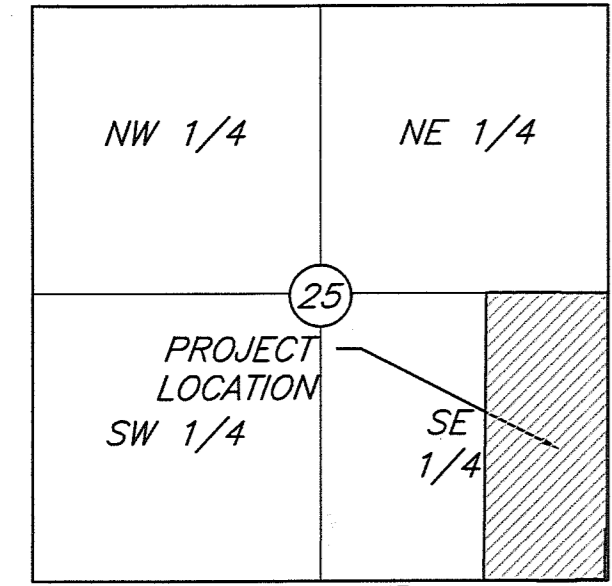


Recorded in Clay County, Missouri
 Recording Date/Time: 06/18/2025 at 10:05:46 AM
 Book: J Page: 77.4
 Instr #: 2025014757
 Pages: 1
 Fee: \$69.00 S
 J&J SURVEY
 Sandra Brock
 Recorder of Deeds

MINOR PLAT LOT LINE ADJUSTMENT-(TYPE 2)

TRACT 1 & 2

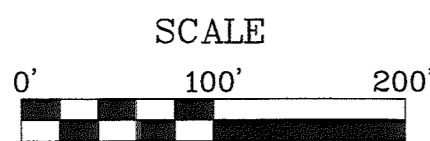
SE 1/4, SECTION 25, TOWNSHIP 52 NORTH, RANGE 32 WEST
 KANSAS CITY & LIBERTY, CLAY COUNTY, MISSOURI



VICINITY MAP
 SEC. 25-52-32
 N.T.S.

LEGEND

- △ - SECTION CORNER AS NOTED
- - MONUMENT FOUND AS NOTED
- - SET MONUMENT AS NOTED
- - FOUND 1/2" IRON BAR AT CORNER UNLESS OTHERWISE NOTED
- - SET 1/2" IRON BAR AT CORNER W/ J & J CAP
- (M) - MEASURED DISTANCE
- (R) - RECORD DISTANCE
- R/W - RIGHT OF WAY
- C/L - CENTER LINE
- ⊙ - SANITARY MANHOLE
- - SANITARY LINE
- - WATER LINE
- ⊞ - WATER METER
- ⊕ - WATER VALVE
- ⊕ - FIRE HYDRANT
- ⊕ - WATER MANHOLE



MISSOURI STATE PLANE COORDINATE SYSTEM
 NAD 1983, MISSOURI WEST ZONE (METER)
 Reference Monument: HALL
 COMBINED SCALE FACTOR= 0.9999007

Point #	Northing	Easting	Description
103	344775.849(m)	857252.379(m)	HALL
300	345648.613(m)	855475.052(m)	PROPERTY CORNER
301	345649.253(m)	855399.201(m)	PROPERTY CORNER
302	345644.681(m)	855399.170(m)	PROPERTY CORNER
303	345646.865(m)	855140.169(m)	PROPERTY CORNER
304	346442.773(m)	855148.952(m)	PROPERTY CORNER
305	346441.468(m)	855483.160(m)	PROPERTY CORNER
306	345786.330(m)	855480.316(m)	PROPERTY CORNER
307	345786.368(m)	855475.745(m)	PROPERTY CORNER

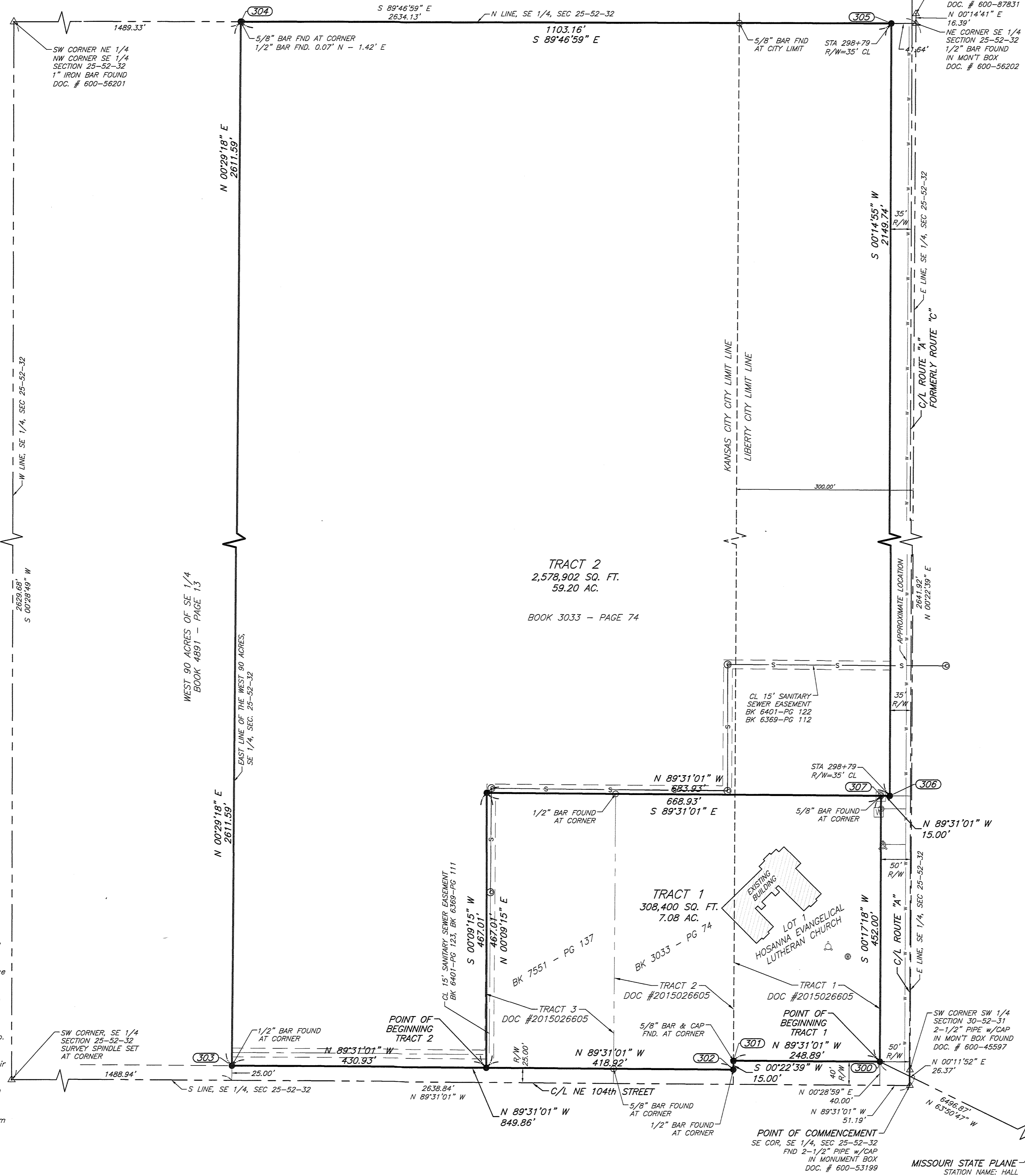
CLIENT:

Hosanna Lutheran Church
 Tony Belcher
 email: treasurer@hosannalutheranchurch.org

PROPERTY LOCATION:
 2800 N. Church Road
 Liberty, Missouri 64068

GENERAL SURVEY NOTES:

- 1.) The Plat of HOSANNA EVANGELICAL LUTHERAN CHURCH is recorded in Cabinet E at Sleeve 179 in the Office of the Recorder of Clay County, Missouri.
- 2.) The deed of record is recorded in Book 7343 at Page 78 in the Office of the Recorder of Clay County, Missouri.
- 3.) The deed of record is recorded in Book 7551 at Page 137 in the Office of the Recorder of Clay County, Missouri.
- 4.) The deed of record is recorded in Book 3033 at Page 74 in the Office of the Recorder of Clay County, Missouri.
- 5.) J & J Survey certifies that the legal descriptions as listed in the modified mortgage lien document recorded August 6, 2015 as Document No. 2015026605 in Book 7551 at Page 138 are identical to Tract 1 of this survey; Thrivent Financial for Lutherans, a Wisconsin corporation and First American Title Company, and Hosanna Evangelical Lutheran Church, and their respective successors and assigns may rely on this certification.
- 6.) Title Commitment No. NCS-734788-KCTY, dated June 09, 2015 at 8:00 AM provided by First American Title Insurance Company.
- 7.) Bearings used on this survey are Missouri State Plane Coordinate System (NAD88), West Zone.
- 8.) The subject property is located in Zone X, areas determined to be outside the 0.2% annual chance floodplain, as shown on Flood Insurance Rate Map (FIRM) 29095C0087G, effective January 20, 2017.



PROPERTY DESCRIPTIONS:

TRACT 1:
 A tract in all of Lot 1, HOSANNA EVANGELICAL LUTHERAN CHURCH, a subdivision and part of the Southeast Quarter of Section 25, Township 52 North, Range 32 West, in Kansas City and Liberty, Clay County, Missouri, being more particularly described as follows, surveyed and described on January 21, 2025, by John B. Young, LS-2006016647:
 Commencing at the Southeast corner of said Southeast Quarter; Thence North 89°31'01" West along the South line of said Southeast Quarter, 51.19 feet; Thence North 00°28'59" East, 40.00 feet to the intersection of the West Right-of-Way line of Route "A" and the North Right-of-Way line of NE 104th Street, both as established and the Southeast corner of said Lot 1, said point being the Point of Beginning; Thence along said North Right-of-Way line the following three courses: Thence North 89°31'01" West, 248.89 feet; Thence South 00°22'39" West, 15.00 feet; Thence North 89°31'01" West, 418.92 feet; Thence North 00°09'15" East, 467.01 feet; Thence South 89°31'01" East, 668.93 feet to the West Right-of-Way line of said Route "A"; Thence South 00°17'18" West along said West Right-of-Way line, 452.00 feet to the Point of Beginning. Contains 308,400 square feet or 7.08 acres more or less.

TRACT 2:

A tract in the Southeast Quarter of Section 25, Township 52 North, Range 32 West, in Kansas City and Liberty, Clay County, Missouri, being more particularly described as follows, surveyed and described on January 21, 2025, by John B. Young, LS-2006016647:
 Commencing at the Southeast corner of said Southeast Quarter; Thence North 89°31'01" West along the South line of said Southeast Quarter, 51.19 feet; Thence North 00°28'59" East, 40.00 feet to the intersection of the West Right-of-Way line of Route "A" and the North Right-of-Way line of NE 104th Street, both as established and the Southeast corner of Lot 1, HOSANNA EVANGELICAL LUTHERAN CHURCH, a subdivision in said Liberty, Clay County, Missouri; Thence along said North Right-of-Way line the following three courses; Thence North 89°31'01" West, 248.89 feet; Thence South 00°22'39" West, 15.00 feet; Thence North 89°31'01" West, 418.92 feet to the Point of Beginning; Thence continuing North 89°31'01" West along said North Right-of-Way line, 430.93 feet; Thence North 00°29'18" East along the East line of the West 90 acres of said Southeast Quarter, 2611.59 feet to the North line of said Southeast Quarter; Thence South 89°46'59" East along said North line, 1103.15 feet to the West Right-of-Way line of said Route "A"; Thence South 00°14'55" West along said West Right-of-Way line, 2149.74 feet; Thence North 89°31'01" West, 683.93 feet; Thence South 00°09'15" West, 467.01 feet to the Point of Beginning. Contains 2,578,902 square feet or 59.20 acres more or less.

IN TESTIMONY WHEREOF:

HOSANNA Evangelical Lutheran Church, a business, has caused these presents to be executed this 10 day of June, 2025.

Anthony Belcher
 Anthony Belcher Council Treasurer

STATE OF Mo)
 COUNTY OF Platte) ss

Be it remembered that on this 10 day of June, 2025, before me, a Notary Public in and for said County and State, came Anthony Belcher, to me personally known, who being by me duly sworn, did say that he is the Council Treasurer of HOSANNA Evangelical Lutheran Church, said instrument was signed in behalf of said business and that said Anthony Belcher, acknowledged said instrument to be the free act and deed of said business

IN WITNESS WHEREOF: I have hereunto set my hand and affixed my Notarial Seal in my office the day and year last above written.

Kayla Eaton
 Kayla Eaton Notary Public-Notary Seal
 STATE OF MISSOURI
 Platte County
 My Commission Expires Dec. 20, 2027
 Commission # 23416737

My Commission Expires: 12-20-27

IN TESTIMONY WHEREOF:

Fleshman Properties, LLC, a business, has caused these presents to be executed this 14 day of June, 2025.

Robert Fleshman
 Robert Fleshman Member

STATE OF Missouri)
 COUNTY OF Clay) ss

Be it remembered that on this 16 day of June, 2025, before me, a Notary Public in and for said County and State, came Robert Fleshman, to me personally known, who being by me duly sworn, did say that he is the Member of Fleshman Properties, LLC, said instrument was signed in behalf of said business and that said Robert Fleshman, acknowledged said instrument to be the free act and deed of said business

IN WITNESS WHEREOF: I have hereunto set my hand and affixed my Notarial Seal in my office the day and year last above written.

Connie McPheters
 Connie McPheters Notary Public

My Commission Expires: 4-12-29

APPROVALS:

City of Kansas City, Missouri
 City Planning and Development Department
 Pursuant to the authority delegated to me by the City Council in Section 88-535-05 of the Zoning and Development Code, I hereby approve this minor subdivision plat.

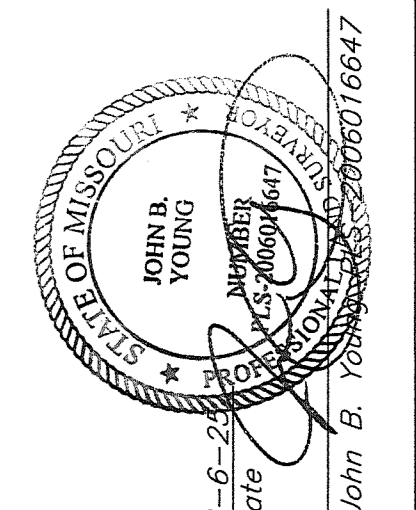
Mario Vasquez Date: 6/14/25 Case No. CLDMS-2025-00019
 For Mario Vasquez, AICP
 Director of City Planning and Development

Marilyn Sanders
 Marilyn Sanders City Clerk

County GIS/Recorder Department



CERTIFICATION:
 I hereby certify that this drawing is based on an actual field survey made by me or under my direct supervision on the 10th day of January, 2025 and that said survey meets or exceeds the current Missouri Standards for Property Boundary Surveys, as established by the Missouri Board for Architects, Professional Engineers and Land Surveyors, and the Missouri Department of Natural Resources, Division of Geology and Land Survey.



Location: S 104-508 - Hosanna Lutheran Church (DRAINAGE) 2025-04-28-LOTLINE ADJ. REV. 1/24-508 LLA, PLAT, map-Jun. 06, 2025-4:13pm

J & J SURVEY LLC
 8680A N. GREEN HILLS ROAD • KANSAS CITY, MO 64154
 PHONE (816)741-1017 • FAX (816)741-1018

NO.	DATE	REVISIONS
1	01-29-25	INITIAL SUBMITTAL
2	04-28-25	REVISED PER CITY COMMENTS
3	06-06-25	REMOVE LIBERTY APPROVALS