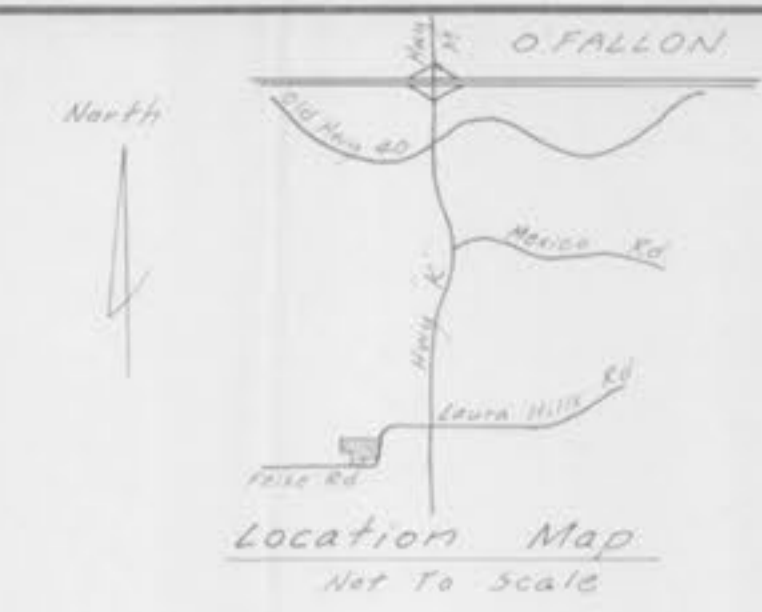


MAR-TON ESTATES

PART OF THE N.E. 1/4 OF FRACTIONAL SECTION 5, T. 46 N., R. 3 E., ST. CHARLES COUNTY, MO.



Center of Fractional Section 32, T. 47 N., R. 3 E.
 4.386°59'27"E
 47.16 Record

3420.83' Record
 501°56'04" W



Prop. N/F. of
 K. 01
 S. 489, P. 489

North

Scale 1"=50'

Prop. N/F. of Plus, Ribbon Realty, L. Burkhardt
 Prop. N/F. of Plus, Ribbon Realty, L. Burkhardt
 Prop. N/F. of Plus, Ribbon Realty, L. Burkhardt
 Prop. N/F. of Plus, Ribbon Realty, L. Burkhardt

PICKETT, RAY & SILVER, INC
 349 Mid Rivers Drive
 St. Peters, Missouri 63376

This is to certify that at the request of Anthony D. Keaven and Martha Ann Keaven, his wife, we have, during the month of January 1984, surveyed and subdivided a tract of land being part of the Northeast 1/4 Fractional Section 5, in Township 46 North, Range 3 East, St. Charles County, Missouri, and that the results are correctly represented on this plat.

Ray Pickett
 Ray Pickett, L.S. 1506
 Registered Land Surveyor

Anthony D. Keaven and Martha Ann Keaven, his wife, being the owners of the tract of land described in the above surveyor's certificate has caused said tract to be subdivided in the manner shown on this plat which subdivision shall hereafter be known as MAR-TON ESTATES. The undersigned owner further designates the streets shown hatched on this plat are hereby dedicated to the City of O'Fallon, Missouri, for public use forever.

The undersigned further designates these streets as utility easements for the purpose of sanitary sewers, storm sewers, gas lines, water lines, and as easements for electric power lines and telephone lines. The easements shown on this plat are hereby granted to the respective utility companies, their successors and assigns, for the purpose of installing and maintaining sewer lines, water lines and any and all other utilities, inclusive of cable telecommunication services. The 10 foot wide landscaping easement is hereby established to accommodate landscaping, as a buffer strip between subject property and adjacent land. The undersigned further designates that this subdivision shall be subject to the conditions, reservations, restrictions, and protective covenants of MAR-TON ESTATES as set forth in an instrument dated _____ and filed for record in Book _____ Page _____ in the office of the Recorder of Deeds, St. Charles, Missouri.

IN WITNESS WHEREOF, I have hereunto set my hand this _____ day of _____ 1984.

Anthony D. Keaven

Martha Ann Keaven

STATE OF MISSOURI }
 COUNTY OF ST. CHARLES } SS

On this _____ day of _____, 1984, before me personally appeared Anthony D. Keaven and Martha Ann Keaven, his wife, to me known to be the persons described in and who executed the foregoing plat of MAR-TON ESTATES, as their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office in St. Charles County, Missouri, the day and year first above written.

My Commission Expires _____ Notary Public

STATE OF MISSOURI }
 COUNTY OF ST. CHARLES } SS

I, _____, City Clerk, hereby certify that Ordinance No. _____ approving this plat and directing me to endorse same under my hand and seal was duly passed and approved by the City Council of the City of O'Fallon, Missouri and same approved by the Mayor of said City on the _____ day of _____, 1984, and as ordinance directed, I hereby endorse said plat by my hand and seal of said City this _____ day of _____, 1984.

City Clerk, City of O'Fallon, Missouri

2209	2208	2207	38	39	40	41	42	43	44	45	46
Woodcrest	Plat	Two	Woodcrest	Plat One			Section Three	Book 16	Page 13		
LEGAL DESCRIPTION											

- Note:
- Total Area 9.524 acres.
 - All Pavement is 26' wide.
 - All easements shown are for utility purposes unless otherwise noted.
 - All easements shown along side lot lines are 5' unless otherwise noted.
 - All easements shown along rear lot lines are 10' unless otherwise noted.
 - All easements shown along right-of-way lines are 5' unless otherwise noted.

A tract of land being part of Fractional Section 5, Township 46 North, Range 3 East, St. Charles County, Missouri, and being described as follows:

Commencing at the center of Fractional Section 32, Township 47 North, Range 3 East; thence along the north line of the south 1/2 of said Fractional Section 32, South 86°59'27" East, a record distance of 47.16 feet to a point; thence departing said north line, South 1°56'04" West, a record distance of 3470.83 feet to a point in the centerline of Feise Road; thence along said centerline, South 85°28'30" East, 631.48 feet to the POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED; thence departing the centerline of Feise Road, North 7°22'16" East, 444.05 feet to a point; thence North 87°02'44" West, 221.69 feet to a point; thence North 1°13'41" East, 266.21 feet to a point; thence South 85°28'30" East, 824.58 feet to a point in the centerline of Feise Road; thence along said centerline South 1°57'01" West, 505.51 feet to a point; thence departing the centerline of Feise Road, North 85°27'45" West, 367.25 feet to a point; thence South 7°22'16" West, 198.58 feet to a point in the centerline of Feise Road; thence along said centerline, North 85°27'45" West, 255.31 feet to the point of beginning and containing 9.524 acres more or less.