

A RECORD PLAT FOR BENNETT INDUSTRIAL PARK

A TRACT OF LAND BEING PART OF U.S. SURVEY 1780 AND PART OF THE
NORTHEAST QUARTER OF FRACTIONAL SECTION 25, TOWNSHIP 47 NORTH, RANGE
2 EAST AND PART OF THE NORTHWEST QUARTER OF FRACTIONAL SECTION 30,
TOWNSHIP 47, NORTH, RANGE 3 EAST OF THE FIFTH PRINCIPAL MERIDIAN,
ST. CHARLES COUNTY, MISSOURI

ORIGINAL LAND DESCRIPTION: (PER SURVEY)

A TRACT OF LAND BEING PART OF U.S. SURVEY 1780 AND PART OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 25, TOWNSHIP 47 NORTH, RANGE 2 EAST AND PART OF THE NORTHWEST QUARTER OF FRACTIONAL SECTION 30, TOWNSHIP 47 NORTH, RANGE 3 EAST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF O'FALLON, ST. CHARLES COUNTY, MISSOURI AND BEING BETTER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN DEED BOOK 870, PAGE 226 OF THE ST. CHARLES COUNTY RECORDS; SAID POINT OF COMMENCEMENT ALSO BEING ON THE NORTH LINE OF W. TERRA LANE, FORMERLY KNOWN AS OLD U.S. HIGHWAY 40; THENCE, ALONG THE COMMON LINE OF SAID TRACT OF LAND DESCRIBED IN DEED BOOK 870, PAGE 226, AND A TRACT OF LAND DESCRIBED IN DEED BOOK 5226, PAGE 147S OF THE ST. CHARLES COUNTY RECORDS, NORTH 1 DEGREES 01 MINUTES 38 SECONDS EAST, A DISTANCE OF 225.00 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED 17.043 ACRE TRACT OF LAND; THENCE, ALONG THE COMMON LINE OF DEED BOOK 870, PAGE 226 AND DEED BOOK 1076, PAGE 1454 OF THE ST. CHARLES COUNTY RECORDS, NORTH 1 DEGREES 03 MINUTES 35 SECONDS EAST, A DISTANCE OF 163.50 FEET TO AN IRON PIPE; THENCE, DEPARTING SAID COMMON LINE, ALONG THE SOUTH LINE OF THE WABASH RAILROAD RIGHT OF WAY, NORTH 83 DEGREES 09 MINUTES 47 SECONDS EAST, A DISTANCE OF 1198.00 FEET TO AN IRON PIPE; THENCE, DEPARTING SAID SOUTH LINE OF THE WABASH RAILROAD RIGHT OF WAY, ALONG THE COMMON LINE OF A TRACT OF LAND DESCRIBED IN DEED BOOK 1076, PAGE 1454 AND A TRACT OF LAND DESCRIBED IN DEED BOOK 4045, PAGE 782 OF THE ST. CHARLES COUNTY RECORDS, SOUTH 1 DEGREES 37 MINUTES 23 SECONDS WEST, A DISTANCE OF 861.84 FEET TO A POINT; THENCE, DEPARTING SAID COMMON LINE, ALONG THE COMMON LINE BETWEEN SAID DEED BOOK 1076, PAGE 1454 AND A TRACT OF LAND DESCRIBED IN DEED BOOK 2301, PAGE 1829 OF THE ST. CHARLES COUNTY RECORDS, NORTH 67 DEGREES 22 MINUTES 20 SECONDS WEST, A DISTANCE OF 214.27 FEET TO AN IRON ROD; THENCE, CONTINUING ALONG SAID COMMON LINE OF DEED BOOK 1076, PAGE 1454 AND DEED BOOK 2301, PAGE 1829, SOUTH 22 DEGREES 37 MINUTES 40 SECONDS WEST, A DISTANCE OF 111.00 FEET TO A POINT; THENCE, DEPARTING SAID COMMON LINE, ALONG THE NORTH LINE OF W. TERRA LANE, FORMERLY KNOWN AS OLD U.S. HIGHWAY 40, THE FOLLOWING FOUR (4) COURSES AND DISTANCES:

- NORTH 67 DEGREES 10 MINUTES 52 SECONDS WEST, A DISTANCE OF 330.10 FEET, TO A POINT.
- NORTH 22 DEGREES 49 MINUTES 08 SECONDS EAST, A DISTANCE OF 4.95 FEET TO A POINT.
- NORTH 67 DEGREES 10 MINUTES 52 SECONDS WEST, A DISTANCE OF 308.49 FEET TO A POINT.
- A CURVE TO THE LEFT HAVING A RADIUS OF 1467.18 FEET, AN ARC LENGTH 258.58 FEET, A CHORD LENGTH OF 258.24 FEET, AND A CHORD BEARING OF NORTH 73 DEGREES 04 MINUTES 39 SECONDS WEST, TO AN IRON PIPE. THENCE DEPARTING SAID NORTH LINE OF W. TERRA LANE, FORMERLY KNOWN AS OLD U.S. HIGHWAY 40, ALONG THE COMMON LINE OF THE AFOREMENTIONED DEED BOOK 1076, PAGE 1454 AND THE AFOREMENTIONED DEED BOOK 5226, PAGE 147S, THE FOLLOWING FOUR (4) COURSES AND DISTANCES:
- NORTH 28 DEGREES 25 MINUTES 57 SECONDS EAST, A DISTANCE OF 43.29 FEET TO A POINT.
- NORTH 10 DEGREES 45 MINUTES 57 SECONDS EAST, A DISTANCE OF 24.05 FEET TO A POINT.
- NORTH 10 DEGREES 41 MINUTES 45 SECONDS WEST, A DISTANCE OF 36.95 FEET TO A POINT.
- NORTH 37 DEGREES 53 MINUTES 29 SECONDS WEST, A DISTANCE OF 184.75 FEET BACK TO THE POINT OF BEGINNING AND THIS TRACT CONTAINING 742,390 SQUARE FEET, OR 17.043 ACRES, MORE OR LESS.

LAND DESCRIPTION LOT 1:

A TRACT OF LAND BEING IN THE NORTHEAST PART OF U.S. SURVEY NO. 1780 IN TOWNSHIP 46 NORTH, RANGES 2 AND 3 EAST AND IN PART OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 25 IN TOWNSHIP 47 RANGE 2 EAST AND IN PART OF THE NORTHWEST QUARTER OF FRACTIONAL SECTION 30 IN TOWNSHIP 47 NORTH RANGE 3 EAST IN ST. CHARLES COUNTY MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT AN OLD IRON PIPE AT THE INTERSECTION OF THE NORTH RIGHT-OF-WAY LINE OF OLD U.S. HIGHWAY 40 AND THE EAST LINE OF THE NEUMAN GARY LLC TRACT AS RECORDED IN DEED 2020 PAGE 072906 OF THE ST. CHARLES COUNTY RECORDS; THENCE NORTH ALONG SAID EAST LINE NORTH 1 DEGREES 01 MINUTES 38 SECONDS EAST A DISTANCE OF 225.00 FEET TO THE POINT OF BEGINNING OF HEREIN DESCRIBED PROPERTY; FROM WHICH A FOUND IRON PIPE BEARS SOUTH 00 DEGREES 29 MINUTES 34 SECONDS EAST A DISTANCE OF 3.63 FEET; THENCE CONTINUING NORTH 1 DEGREES 03 MINUTES 35 SECONDS EAST A DISTANCE OF 163.50 FEET TO AN IRON PIPE ON THE SOUTH RIGHT-OF-WAY LINE OF WABASH RAILROAD, 100 FEET WIDE; THENCE ALONG SAID RAILROAD RIGHT-OF-WAY NORTH 83 DEGREES 09 MINUTES 47 SECONDS EAST A DISTANCE OF 1198.00 FEET TO AN IRON PIPE; THENCE LEAVING SAID RIGHT-OF-WAY LINE SOUTH 1 DEGREES 37 MINUTES 23 SECONDS WEST ALONG THE WEST LINE OF A TRACT OF LAND NOW OR FORMERLY OF THE EMERALD REALTY GROUP LLC, AS RECORDED IN DEED BOOK 4045, PAGE 000782 OF THE ST. CHARLES COUNTY, MISSOURI RECORDS, A DISTANCE OF 415.80 FEET TO A SET IRON ROD WITH CAP; THENCE NORTH 84 DEGREES 37 MINUTES 24 SECONDS WEST A DISTANCE OF 513.50 FEET TO A SET IRON ROD WITH CAP; THENCE SOUTH 1 DEGREES 04 MINUTES 21 SECONDS WEST A DISTANCE OF 385.48 FEET TO A SET IRON ROD WITH CAP; THENCE SOUTH 67 DEGREES 10 MINUTES 52 SECONDS WEST A DISTANCE OF 35.67 FEET TO A SET IRON ROD WITH CAP; THENCE NORTH 22 DEGREES 49 MINUTES 08 SECONDS EAST A DISTANCE OF 4.95 FEET TO A SET IRON ROAD WITH CAP; THENCE NORTH 67 DEGREES 10 MINUTES 52 SECONDS WEST A DISTANCE OF 308.49 FEET TO A SET IRON ROD WITH CAP; THENCE ALONG A CURVE A DISTANCE OF 157.00 FEET WITH A RADIUS OF 1482.18 FEET; THENCE EAST ALONG A TRACT OF LAND CONVEYED TO LOUIS AND JULIE A. AZAR IN BOOK 5226, PAGE 001475 OF THE ST. CHARLES COUNTY RECORDS THE FOLLOWING COURSES AND DISTANCES: NORTH 28 DEGREES 25 MINUTES 57 SECONDS EAST 28.03 FEET TO A SET IRON ROD WITH CAP; NORTH 10 DEGREES 45 MINUTES 57 SECONDS EAST 24.05 FEET TO A SET IRON ROD WITH CAP; THENCE NORTH 10 DEGREES 41 MINUTES 45 SECONDS WEST A DISTANCE OF 36.95 FEET TO A SET IRON ROD WITH CAP; THENCE CONTINUING NORTH 37 DEGREES 53 MINUTES 29 SECONDS WEST A DISTANCE OF 184.75 FEET BACK TO THE POINT OF BEGINNING AND CONTAINING 12.01 ACRES.

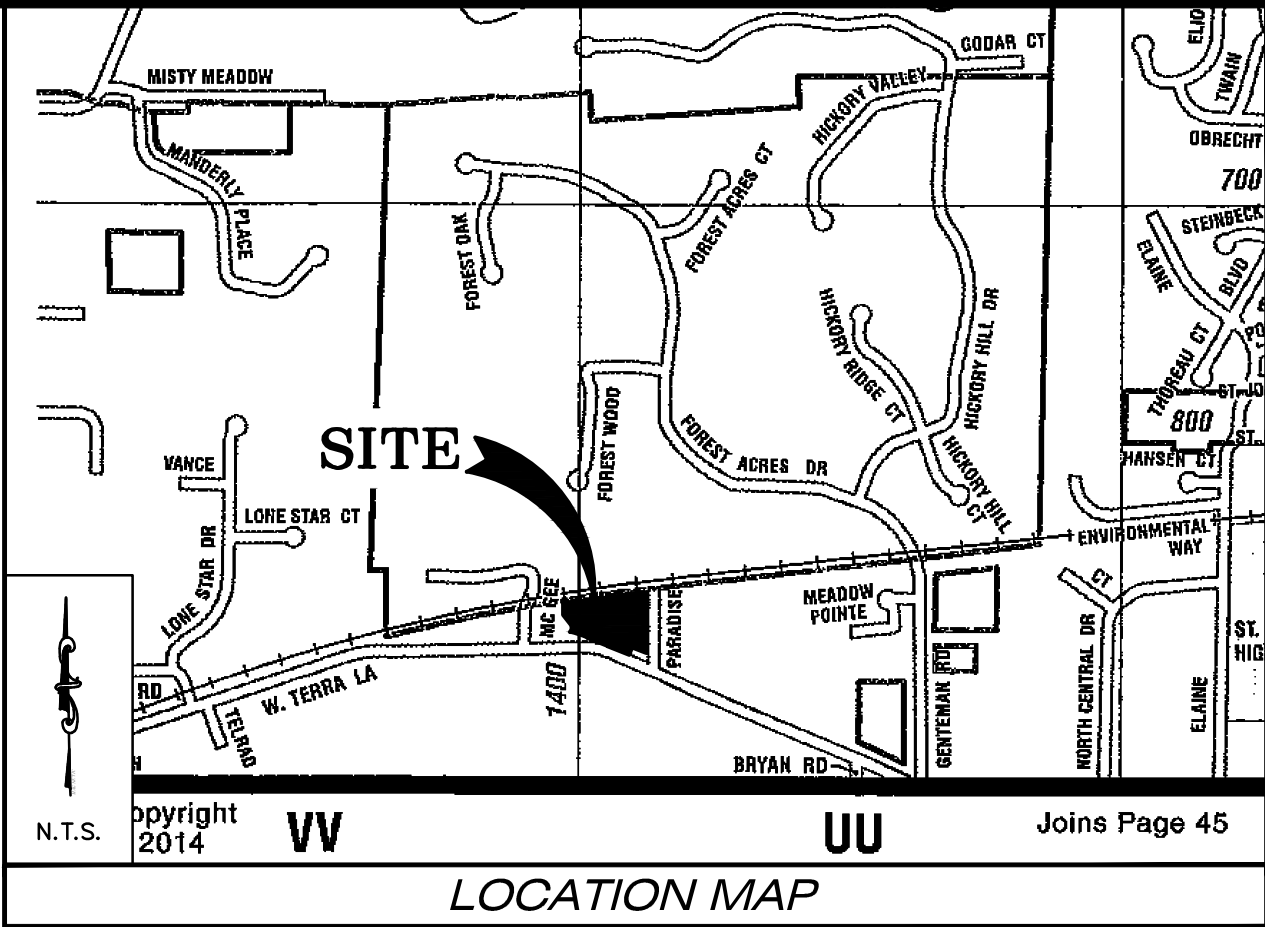
LAND DESCRIPTION LOT 2:

A TRACT OF LAND BEING IN THE NORTHEAST PART OF U.S. SURVEY NO. 1780 IN TOWNSHIP 46 NORTH, RANGES 2 AND 3 EAST AND IN PART OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 25 IN TOWNSHIP 47 RANGE 2 EAST AND IN PART OF THE NORTHWEST QUARTER OF FRACTIONAL SECTION 30 IN TOWNSHIP 47 NORTH RANGE 3 EAST IN ST. CHARLES COUNTY MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF A TRACT OF LAND NOW OR FORMERLY OF THE EMERALD REALTY GROUP LLC, AS RECORDED IN DEED BOOK 4045, PAGE 000782 OF THE ST. CHARLES COUNTY, MISSOURI RECORDS; THENCE SOUTH 1 DEGREES 37 MINUTES 23 SECONDS WEST ALONG THE WEST LINE OF SAID TRACT A DISTANCE OF 415.80 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT; THENCE NORTH 84 DEGREES 37 MINUTES 24 SECONDS WEST A DISTANCE OF 513.50 FEET TO A SET IRON ROD WITH CAP; THENCE SOUTH 1 DEGREES 04 MINUTES 21 SECONDS WEST A DISTANCE OF 385.48 FEET TO A SET IRON ROD WITH CAP; THENCE SOUTH 67 DEGREES 10 MINUTES 52 SECONDS EAST A DISTANCE OF 294.38 FEET TO A SET IRON ROD WITH CAP; THENCE NORTH 22 DEGREES 49 MINUTES 08 SECONDS EAST ALONG THE WEST LINE OF A TRACT OF LAND NOW OR FORMERLY OF TWS INC., AS RECORDED IN DEED BOOK 2301, PAGE 001829 OF THE ST. CHARLES COUNTY, MISSOURI RECORDS, A DISTANCE OF 96.00 FEET TO A FOUND IRON PIPE AT THE INTERSECTION OF THE NORTH RIGHT-OF-WAY LINE OF WABASH RAILROAD, 100 FEET WIDE; THENCE CONTINUING NORTH 37 DEGREES 53 MINUTES 29 SECONDS WEST A DISTANCE OF 184.75 FEET BACK TO THE POINT OF BEGINNING AND CONTAINING 5.06 ACRES.

CITY APPROVAL

I, BESS BACHER, CITY CLERK OF THE CITY OF O'FALLON, MISSOURI, HEREBY CERTIFY THAT ORDINANCE NO. _____ APPROVING THIS PLAT AND DIRECTING ME TO ENDORSE THE SAME UNDER MY HAND AND SEAL, WAS DULY PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF O'FALLON, MISSOURI AND THE SAME BEING APPROVED BY THE MAYOR OF SAID CITY ON _____, 20____, AND AS BY SAID ORDINANCE DIRECTED, I HEREBY ENDORSE SAID PLAT BY MY HAND AND SEAL OF SAID CITY THIS _____ DAY OF _____, 20____.

BESS BACHER
CITY CLERK



DEVELOPMENT NOTES:

- SITE ADDRESS:
1285 WEST TERRA LN,
O'FALLON, MO 63366
LOC. # 3435830A000
- OWNER INFORMATION:
BU LAND HOLDINGS LLC
1700 WEST TERRA LN,
O' FALLON, MO 63366
DEED BOOK 6539, PAGE 198
- AREA OF TRACT:
TOTAL TRACT = 17.07 ACRES, MORE OR LESS
LOT ONE = 12.01 ACRES, MORE OR LESS
LOT TWO = 5.06 ACRES, MORE OR LESS
- PRESENT ZONING: "I-1" LIGHT INDUSTRIAL (CITY OF O'FALLON)

"I-1" LIGHT INDUSTRIAL DIMENSIONAL REQUIREMENTS

FRONT YARD SETBACK: 30 FEET
SIDE YARD SETBACK: 20 FEET
REAR YARD SETBACK: 35 FEET
MINIMUM LOT WIDTH: 75 FEET
MAXIMUM LOT COVERAGE: 50%
MINIMUM SITE AREA: 5 ACRES

- ACCORDING TO THE FIRM FLOOD INSURANCE RATE MAP 20183C0240G DATED JANUARY 4, 2015, THIS DEVELOPMENT IS LOCATED IN ZONE X UNSHADED, AREAS DETERMINED TO BE OUTSIDE THE 0.2% CHANCE ANNUAL FLOODPLAIN.
- TOTAL LOTS: 2 LIGHT INDUSTRIAL
- BASIS OF BEARINGS: GRID NORTH, MISSOURI STATE PLANE COORDINATE SYSTEM, NAD' 83, EAST ZONE.
- ALL SIDE LOT EASEMENTS ARE 5 FEET WIDE UNLESS OTHERWISE NOTED.
- ALL REAR LOT EASEMENTS ARE 10 FEET WIDE UNLESS OTHERWISE NOTED.
- ALL EASEMENTS ADJACENT TO R.O.W. ARE 10 FEET WIDE UNLESS OTHERWISE NOTED.
- ALL UTILITIES SHALL BE LOCATED UNDERGROUND.
- @XXX DENOTES ADDRESS FOR ALL LOTS.
- A TITLE COMMITMENT POLICY WAS NOT PROVIDED TO THD DESIGN GROUP INC., THEREFORE THIS PLOT AND THE SURVEY ON WHICH IT IS BASED ARE SUBJECT TO ANY DEFECTS, ENCUMBRANCES, EASEMENTS OR CLAIMS OF EASEMENTS FOUND OR NOT FOUND IN THE PUBLIC RECORDS.

PROJECT BENCHMARK:

THIS PROJECT WAS PERFORMED WITH THE USE OF GLOBAL POSITIONING SYSTEM (GPS) EQUIPMENT AND THE USE OF A CONTINUOUS OPERATING REFERENCE STATION (CORS) AS PART OF THE MISSOURI DEPARTMENT OF TRANSPORTATION (MODOOT) VIRTUAL REFERENCE SYSTEM (VRS) NETWORK. DATA WAS OBTAINED WITH THE USE OF A TRIMBLE 10I GPS RECEIVER AND A TSC7 DATA COLLECTOR.

HORIZONTAL DATUM IS GRID NORTH, MISSOURI STATE PLANE COORDINATE SYSTEM NAD'83 (2401), EAST ZONE. VERTICAL DATUM IS NAVD'88. HORIZONTAL AND VERTICAL DATA OBSERVATION TOLERANCE IS 0.10 FEET, HORIZONTAL AND VERTICAL CONTROL POINT (CORS). VALUES FOR STATE PLANE COORDINATES ARE IN METERS.

SURVEYORS CERTIFICATE

THIS IS TO CERTIFY THAT THD DESIGN GROUP, INC. AT THE REQUEST AND FOR THE EXCLUSIVE USE OF BU LANDHOLDINGS, LLC, WE HAVE DURING THE MONTH OF FEBRUARY, 2023, EXECUTED A BOUNDARY SURVEY AND BASED UPON SAID SURVEY, DURING THE MONTH OF JUNE, 2023, PREPARED A RECORD PLAT ON A TRACT OF LAND BEING PART OF U.S. SURVEY 1780 AND PART OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 25, TOWNSHIP 47 NORTH, RANGE 2 EAST AND PART OF THE NORTHWEST QUARTER OF FRACTIONAL SECTION 30, TOWNSHIP 47, NORTH, RANGE 3 EAST OF THE FIFTH PRINCIPAL MERIDIAN, ST. CHARLES COUNTY, MISSOURI. RECORDS. THE RESULTS OF WHICH ARE SHOWN HEREON. THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH "MISSOURI STANDARDS FOR URBAN PROPERTY BOUNDARY SURVEYS" (20SR 90-60.010 TO 60.070) AS ADOPTED BY THE MISSOURI DEPARTMENT OF AGRICULTURE AND THE MISSOURI BOARD FOR ARCHITECTS, PROFESSIONAL ENGINEERS, PROFESSIONAL LAND SURVEYORS AND PROFESSIONAL LANDSCAPE ARCHITECTS. THIS SURVEY IS BASED ON RECORD SOURCES. THD DESIGN GROUP, INC. TAKES NO RESPONSIBILITY FOR THE ACCURACY OF THE AFOREMENTIONED RECORDS. RESULTS OF SAID SURVEY ARE SHOWN ON THE PLAT HEREON.

Brian J. Fischer
BRIAN J. FISCHER

1/10/23
DATE

OWNER'S CERTIFICATE

THE UNDERSIGNED, OWNER OF THE TRACT OF LAND HEREIN PLATTED AND FURTHER DESCRIBED IN THE FOREGOING SURVEYOR'S CERTIFICATE HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED IN THE MANNER SHOWN ON THIS PLAT, WHICH SHALL HEREINAFTER BE KNOWN AS "BENNETT INDUSTRIAL PARK".

ALL EASEMENTS SHOWN ON THE PLAT, UNLESS DESIGNATED FOR OTHER SPECIFIC PURPOSES ARE HEREBY DEDICATED TO THE CITY OF O'FALLON, MISSOURI, ASSIGNS AND ALL UTILITY COMPANIES SERVING THIS AREA AS PERMITTED BY THE CITY FOR THE PURPOSE OF IMPROVING, CONSTRUCTING, MAINTAINING AND REPAIRING PUBLIC UTILITIES AND SEWER AND DRAINAGE FACILITIES WITH THE RIGHT OF TEMPORARY USE OF ADJACENT GROUND NOT OCCUPIED BY IMPROVEMENTS FOR THE EXCAVATION AND STORAGE OF MATERIALS DURING INSTALLATION, REPAIR OR REPLACEMENT OF SAID UTILITIES, SEWERS AND DRAINAGE FACILITIES.

15' WIDENING STRIP DEDICATED TO THE CITY OF O'FALLON.

THIS SUBDIVISION SHALL BE SUBJECT TO AND BENEFIT BY THE EASEMENTS, CONDITIONS, RESERVATIONS, RESTRICTIONS, AND PROTECTIVE COVENANTS OF THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE BENNETT INDUSTRIAL PARK, CONTAINED IN AN INSTRUMENT FILED IN DEED BOOK _____ PAGE _____ IN THE OFFICE OF THE ST. CHARLES COUNTY RECORDER OF DEEDS.

THE UNDERSIGNED FURTHER STATES THAT SAID TRACT IS NOT ENCUMBERED BY DELINQUENT TAXES, IN TESTIMONY WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS _____ DAY OF _____, 2023.

ALL BUILDING LINES SHOWN HEREON ARE HEREBY ESTABLISHED WITH THE RECORDING OF THIS PLAT.

BU LANDHOLDINGS, LLC.

BY: _____
PRINT NAME: KEN BENNETT
TITLE: MANAGING MEMBER
DATE: _____

OWNER'S NOTARY

STATE OF _____
COUNTY OF _____ }SS

ON THIS _____ DAY OF _____, 2023, BEFORE ME, APPEARED _____, WHO BEING BY ME DULY SWORN, DID SAY THAT HE/SHE IS THE _____ OF _____, A CORPORATION DULY ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF MISSOURI AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT THE SAID INSTRUMENT WAS SIGNED AND SEALED ON BEHALF OF SAID CORPORATION BY AUTHORITY OF THE BOARD OF DIRECTORS AND THAT SAID _____ DECLARED SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID CORPORATION.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL ON THE DAY AND YEAR LAST ABOVE WRITTEN, IN THE STATE AND COUNTY FIRST ABOVE WRITTEN.

NOTARY PUBLIC: _____
PRINT NAME: _____
MY TERM EXPIRES: _____

LENDER CERTIFICATE

THE UNDERSIGNED HOLDER OR LEGAL OWNER OF NOTES SECURED BY A DEED RECORDED IN BOOK _____ PAGE _____ OF THE ST. CHARLES COUNTY RECORDS HEREBY JOINS IN AND APPROVES IN EVERY DETAIL, THIS RECORD PLAT OF "BENNETT INDUSTRIAL PARK".

IN WITNESS WHEREOF, SAID HOLDER OR LEGAL OWNER HAS SIGNED AND SEALED THIS SUBDIVISION PLAT THIS _____ DAY OF _____, 2023.

LENDER: _____
BY: _____
PRINT NAME: _____
TITLE: _____

LENDERS NOTARY

STATE OF _____
COUNTY OF _____ }SS

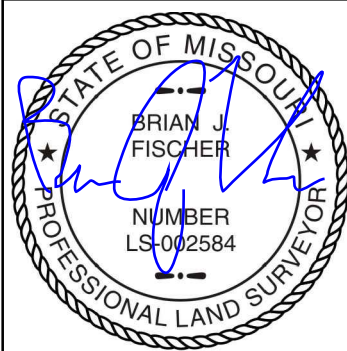
ON THIS _____ DAY OF _____, 2023, BEFORE ME, APPEARED _____, WHO BEING BY ME DULY SWORN, DID SAY THAT HE/SHE IS THE _____ OF _____, A CORPORATION DULY ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF _____ AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT THE SAID INSTRUMENT WAS SIGNED AND SEALED ON BEHALF OF SAID CORPORATION BY AUTHORITY OF THE BOARD OF DIRECTORS AND THAT SAID _____ DECLARED SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID CORPORATION.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL ON THE DAY AND YEAR LAST ABOVE WRITTEN, IN THE STATE AND COUNTY FIRST ABOVE WRITTEN.

NOTARY PUBLIC: _____
PRINT NAME: _____
MY TERM EXPIRES: _____

THD DESIGN GROUP, INC.
"your solution for engineering and surveying"
148 CHESTERFIELD INDUSTRIAL BLVD STE E, CHESTERFIELD, MO 63005
TEL: 636-294-2972
FAX: 636-294-3027
WWW.THDDSG.COM
Corporate Certificate of Authority #2011004412

BENNETT INDUSTRIAL PARK
RECORD PLAT
TITLE SHEET



Date: Nov. 02, 2023
Brian J. Fischer
License No. LS-002584
Professional Land Surveyor

PROJECT NUMBER: 22-5051

DATE: 11/02/2023

DRAWN BY: BST

1 OF 2

