

# BOUNDARY ADJUSTMENT PLAT

PART OF SECTIONS 1, 2, 11 AND 12,  
 TOWNSHIP 41 NORTH, RANGE 5 EAST OF THE 5TH P.M.,  
 JEFFERSON COUNTY, MISSOURI

**NOTES:**

- Bearings referenced to Grid North of the Missouri Coordinate System 1983, East Zone per GPS observations utilizing the MoDOT VRS RTK Network.
- Field work was completed on this site by Buescher Frankenberger Associates, Inc. on September 13, 2023.  
 M = Indicates measured outboundary information obtained by Buescher Frankenberger Associates, Inc.  
 R = Recorded outboundary information as per "Trustee's Deed" recorded on June 23, 2022, as Document No. 2022R-020866, as per "Quit Claim Deed" recorded on March 14, 2018, as Document No. 2018R-007715, as per "Quit Claim Deed" recorded on August 8, 2022, as Document No. 2022R-026066, as per "Beneficiary Deed" recorded on August 9, 2013, as Document No. 2013R-032028, as per "Beneficiary Deed" recorded on April 4, 2018, as Document No. 2018R-009884, as per "General Warranty Deed" recorded on March 12, 2021, as Document No. 2021R-011009, as per "Exhibit A" recorded on February 20, 1998, in Book 818, Page 1035, as per "Missouri Beneficiary Deed" recorded on May 1, 2023, as Document No. 2023R-010311, as per "Trustee's Deed" recorded on November 28, 2005, as Document No. 2005R-064140, as per "Quit Claim Deed" recorded on March 18, 2019, as Document No. 2019R-007115 of the Jefferson County Recorder of Deeds Office.
- T = Recorded outboundary information as per "Plat of Survey by Thauvenot, Wade & Moerchen, INC. (TWM)" recorded on July 6, 2021, as Document No. 2021S-000044 of the Jefferson County Recorder of Deeds Office.  
 K = Recorded outboundary information as per "The Kreitler Estate" recorded on October 14, 2021, as Document No. 2021P-000186 of the Jefferson County Recorder of Deeds Office.  
 H = Recorded outboundary information as per "Hunters Glen Plat Two" recorded on August 16, 2002, in Plat Book 197, Page 18 of the Jefferson County Recorder of Deeds Office.
- Trustee's Deed recorded on June 23, 2022, as Document No. 2022R-020866 of the Jefferson County Recorder of Deeds Office.
- Outboundary, easements, and setbacks as shown hereon as per "Trustee's Deed" recorded on June 23, 2022, as Document No. 2022R-020866 of the Jefferson County Recorder of Deeds Office.
- Set Iron Rods along the 40' Wide Road & Utility Easement set at edge of Easement.

**CERTIFICATE OF OWNERSHIP:**

We, Mark Alexander Dreifke, Shelby Lyn Dreifke and Melanie Savanna Dreifke hereby certify that we are the owners of the property shown and described hereon, and have caused the same to be surveyed and subdivided in the manner shown on this plat, and we hereby freely adopt this Boundary Adjustment Plat.

The utility easements as shown hereon are hereby dedicated to the various utility companies for utility purposes.

IN WITNESS WHEREOF, we have executed this plat as of  
 this \_\_\_\_ day of \_\_\_\_\_, 2023.

Mark Alexander Dreifke \_\_\_\_\_ Shelby Lyn Dreifke \_\_\_\_\_ Melanie Savanna Dreifke \_\_\_\_\_

STATE OF MISSOURI )  
 COUNTY OF JEFFERSON ) SS

On this \_\_\_\_ day of \_\_\_\_\_, 2023, before me personally appeared Mark Alexander Dreifke, Shelby Lyn Dreifke and Melanie Savanna Dreifke to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, the day and year first above written.

My term expires: \_\_\_\_\_

**CURRENT TAX STATUS:**

We find from the Collector of Revenues records that there are no outstanding delinquent taxes on Tax I.D. No. 11-1.0-12.0-0-000-004, 11-1.0-11.0-0-000-001, 11-1.0-01.0-0-000-015, 11-1.0-02.0-0-000-017 last assessed in the names of Mark Alexander Dreifke, Shelby Lyn Dreifke and Melanie Savanna Dreifke.

Planning Technician \_\_\_\_\_ Date \_\_\_\_\_

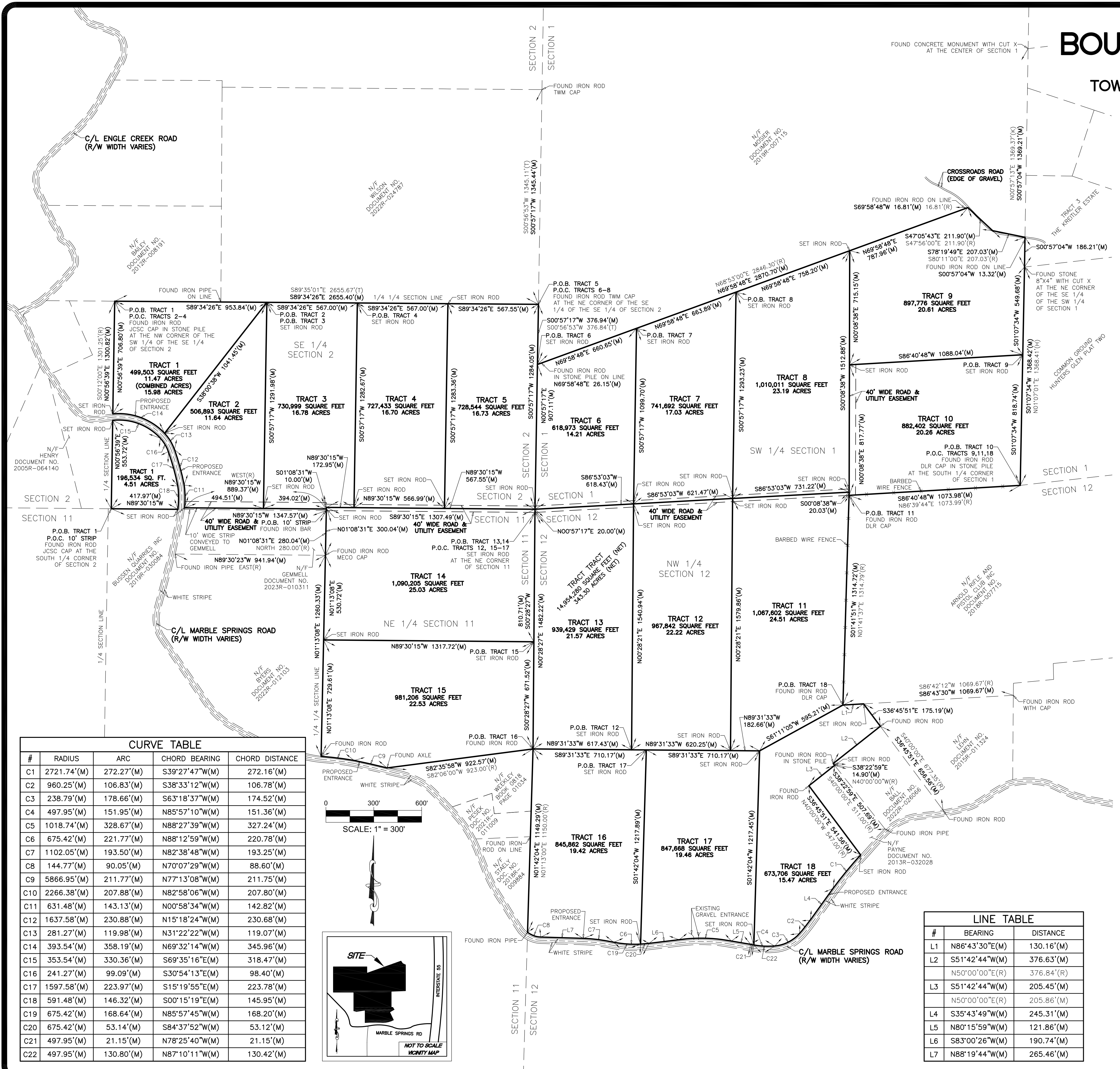
**PLANNING & ZONING CERTIFICATE:**

This is to certify that this "Boundary Adjustment Plat" as shown hereon, has been approved by the Jefferson County Planning and Zoning Department this \_\_\_\_\_ day of \_\_\_\_\_ 2023.

By: \_\_\_\_\_  
 County Services Director

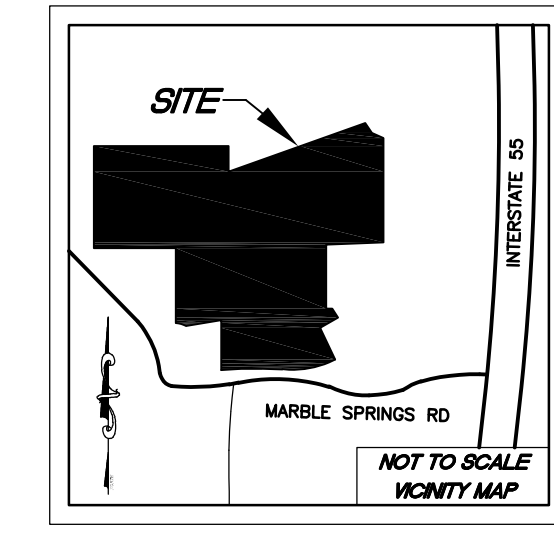
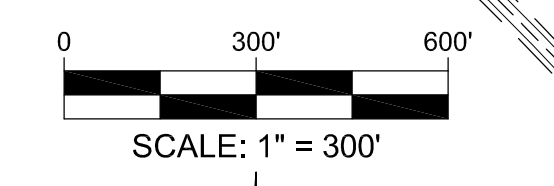
STATE OF MISSOURI )  
 COUNTY OF JEFFERSON ) SS

This is to certify to Mark Alexander Dreifke, Shelby Lyn Dreifke and Melanie Savanna Dreifke, that during the month of September, 2023, we executed a Property Boundary Survey and Boundary Adjustment Plat being part of Sections 1, 2, 11 and 12, Township 41 North, Range 5 East of the 5th P.M., Jefferson County, Missouri. To the best of my knowledge and belief, this map or plat and the survey on which it is based were made in accordance with the current "Missouri Standards for Property Boundary Surveys of the Missouri Department of Commerce and Insurance, Missouri Board of Architects, Professional Engineers, Professional Land Surveyors, and Professional Landscape Architects" and meets the accuracy requirement of a Rural Survey as defined therein.



**CURVE TABLE**

#	RADIUS	ARC	CHORD BEARING	CHORD DISTANCE
C1	2721.74'(M)	272.27'(M)	S39°27'47"W(M)	272.16'(M)
C2	960.25'(M)	106.83'(M)	S38°33'12"W(M)	106.78'(M)
C3	238.79'(M)	178.66'(M)	S63°18'37"W(M)	174.52'(M)
C4	497.95'(M)	151.95'(M)	N85°57'10"W(M)	151.36'(M)
C5	1018.74'(M)	328.67'(M)	N88°27'39"W(M)	327.24'(M)
C6	675.42'(M)	221.77'(M)	N88°12'59"W(M)	220.78'(M)
C7	1102.05'(M)	193.50'(M)	N82°38'48"W(M)	193.25'(M)
C8	144.77'(M)	90.05'(M)	N70°07'29"W(M)	88.60'(M)
C9	586.95'(M)	211.77'(M)	N77°13'08"W(M)	211.75'(M)
C10	2266.38'(M)	207.88'(M)	N82°58'06"W(M)	207.80'(M)
C11	631.48'(M)	143.13'(M)	N00°58'34"W(M)	142.82'(M)
C12	1637.58'(M)	230.88'(M)	N15°18'24"W(M)	230.68'(M)
C13	281.27'(M)	119.98'(M)	N31°22'22"W(M)	119.07'(M)
C14	393.54'(M)	358.19'(M)	N69°32'14"W(M)	345.96'(M)
C15	353.54'(M)	330.36'(M)	S69°35'16"E(M)	318.47'(M)
C16	241.27'(M)	99.09'(M)	S30°54'13"E(M)	98.40'(M)
C17	1597.58'(M)	223.97'(M)	S15°19'55"E(M)	223.78'(M)
C18	591.48'(M)	146.32'(M)	S00°15'19"E(M)	145.95'(M)
C19	675.42'(M)	168.64'(M)	N85°57'45"W(M)	168.20'(M)
C20	675.42'(M)	53.14'(M)	S84°37'52"W(M)	53.12'(M)
C21	497.95'(M)	21.15'(M)	N78°25'40"W(M)	21.15'(M)
C22	497.95'(M)	130.80'(M)	N87°10'11"W(M)	130.42'(M)



**LINE TABLE**

#	BEARING	DISTANCE
L1	N86°43'30"E(M)	130.16'(M)
L2	S51°42'44"W(M)	376.63'(M)
L3	N50°00'00"E(R)	376.84'(R)
L4	S51°42'44"W(M)	205.45'(M)
L5	N50°00'00"E(R)	205.86'(R)
L6	N80°15'59"W(M)	121.86'(M)
L7	S83°00'26"W(M)	190.74'(M)
L8	N88°19'44"W(M)	265.46'(M)