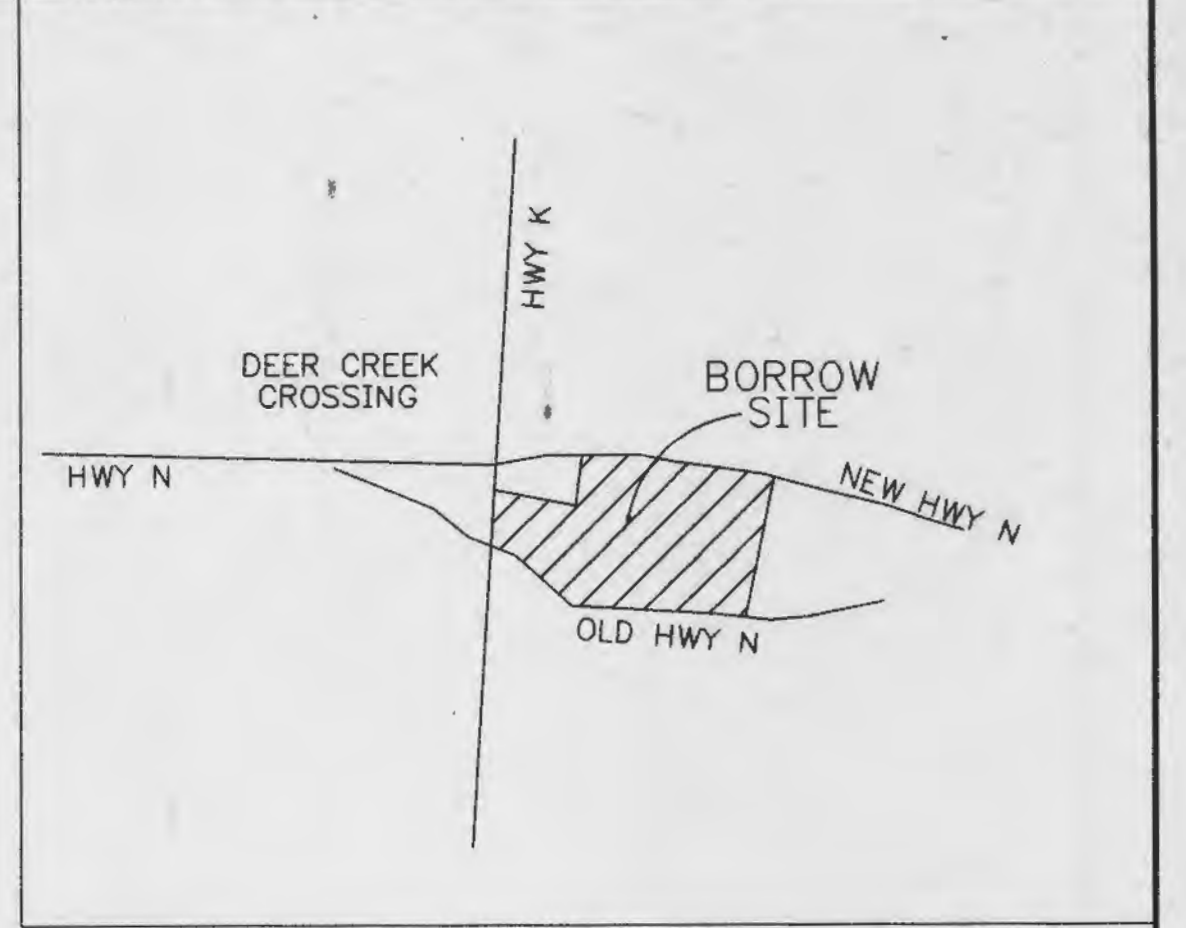
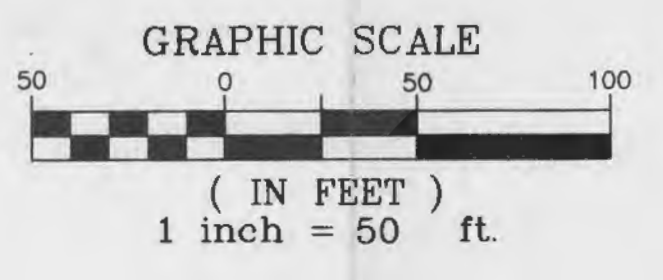


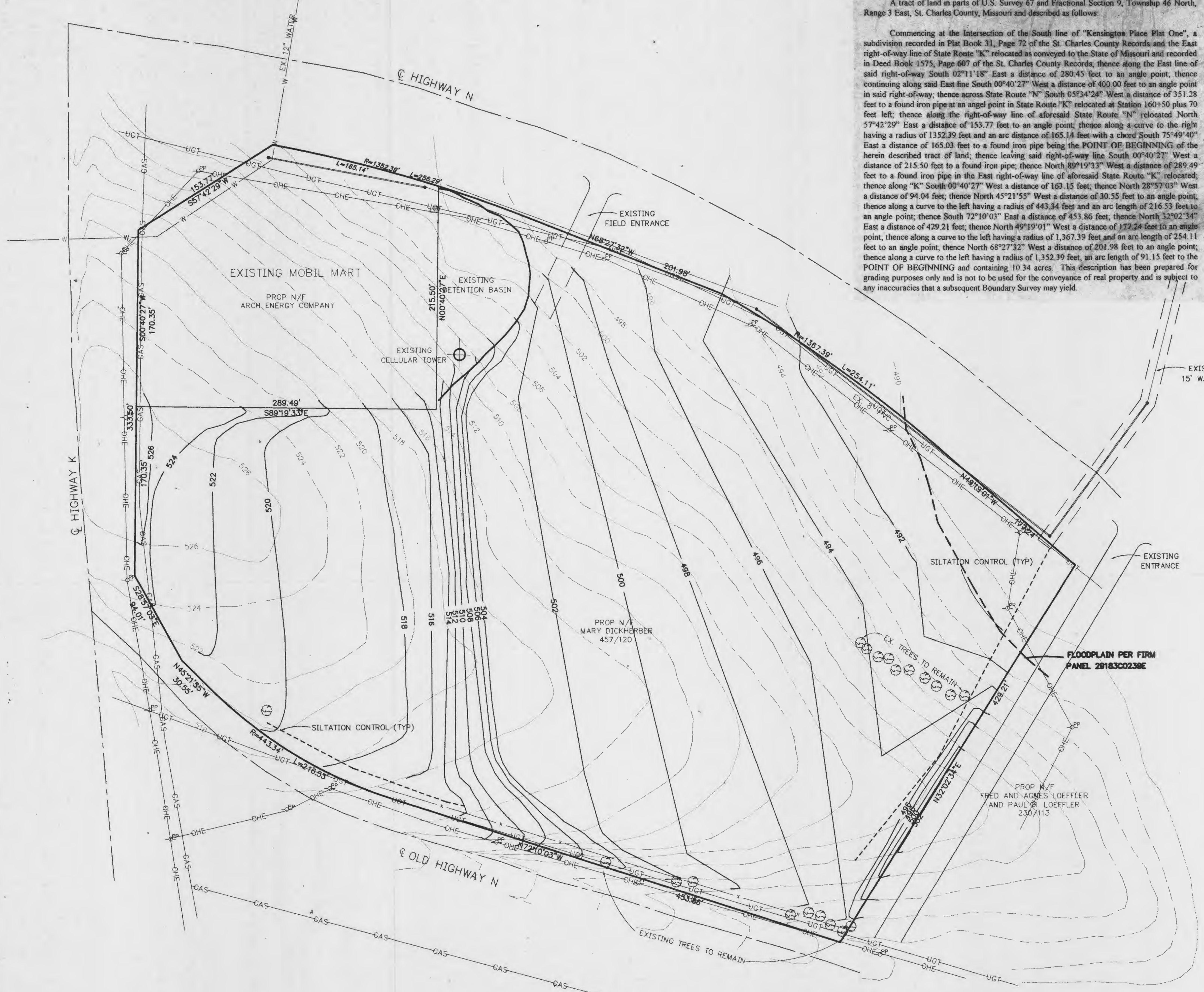
DESCRIPTION

A tract of land in parts of U.S. Survey 67 and Fractional Section 9, Township 46 North, Range 3 East, St. Charles County, Missouri and described as follows:

Commencing at the Intersection of the South line of "Kensington Place Plat One", a subdivision recorded in Plat Book 31, Page 72 of the St. Charles County Records and the East right-of-way line of State Route "K" relocated as conveyed to the State of Missouri and recorded in Deed Book 1575, Page 607 of the St. Charles County Records; thence along the East line of said right-of-way South 02°11'18" East a distance of 280.45 feet to an angle point; thence continuing along said East line South 00°40'27" West a distance of 400.00 feet to an angle point in said right-of-way; thence across State Route "N" South 05°34'24" West a distance of 351.28 feet to a found iron pipe at an angle point in State Route "K" relocated at Station 160+50 plus 70 feet left; thence along the right-of-way line of aforesaid State Route "N" relocated North 57°42'29" East a distance of 153.77 feet to an angle point; thence along a curve to the right having a radius of 1352.39 feet and an arc distance of 165.14 feet with a chord South 75°49'40" East a distance of 165.03 feet to a found iron pipe being the POINT OF BEGINNING of the herein described tract of land; thence leaving said right-of-way line South 00°40'27" West a distance of 215.50 feet to a found iron pipe; thence North 89°19'33" West a distance of 289.49 feet to a found iron pipe in the East right-of-way line of aforesaid State Route "K" relocated; thence along "K" South 00°40'27" West a distance of 163.15 feet; thence North 28°57'03" West a distance of 94.04 feet; thence North 45°21'55" West a distance of 30.55 feet to an angle point; thence along a curve to the left having a radius of 443.34 feet and an arc length of 216.53 feet to an angle point; thence South 72°10'03" East a distance of 453.86 feet; thence North 32°02'34" East a distance of 429.21 feet; thence North 49°19'01" West a distance of 177.24 feet to an angle point; thence along a curve to the left having a radius of 1,367.39 feet and an arc length of 254.11 feet to an angle point; thence North 68°27'32" West a distance of 201.98 feet to an angle point; thence along a curve to the left having a radius of 1,352.39 feet, an arc length of 91.15 feet to the POINT OF BEGINNING and containing 10.34 acres. This description has been prepared for grading purposes only and is not to be used for the conveyance of real property and is subject to any inaccuracies that a subsequent Boundary Survey may yield.

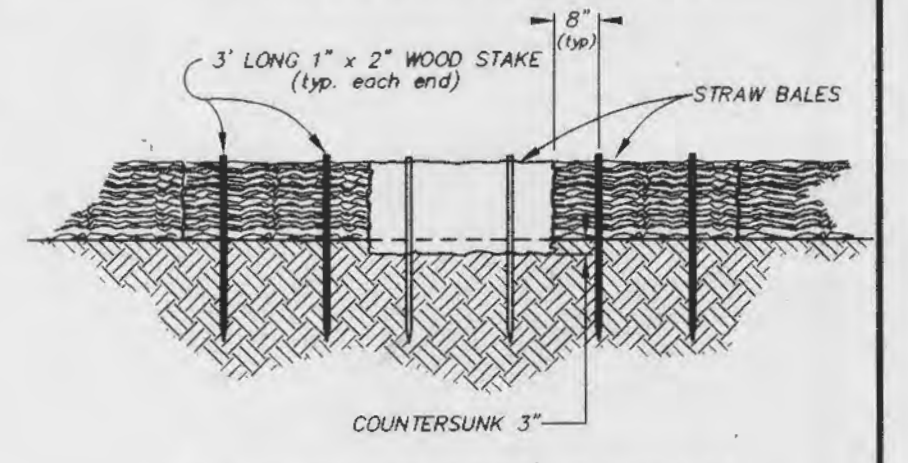


LOCATION MAP
NOT TO SCALE



GRADING NOTES

- All straw bales must be countersunk a minimum of 3" and additional straw bales shall be placed at the direction of the city.
- The contractor shall restore offsite construction areas to an equal or better condition than existed prior to commencement of construction.
- Earth subgrade for paved areas must be compacted to 90% of maximum dry density as determined by a "Modified Proctor Test," (ASTM D-1557), and must be inspected and approved by a County Representative, before paving may commence.
- Siltation control shall be straw bales placed end to end and anchored with no less than 2 1/2" x 4" reinforcing rods. Upon completion of storm sewers, straw bales shall be placed on all sides of structures and shall remain until all graded areas are seeded or sodded.
- All grade shall be within 1.0 feet more or less of those shown on the grading plan.
- The contractor shall field investigate the entire site prior to his bid submittal noting the existing vegetation and trees and including the removal and disposal of same in his bid.
- No area shall be cleared without permission of the developer.
- Siltation control will be provided as required to prevent run-off.
- All graded areas shall be protected from erosion by sedimentation basins; erosion control devices or siltation basins.
- All slopes shall be seeded or sodded and mulched. Maximum slopes shall not exceed 3 feet horizontal to one foot vertical.
- Elevations and contours shown are to top of finished ground or paved surface.
- All trash, debris, organic material, refuse, frozen earth, etc., shall be removed from fill areas prior to the placement of controlled fill. All fills and backfills shall be made of selected earth materials, free from broken masonry, rock, frozen earth, rubbish, organic material and debris.
- Care shall be exercised in compaction of backfill materials over the top of structures or pipes in order to prevent damage to the waterproofing membranes, joints, seals and/or the pipes and structures themselves. Compaction and placing of backfill and fill materials shall be performed under the continuous supervision of an approved testing laboratory. Fill shall not be placed on frozen ground, nor shall filling operations continue when the temperature is such as to permit the layer under placement to freeze.
- NO OTHER ACTIVITY BESIDES GRADING WILL BE ALLOWED ON THIS SITE WITHOUT AN APPROVED SITE PLAN.



STAKED BALE DETAIL
N.T.S.

APPROVED
FOR GRADING

Contingent upon providing a monetary guarantee that the site will be revegetated.

5/27/97
Colleen Krumme

*Note: No grading is permitted in the 100 yr floodplain without a Floodplain Development Permit.

APPROXIMATE EARTHWORK VOLUMES:
CUT = 71,075 CY
FILL = 166 CY
EXCESS = 70,909 CY
EXCESS TO BE HAULED TO DEER CREEK CROSSING.

REVISIONS: 5-14-97 PER CITY OF O'FALLON

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PICKETT RAY & SILVER

Civil Engineers 333 Mid Rivers Mall Dr.
Planners St. Peters, MO 63376
Land Surveyors 397-1211 FAX 397-1104

DEER CREEK CROSSING
BORROW SITE GRADING PLAN

DRAWN	CTM	DATE	05-01-97
CHECKED		DATE	
FIELD BOOK	NA	PROJECT #	95080A
		JOB ORDER #	36396

LEGEND

EXISTING SANITARY SEWER	—○—
PROPOSED SANITARY SEWER	—●—
EXISTING STORM SEWER	—□—
PROPOSED STORM SEWER	—■—
WATER LINE & SIZE	—8" W—
WATER VALVE	—V—
EXISTING FIRE HYDRANT	—H—
PROPOSED FIRE HYDRANT	—H*
EXISTING CONTOUR	—57.0—
PROPOSED CONTOUR	—57.0*
CONCRETE PAVEMENT	—[Pattern]—
POWER POLE	—P—
GUY WIRE	—G—
LIGHT STANDARD	—L—
GAS VALVE	—V—

ENGINEERS AUTHENTICATION
The responsibility for professional engineering liability on this project is hereby limited to the set of plans authorized by the seal, signature and date hereunder attached. Responsibility is disclaimed for all other engineering plans involved in this project and specifically excludes revision sheets and other plans not reauthorized.

PICKETT RAY & SILVER, INC.
Professional Engineer
Number E-27675
Date 5-11-97

UTILITY NOTE:
UNDERGROUND FACILITY STRUCTURES AND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE SURVEYS AND RECORDED INFORMATION AND, THEREFORE, THEIR LOCATIONS MUST BE CONSIDERED APPROXIMATE ONLY. VERIFICATION OF LOCATION OF ALL UNDERGROUND STRUCTURES AND FACILITIES EITHER SHOWN OR NOT SHOWN ON THESE PLANS, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

NOTE:
THE BOUNDARY SHOWN IS PLOTTED FROM AVAILABLE RECORDS. IT IS SUBJECT TO ANY DISCREPANCIES THAT MAY ARISE FROM AN UPDATED TITLE SEARCH.