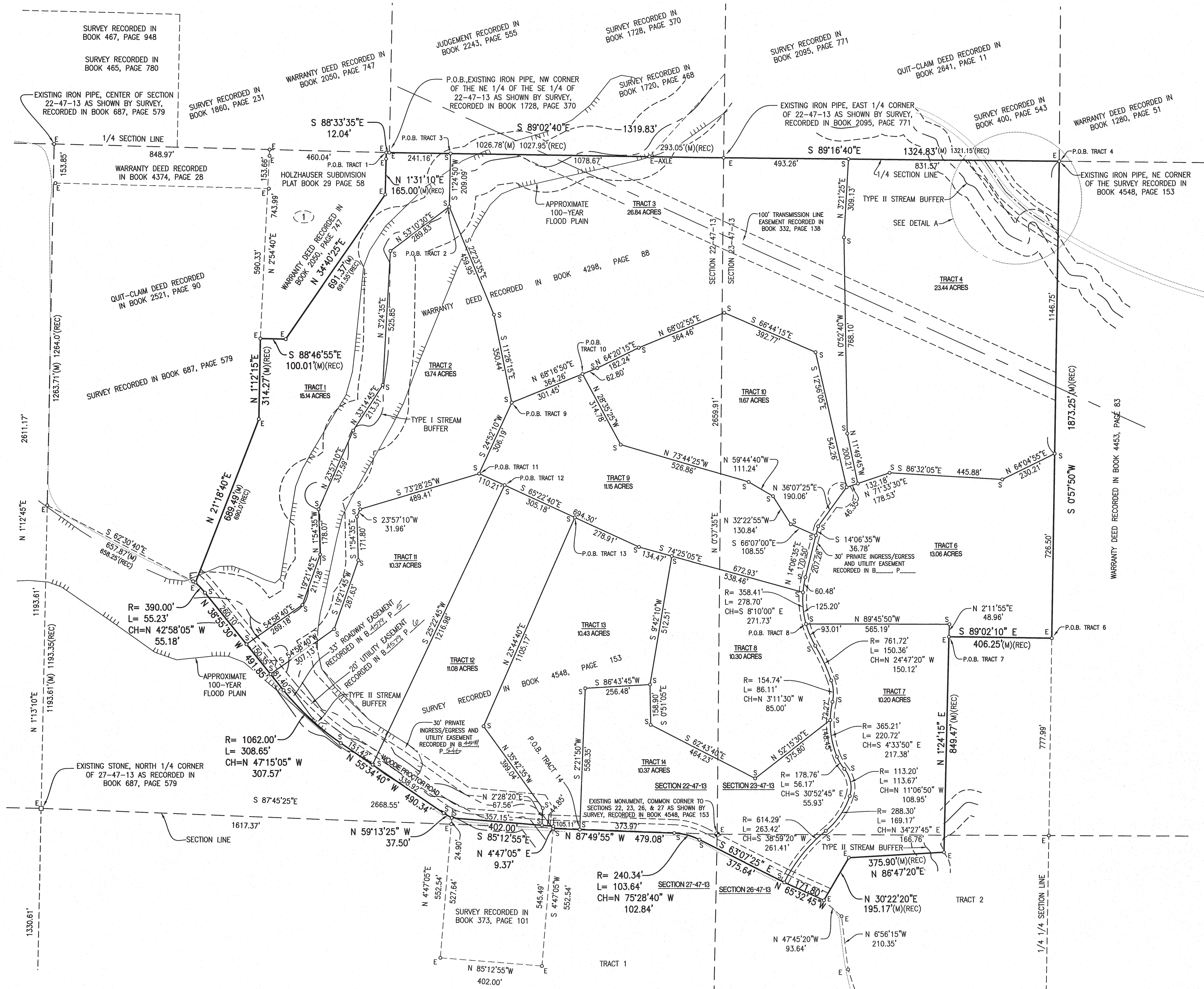
BOONE COUNTY MO APR 21 2016

SHEET 2 OF 2



LEGEND:

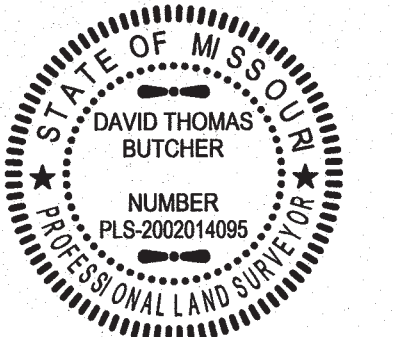
- E EXISTING
- S SET
- 1/2" IRON PIPE
(UNLESS NOTED OTHERWISE)
- STONE
- PERMANENT MONUMENT
- (M) MEASURED DISTANCE
- (REC) RECORDED DISTANCE
- P.O.B. POINT OF BEGINNING



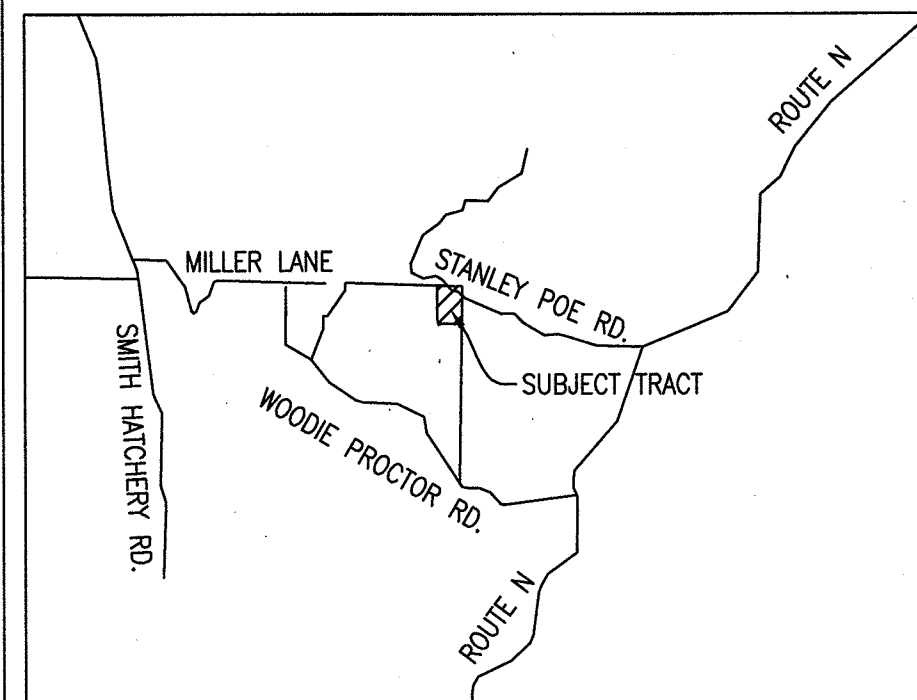
NOTES:

1. PART OF THIS TRACT IS LOCATED IN THE 100-YEAR FLOOD PLAIN AS SHOWN BY BOONE COUNTY & CITY OF COLUMBIA FLOOD PLAIN MAPS. PANEL NO. 29019C0355D, DATED: MARCH 17, 2011.
2. THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY MISSOURI BOARD RULE 20 CSR 2030-16.040(2)(A).
3. RECORD TITLE INFORMATION WAS PROVIDED BY BOONE-CENTRAL TITLE COMPANY, FILE NO. 1512048, DATED NOVEMBER 10, 2015.
4. THIS TRACT IS SUBJECT TO THE BOONE COUNTY STORMWATER ORDINANCE.
5. THIS TRACT IS SUBJECT TO A WATERLINE EASEMENT RECORDED IN BOOK 832, PAGES 157 AND 158.
6. THE LIMITS OF THE OUTER STREAM BUFFER ARE MEASURED FROM THE ORDINARY HIGH WATER MARK OF DESIGNATED STREAMS. THE DIMENSIONS SHOWN ARE APPROXIMATE.
7. THE TYPE I & TYPE II STREAM BUFFERS SHOWN ON THESE TRACTS. IS INTENDED TO COMPLY WITH THE REQUIREMENTS OF CHAPTER 26 OF THE ZONING REGULATIONS OF BOONE COUNTY, MISSOURI. THEREFORE THE MINIMUM STREAM BUFFER WIDTH IS 100' FOR TYPE I & 50' FOR TYPE II ON EACH SIDE OF THE STREAM'S ORDINARY HIGH WATER MARK. ADDITIONAL BUFFER WIDTH IS INDICATED IN STEEP SLOPE AREAS. THERE SHALL BE NO CLEARING, GRADING, CONSTRUCTION, OR DISTURBANCE OF VEGETATION EXCEPT AS SPECIFICALLY APPROVED BY THE DIRECTOR.
8. TRACT 3 OF THIS SURVEY IS INCLUDED FOR INVENTORY PURPOSES ONLY. THIS TRACT IS SHOWN TO COMPLY WITH MISSOURI MINIMUM STANDARDS BUT IS NOT SUBJECT TO SECTION 1.6.1 OF BOONE COUNTY SUBDIVISION REGULATIONS, AS ITS GREATER THAN 20 ACRES.

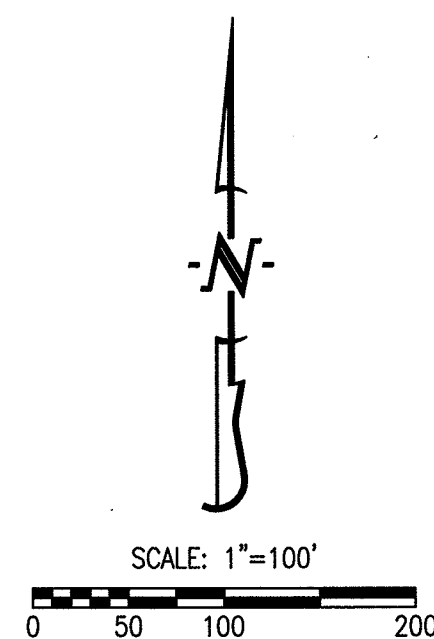
David T. Butcher
DAVID T. BUTCHER, PLS-2002014095
4/21/2016
DATE



FILED FOR RECORD IN BOONE COUNTY, MISSOURI
NORA DIETZEL, RECORDER OF DEEDS



LOCATION MAP
NOT TO SCALE



BEARINGS ARE REFERENCED TO GRID NORTH, OF THE MISSOURI STATE PLANE COORDINATE SYSTEM (CENTRAL ZONE), OBTAINED FROM GPS OBSERVATION.

LEGEND:

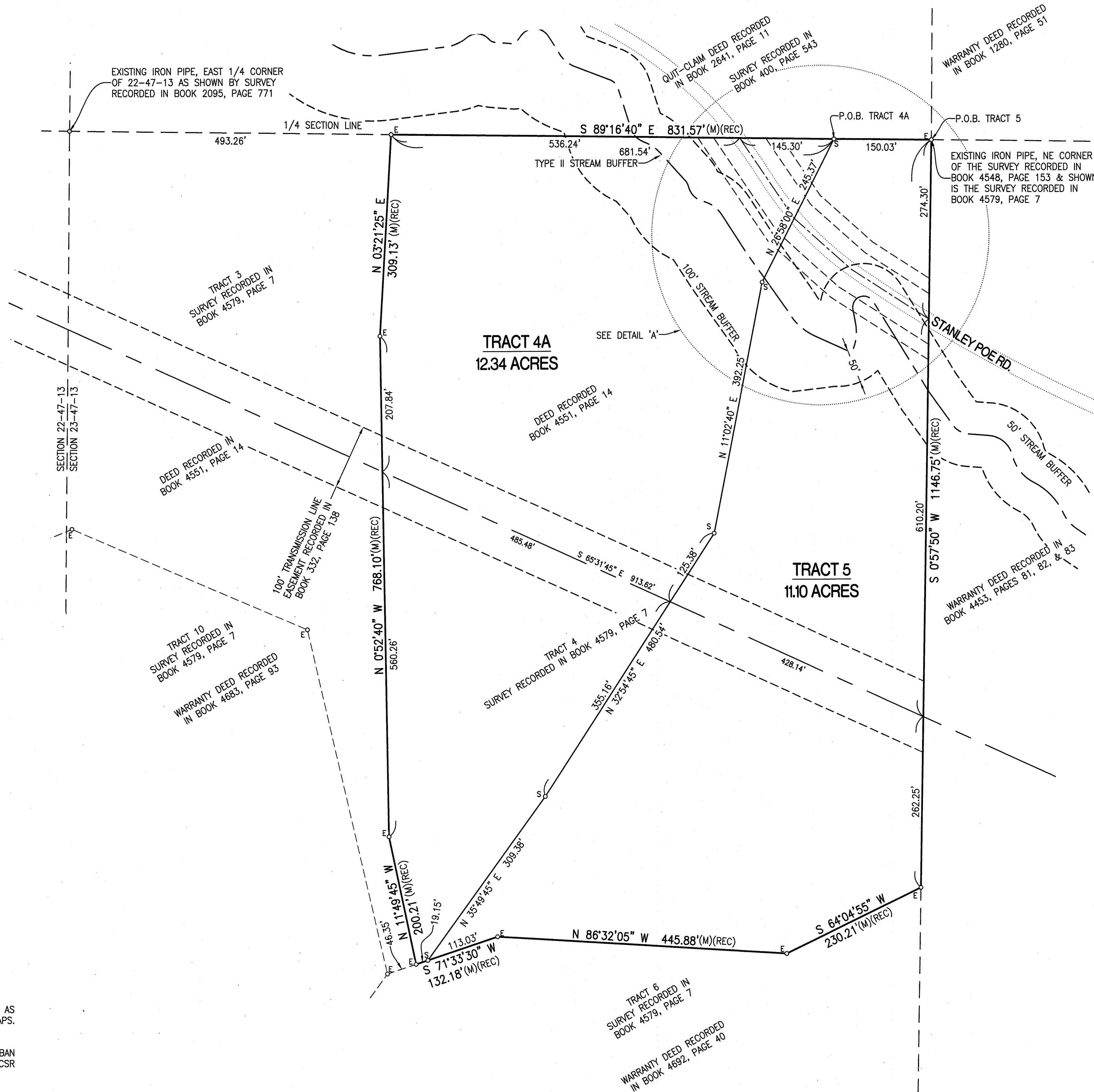
E EXISTING
S SET
○ 1/2" IRON PIPE
(UNLESS NOTED OTHERWISE)
(M) MEASURED DISTANCE
(REC) RECORDED DISTANCE
P.O.B. POINT OF BEGINNING

NOTES:

- THIS TRACT IS NOT LOCATED IN THE 100-YEAR FLOOD PLAIN AS SHOWN BY BOONE COUNTY & CITY OF COLUMBIA FLOOD PLAIN MAPS. PANEL NO. 2900340355D, DATED: MARCH 17, 2011.
- THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY MISSOURI BOARD RULE 2 CSR 90-60.040(2).
- A CURRENT TITLE COMMITMENT WAS NOT PROVIDED FOR THIS SURVEY
- PART OF THE TRACT IS LOCATED WITHIN THE STREAM BUFFER AS DEFINED BY STREAM BUFFER REGULATIONS, CHAPTER 26 OF BOONE COUNTY ZONING REGULATIONS. THERE SHALL BE NO CLEARING, GRADING, CONSTRUCTION OR DISTURBANCE OF VEGETATION EXCEPT AS SPECIFICALLY APPROVED BY THE DIRECTOR.
- THIS TRACT IS SUBJECT TO THE BOONE COUNTY STORMWATER ORDINANCE.

ADMINISTRATIVE SURVEY FOR TOMPKINS HOMES AND DEVELOPMENT, INC.

LOCATED IN SECTION 23, TOWNSHIP 47 NORTH, RANGE 13 WEST,
BOONE COUNTY, MISSOURI
JANUARY 8, 2018



DETAIL A
1" = 60'

CERTIFICATION:

I HEREBY CERTIFY THAT IN JANUARY OF 2018, I COMPLETED A SURVEY AND FOR TOMPKINS HOMES AND DEVELOPMENT, INC. OF 2 TRACTS OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 47 NORTH, RANGE 13 WEST, BOONE COUNTY, MISSOURI AND BEING ALL OF TRACT 4, HOMES AND DEVELOPMENT INC. ADMINISTRATIVE SURVEY RECORDED IN BOOK 4579, PAGE 7, AND BEING A TRACT DESCRIBED IN DEED RECORDED IN BOOK 4551, PAGE 14 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT 4A
COMMENCING AT THE NORTHEAST CORNER OF A SURVEY RECORDED IN BOOK 4548, PAGE 13, SAID CORNER ALSO BEING THE NORTHEAST CORNER OF TRACT 4 OF SAID SURVEY RECORDED IN BOOK 4579, PAGE 7, AND WITH THE NORTH LINE THEREOF, N 89°16'40"W, 150.03 FEET TO THE POINT OF BEGINNING:

THENCE FROM THE POINT OF BEGINNING, S 26°58'00"W, 245.37 FEET; THENCE S 11°02'40"W, 392.25 FEET; THENCE S 32°54'45"W, 480.54 FEET; THENCE S 35°49'45"W, 309.38 FEET TO A POINT ON THE SOUTH LINE OF SAID TRACT 4; THENCE WITH SAID SOUTH LINE, S 71°33'30"W, 19.15 FEET; THENCE LEAVING SAID SOUTH LINE AND WITH THE WEST LINES THEREOF, N 11°49'45"W, 200.21 FEET; THENCE N 0°52'40"W, 768.10 FEET; THENCE N 3°21'25"E, 309.13 FEET TO THE NORTH LINE OF SAID TRACT 4; THENCE WITH SAID NORTH LINE, S 89°16'40"E, 681.54 FEET TO THE POINT OF BEGINNING AND CONTAINING 12.34 ACRES.

TRACT 5
BEGINNING AT THE NORTHEAST CORNER OF A SURVEY RECORDED IN BOOK 4548, PAGE 13, SAID CORNER ALSO BEING THE NORTHEAST CORNER OF TRACT 4 OF SAID SURVEY RECORDED IN BOOK 4579, PAGE 7, AND WITH THE EAST LINE THEREOF, S 0°57'50"W, 1146.75 FEET TO THE SOUTH LINE OF SAID TRACT 4; THENCE WITH THE SOUTH LINES OF SAID TRACT 4, S 64°04'55"W, 230.21 FEET; THENCE N 86°32'05"W, 445.88 FEET; THENCE S 71°33'30"W, 113.03 FEET; THENCE LEAVING SAID SOUTH LINES, N 35°49'45"E, 309.38 FEET; THENCE N 32°54'45"E, 480.54 FEET; THENCE N 11°02'40"E, 392.25 FEET; THENCE N 26°58'00"E, 245.37 FEET TO THE NORTH OF SAID TRACT 4; THENCE WITH SAID NORTH LINE, S 89°16'40"E, 150.03 FEET TO THE POINT OF BEGINNING AND CONTAINING 11.10 ACRES.

I FURTHER CERTIFY THAT I SURVEYED THE ABOVE DESCRIBED PROPERTY AND SUBDIVIDED IT AS SHOWN ON THE PLAT IN ACCORDANCE WITH THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

SURVEY AND PLAT BY:

CROCKETT ENGINEERING CONSULTANTS, LLC
1000 W. NIFONG BLVD. BUILDING 1
COLUMBIA, MO 65203

CORPORATE NUMBER: 2000151304

DAVID T. BUTCHER, PLS-2002014095

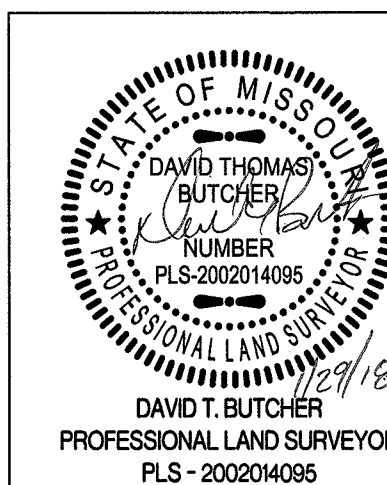
1/29/18
DATE

STATE OF MISSOURI } SS
COUNTY OF BOONE }

SUBSCRIBED AND AFFIRMED BEFORE ME THIS 29th DAY OF January, 2018.

Kenneth Farris, Notary Public
KENNETH FARRIS MY COMMISSION EXPIRES APRIL 22, 2018
COMMISSION NUMBER 14965667

KENNETH FARRIS
Notary Public - Notary Seal
STATE OF MISSOURI
Cole County
Commission #14965667
My Commission Expires: April 22, 2018



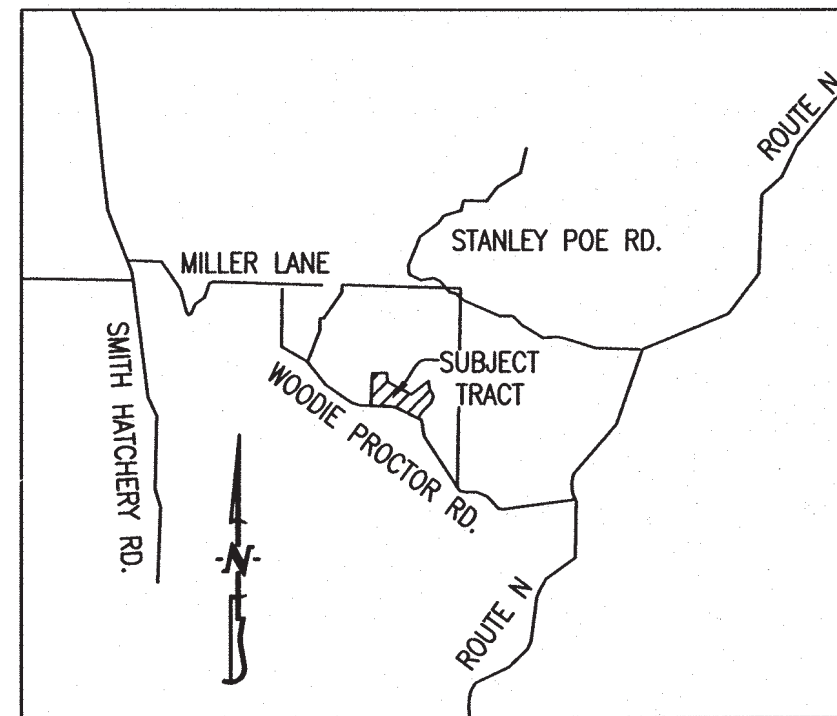
TOMPKINS HOMES & DEVELOPMENT, INC.			
ADMINISTRATIVE SURVEY LOCATED IN SECTION 23, TOWNSHIP 47 NORTH, RANGE 13 WEST BOONE COUNTY, MISSOURI			
CORPORATE NUMBER: 2000151304			
DATE: 1/08/2018	SCALE: 1" = 100'	PROJECT: 150405	
DRAWN BY: KWF		www.crockettengineering.com	

Recorded in Boone County, Missouri
Date and Time: 01/30/2018 at 04:05:58 PM
Instrument #: 2018001733 Book: 4853 Page: 30
Instrument Type: SUR
Recording Fee: \$29.00
No. of Pages: 1
Nora Dietzel, Recorder of Deeds

APPROVED FOR RECORDING THIS 30 DAY OF January 2018.

Stan Shawver, Director of Resource Management
Crest Hill

FILED FOR RECORD IN BOONE COUNTY, MISSOURI
NORA DIETZEL, RECORDER OF DEEDS



LOCATION MAP
NOT TO SCALE

NOTES:

1. THIS TRACT IS NOT LOCATED IN THE 100-YEAR FLOOD PLAIN AS SHOWN BY BOONE COUNTY & CITY OF COLUMBIA FLOOD PLAIN MAPS. PANEL NO. 29019C0355D, DATED: MARCH 17, 2011.
2. THIS SURVEY CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY MISSOURI BOARD RULE 20 CSR 2030-16.040(2)(A).
3. RECORD TITLE INFORMATION WAS PROVIDED BY BOONE-CENTRAL TITLE COMPANY, FILE NO. 1512048, DATED NOVEMBER 10, 2015.
4. THESE LOTS MAY BE FURTHER SUBDIVIDED WITHOUT VACATION AS ALLOWED BY SECTION 1.8.1.2 OF THE BOONE COUNTY SUBDIVISION REGULATIONS, PROVIDED ALL FUTURE PLATS ARE PREPARED IN ACCORDANCE WITH SAID BOONE COUNTY SUBDIVISION REGULATIONS.
5. NO PART OF THE TRACT IS LOCATED WITHIN THE STREAM BUFFER AS DEFINED BY STREAM BUFFER REGULATIONS, CHAPTER 26 OF BOONE COUNTY ZONING REGULATIONS.
6. THIS TRACT IS SUBJECT TO THE BOONE COUNTY STORMWATER ORDINANCE.

SCALE: 1"=50'
0 25 50 100
BEARINGS ARE REFERENCED TO GRID NORTH, OF THE MISSOURI STATE PLANE COORDINATE SYSTEM (CENTRAL ZONE), OBTAINED FROM GPS OBSERVATION.

FINAL PLAT
ROKES BEND, PLAT No. 1

A MINOR SUBDIVISION LOCATED IN SECTIONS 22, 23, 26, & 27
TOWNSHIP 47 NORTH, RANGE 13 WEST
BOONE COUNTY, MISSOURI
JUNE 27, 2016

LEGEND:

- E EXISTING
- S SET
- 1/2" IRON PIPE (UNLESS NOTED OTHERWISE)
- PERMANENT MONUMENT
- (M) MEASURED DISTANCE
- (REC) RECORDED DISTANCE
- P.O.B. POINT OF BEGINNING

CERTIFICATION:

I HEREBY CERTIFY THAT IN JUNE OF 2016, I COMPLETED A SURVEY FOR TOMPKINS HOMES AND DEVELOPMENT, INC., OF TRACT 14, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22, THE SOUTHWEST QUARTER OF SECTION 23, THE NORTHWEST QUARTER OF SECTION 26, AND THE NORTHEAST QUARTER OF SECTION 27, ALL IN TOWNSHIP 47 NORTH, RANGE 13 WEST, BOONE COUNTY, MISSOURI AND DESCRIBED BY THE DEED RECORDED IN BOOK 4551, PAGE 14 AND BEING TRACT 14 OF THE SURVEY RECORDED IN BOOK 4579, PAGE 7, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

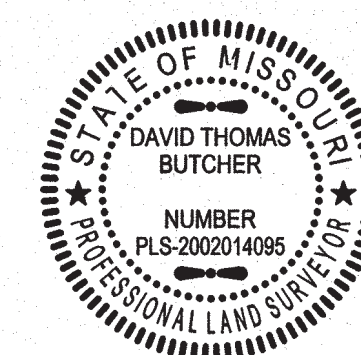
BEGINNING AT THE SOUTHWEST CORNER OF SAID TRACT 14 AND WITH THE LINES THEREOF, N 22°15'0"E, 558.35 FEET; THENCE N 86°43'45"E, 256.48 FEET; THENCE S 0°51'05"E, 158.90 FEET; THENCE S 62°43'40"E, 464.23 FEET; THENCE N 52°15'30"E, 375.80 FEET; THENCE 148.45 FEET ALONG A 365.21-FOOT RADIUS, NON-TANGENT, CURVE THE LEFT, SAID CURVE HAVING A CHORD, S 10°14'00"E, 147.43 FEET; THENCE 56.17 FEET ALONG A 178.76-FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CHORD, S 30°52'45"E, 55.93 FEET; THENCE 113.67 FEET ALONG A 113.20-FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, S 11°06'50"E, 108.95 FEET; THENCE 168.17 FEET ALONG A 288.30-FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, S 34°27'45"W, 166.76 FEET; THENCE 263.42 FEET ALONG A 614.29-FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A S 38°59'20"W, 261.41 FEET; THENCE N 63°07'25"W, 375.64 FEET; THENCE 103.64 FEET ALONG A 240.34-FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CHORD, N 75°28'40"W, 102.84 FEET; THENCE N 87°49'55"W, 373.97 FEET TO THE POINT OF BEGINNING AND CONTAINING 10.37 ACRES.

I FURTHER CERTIFY THAT I SURVEYED THE ABOVE DESCRIBED PROPERTY AND SUBDIVIDED IT AS SHOWN ON THE PLAT IN ACCORDANCE WITH THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

SURVEY AND PLAT BY:

CROCKETT ENGINEERING CONSULTANTS, LLC
2608 NORTH STADIUM BLVD.
COLUMBIA, MO 65202

CORPORATE NUMBER: 2000151304



David T. Butcher
7/12/2016
DATE

STATE OF MISSOURI } SS
COUNTY OF BOONE }

SUBSCRIBED AND AFFIRMED BEFORE ME THIS 12th DAY OF July, 2016.

Kenneth Farris
KENNETH FARRIS
NOTARY PUBLIC
MY COMMISSION EXPIRES APRIL 22, 2018
COMMISSION NUMBER 14965667

Kenneth Farris
Notary Public - Notary Seal
STATE OF MISSOURI
Cole County
Commission #14965667
My Commission Expires: April 22, 2018

KNOW ALL MEN BY THESE PRESENTS:

THAT TOMPKINS HOMES AND DEVELOPMENT, INC. IS THE SOLE OWNER OF THE HEREON DESCRIBED TRACT AND THAT SAID CORPORATION HAS CAUSED SAID TRACT TO BE SURVEYED, SUBDIVIDED, AND PLATTED AS SHOWN ON THE ABOVE DRAWING. THE STREET, RIGHT-OF-WAY SHOWN BY THE ABOVE DRAWING IS HEREBY DEDICATED TO BOONE COUNTY FOR THE PUBLIC USE FOREVER. THE EASEMENTS AS SHOWN, ARE HEREBY DEDICATED TO BOONE COUNTY FOR THE PUBLIC USE FOREVER. THE ABOVE DRAWING AND DESCRIPTION SHALL HEREAFTER BE KNOWN AS "ROKES BEND, PLAT NO. 1"

IN WITNESS WHEREOF, TOMPKINS HOMES AND DEVELOPMENT, INC. HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT, WITH SEAL TO BE AFFIXED THIS 20th DAY OF July, 2016.



TOMPKINS HOMES AND DEVELOPMENT, INC.

Mike Tompkins
MIKE TOMPKINS, PRESIDENT & SECRETARY

STATE OF MISSOURI } SS
COUNTY OF BOONE }

ON THIS 20th DAY OF July, 2016 BEFORE ME PERSONALLY APPEARED MIKE TOMPKINS, TO ME KNOWN WHO BY ME DULY SWORN, DID SAY THAT HE IS THE OFFICER OF SAID CORPORATION AND THAT HE FURTHER ACKNOWLEDGE THIS INSTRUMENT TO BE HIS FREE ACT AND THE FREE ACT AND DEED OF SAID CORPORATION.

Kenneth Farris
KENNETH FARRIS
NOTARY PUBLIC
MY COMMISSION EXPIRES APRIL 22, 2018
COMMISSION NUMBER 14965667

Kenneth Farris
Notary Public - Notary Seal
STATE OF MISSOURI
Cole County
Commission #14965667
My Commission Expires: April 22, 2018

Recorded in Boone County, Missouri
Date and Time: 08/15/2016 at 10:01:49 AM

Instrument #: 2016017567 Book: 50 Page: 46

Instrument Type: PLAT

Recording Fee: \$59.00

No. of Pages: 1

Nora Dietzel, Recorder of Deeds

APPROVED BY THE BOONE COUNTY COMMISSION THIS 14th DAY OF August, 2016.

Wendy S. Noren
WENDY S. NOREN, COUNTY CLERK

APPROVED BY THE BOONE COUNTY PLANNING AND ZONING COMMISSION THIS 21st DAY OF July, 2016.

Dan Atwill
DAN ATWILL, PRESIDING COMMISSIONER

APPROVED BY THE BOONE COUNTY PLANNING AND ZONING COMMISSION THIS 21st DAY OF July, 2016.

Boyd Harris
BOYD HARRIS, CHAIRPERSON