



**FINAL PLAT**  
**RILES ACRES**  
A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 26 -T53N-R30W  
CLAY COUNTY, MISSOURI

RESERVED FOR THE RECORDER OF DEEDS

VINCINITY MAP  
SECTION 26-153N-R30W  
1"=2640'

OWNER/DEVELOPER: MR. MARK RILES, 1904 VICTORY LANE, KEARNEY MO 64060

PLAT DESCRIPTION: ALL THAT PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 53 NORTH, RANGE 30 WEST, IN CLAY COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 26; THENCE N89°58'52"W, A DISTANCE OF 1130.15 FEET TO THE WEST LINE OF ROUTE U.S. 69; THENCE N89°58'52"W, CONTINUING ALONG SAID SOUTH LINE, A DISTANCE OF 528.17 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 26; THENCE N00°31'27"E, ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 26, A DISTANCE OF 1328.18 FEET TO THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 26; A DISTANCE OF 1130.15 FEET TO THE WEST LINE OF ROUTE U.S. 69; THENCE S24°50'21"W, ALONG SAID WEST LINE, A DISTANCE OF 1461.94 FEET TO THE POINT OF BEGINNING, CONTAINING 25.27 ACRES, MORE OR LESS.

PLAT DEDICATION: THE UNDERSIGNED PROPRIETORS OF THE TRACTS OF LAND DESCRIBED HEREON HAVE CAUSED THE SAME TO BE SUBDIVIDED IN THE MANNER AS SHOWN ON THE ACCOMPANYING PLAT WHICH SUBDIVISION SHALL HEREAFTER BE KNOWN AS "RILES ACRES".

BUILDING LINES: BUILDING LINES OR SETBACK LINES ARE HEREBY ESTABLISHED, AS SHOWN ON THE ACCOMPANYING PLAT, AND NO BUILDING OR PORTION THEREOF SHALL BE BUILT BETWEEN THIS LINE AND THE LOT LINE NEAREST THEREOF.

FLOOD ZONE DESIGNATIONS TAKEN FROM FEMA PANEL 2908060050 C, REVISED APRIL 16, 2003, INDICATES ZONE X.

AREAS LABELED ZONE 1 AND ZONE 2 ARE GRASSLAND BUFFER AREAS, WITHIN ZONES 1 & 2 THERE SHALL BE NO CLEARING, GRADING, CONSTRUCTION OR DISTURBANCE OF VEGETATION EXCEPT AS PERMITTED BY CLAY COUNTY.

IN TESTIMONY WHEREOF, MARK RILES AND BRENDA RILES, HUSBAND AND WIFE, HAVE CAUSED THESE PRESENTS TO BE EXECUTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014.

MARK RILES, OWNER  
STATE OF MISSOURI )  
COUNTY OF CLAY ) S.S.

IN THE YEAR 2014, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED MARK RILES AND BRENDA RILES, HUSBAND AND WIFE, TO ME PERSONALLY KNOWN TO BE THE SAME, WHO SIGNED AND ACKNOWLEDGED SAID INSTRUMENT TO BE THEIR FREE ACT AND DEED.

IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND AFFIXED MY SEAL THE YEAR AND DATE LAST WRITTEN ABOVE.

MY COMMISSION EXPIRES: \_\_\_\_\_ NOTARY PUBLIC: \_\_\_\_\_

THIS FINAL PLAT RILES ACRES HAS BEEN SUBMITTED TO AND APPROVED BY CLAY COUNTY PLANNING COMMISSION THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2012. CHAIRMAN: \_\_\_\_\_ DIRECTOR: \_\_\_\_\_

THESE EASEMENTS AND RIGHTS-OF-WAY ACCEPTED BY THE COUNTY GOVERNING BODY OF CLAY COUNTY, MISSOURI, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014. RESOLUTION # \_\_\_\_\_

ATTEST: \_\_\_\_\_ PRESIDING COMMISSIONER: \_\_\_\_\_  
COUNTY CLERK: \_\_\_\_\_ EASTERN DISTRICT COMMISSIONER: \_\_\_\_\_  
WESTERN DISTRICT COMMISSIONER: \_\_\_\_\_

BEARINGS SHOWN HEREON ARE BASED ON THE MISSOURI STATE PLANE COORDINATE SYSTEM 1983, WEST ZONE FROM MONDRI N=358811.177N, E=872875.057M GRID FACTOR=0.9999066 DATE OF ADJUSTMENT: 2008

UNPLATTED BK 6237 Pg 121

LEGEND:  
● SET 1/2" REBAR WITH CAP LST1999141096  
● FOUND MONUMENT AS NOTED  
(M) MEASURED DISTANCE  
(R) RECORD DISTANCE

SCALE 1 INCH = 60 FEET