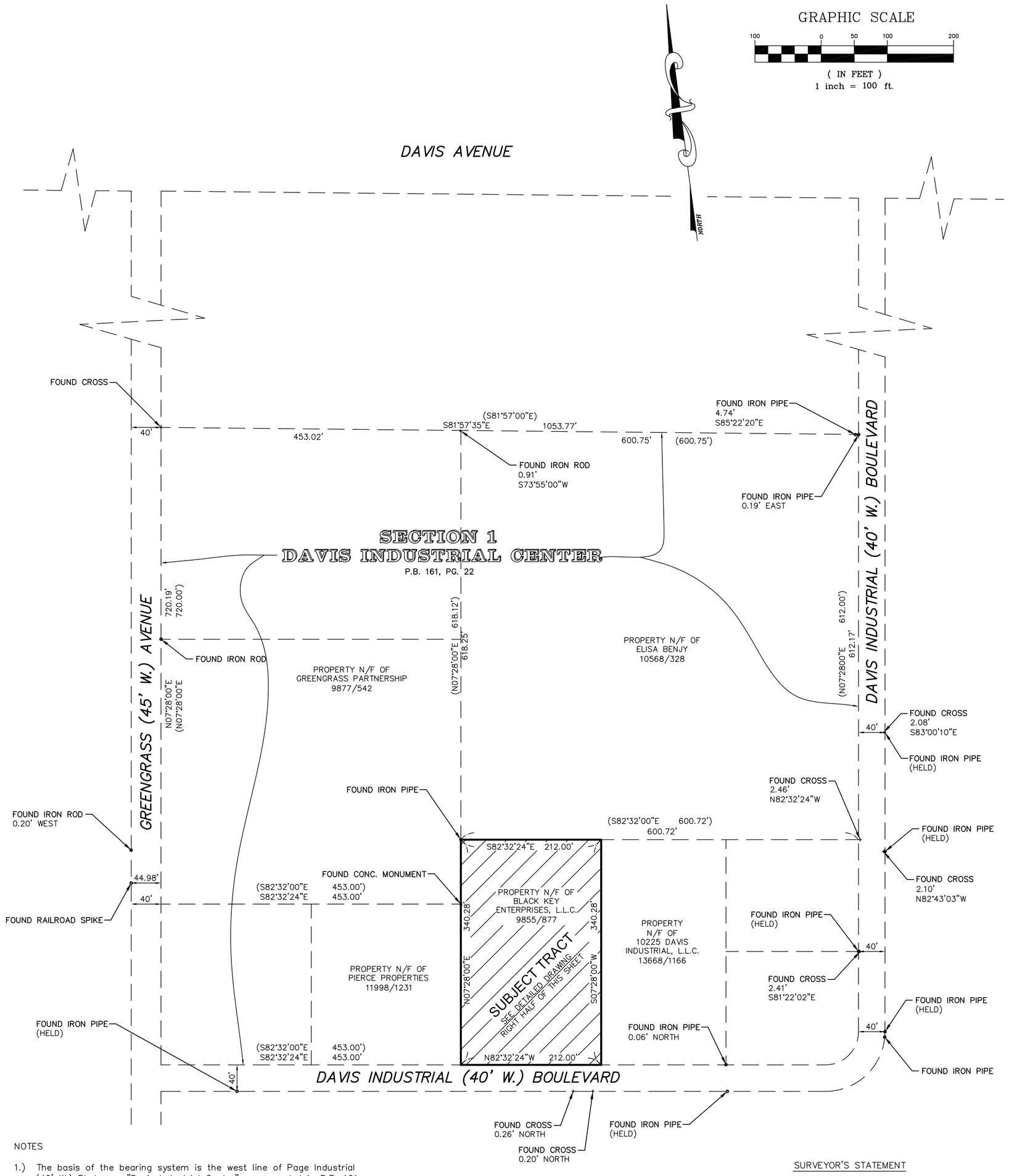
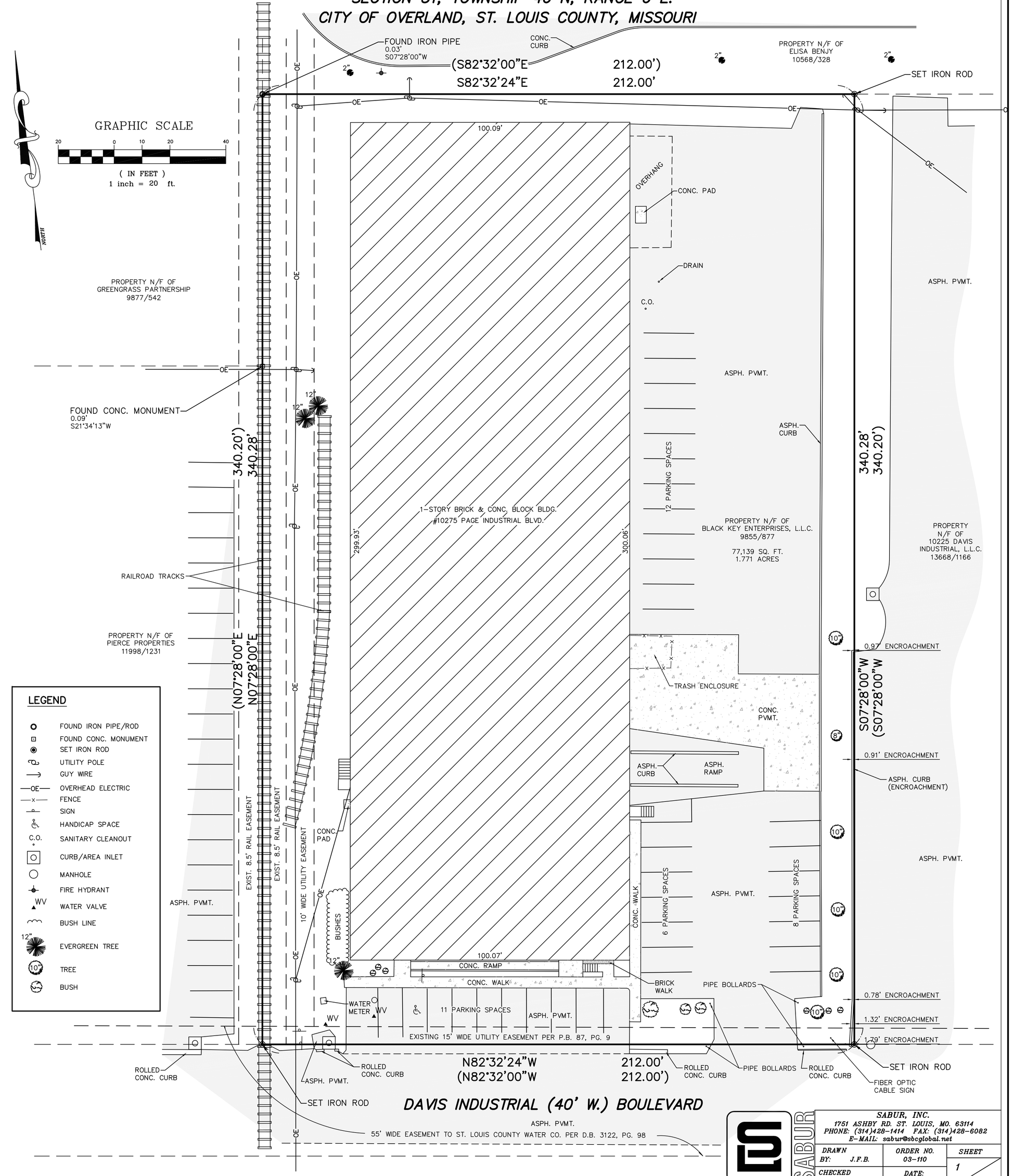
BOUNDARY AND LOCATION OF IMPROVEMENTS SURVEY FOR A TRACT OF LAND IN PART OF SECTION 1 OF "DAVIS INDUSTRIAL CENTER" PER A SUBDIVISION RECORDED IN PLAT BOOK 161, PAGE 22 OF THE ST. LOUIS COUNTY RECORDS, SECTION 31, TOWNSHIP 46 N, RANGE 6 E. CITY OF OVERLAND, ST. LOUIS COUNTY, MISSOURI





NOTES

1.) The basis of the bearing system is the west line of Page Industrial (40' W.) Blvd., per "Davis Industrial Center", as recorded in P.B. 161, page 22 of the St. Louis County Records. Said bearing is north 07 degrees, 28 minutes, 00 seconds east.

2.) This is a Type Urban Survey.

3.) ( ) denotes record information.

4.) Title commitment is per St. Louis Title Company, Inc., with a File No. of 906021, and a Commitment Date of October 21, 2003. See Schedule B, Section II for the following survey related items:

Item 12) The easement to Union Electric Co. per deed book 4482, page 201 does not affect this parcel.

Item 13) The "Declaration of Abolishment of Rail Easement" as stated in deed book 4663, page 125 affecting section II of "Davis Industrial Center". The parcel surveyed is located in section I of "Davis Industrial Center". Therefore, this document does not affect this parcel.

The Joint and Mutual Easement per deed book 3899, page 1229 and located in the text of the above document does not affect this parcel.

Item 14) The easement to Union Electric Co. per deed book 4100, page 221 does not affect this parcel.

Item 15) The easement to The Metropolitan St. Louis Sewer District per deed book 4185, page 253 is located in, along or across the streets of "Davis Industrial Center".

The "Sewer Dedication" for "Davis Industrial Center" per deed book 4899, page 494 includes easements dedicated to the City of Overland and the Metropolitan St. Louis Sewer District per previously recorded easements described in deed book 3663, page 511, deed book 3111, pages 210, 212, 213, 215, 216, and 218 of the St. Louis County Records and per the Subdivision Plats recorded in Plat Book 87, page 9, and Plat Book 184, page 74 of the St. Louis County Records. This document does not affect easements on the subject tract.

Item 16) The easement to St. Louis County Water Co. per deed book 3122, page 98 is a fifty-five foot strip from the south side of Page Industrial Boulevard on the south side of this site to the north side of the 15' wide easement as dedicated for utilities on the north side of Page Industrial Boulevard, as shown on this drawing.

SURVEYOR'S STATEMENT

This is to certify that we have during December, 2003, by the order of Mr. David Omar, executed a Boundary and Location of Improvements Survey of a tract of land being part of Section 1 of Davis Industrial Center, per Plat Book 161, page 22 of the St. Louis County Records, in accordance with the current minimum standards for property boundary surveys of the Missouri Department of Natural Resources, division of Geology and Land Survey, and the result of said survey is shown on this plat. We certify that the above plat was made from an actual survey according to the records available and recorded.

Michael A. Sater
Missouri P.L.S. #2001001915

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DRAWN BY: J.F.B.	ORDER NO. 03-110	SHEET 1
CHECKED BY: M.A.S.	DATE: 1/05/2004	1