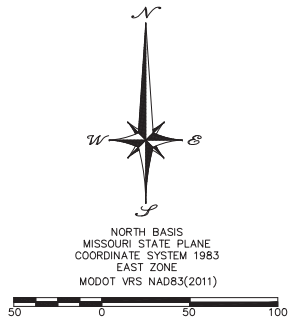


# LAND EXCHANGE PLAT FOR ZACH STERNBERG

Part of Lots 29, 30, 31, & 32, in Block 2 of Morgan's  
Third Addition to the City of Jackson, Missouri.



## REFERENCES

1. DOCUMENT NO. 2024-09424 (SUBJECT)
2. DOCUMENT NO. 2025-04748
3. BOOK 1189, PAGE 736
4. DOCUMENT NO. 2024-09407
5. BOOK 1320, PAGE 281
6. MORGAN'S THIRD ADDITION TO THE CITY OF JACKSON, PLAT BOOK 3, PAGE

## FLOODPLAIN NOTE

NO PORTION OF THE PROPERTY FALLS WITHIN THE 100 YEAR FLOODPLAIN, AS INDICATED ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 29031C0143E WITH AN EFFECTIVE DATE OF SEPTEMBER 29, 2011.

## SURVEYOR NOTE

THIS SURVEY IS BASED ON CURRENT AVAILABLE PUBLIC RECORDS AND DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. NO INVESTIGATION OR SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE HAS BEEN MADE.

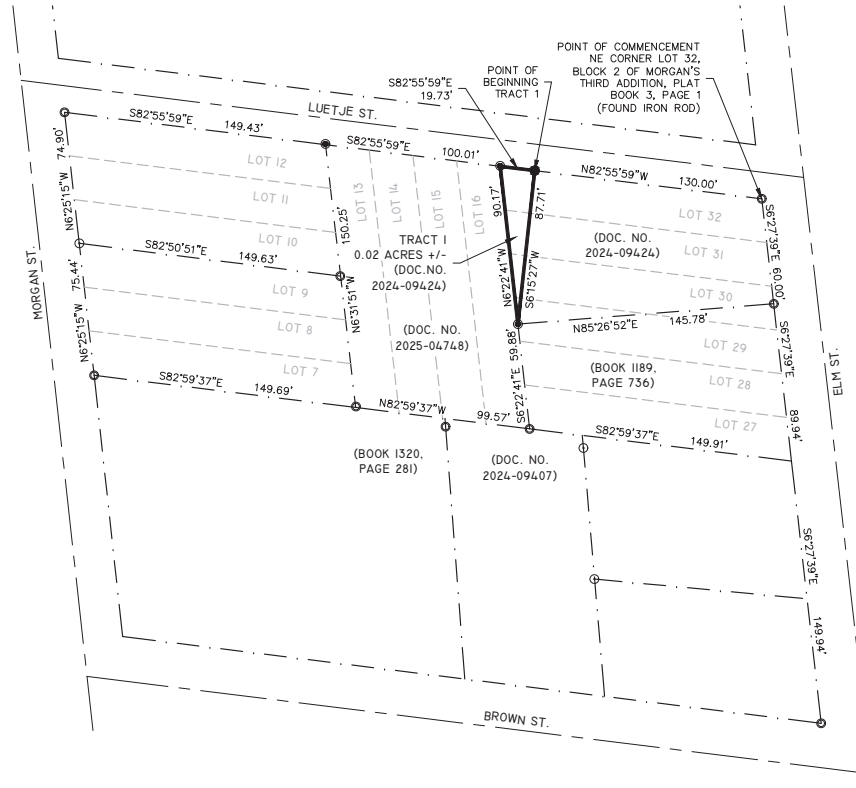
ACCURACY STANDARD: TYPE URBAN

## LEGEND

1. 1/2" IRON ROD (SET)
2. 5/8" IRON ROD W/ALUM CAP (SET)
3. IRON ROD W/CAP (FOUND)
4. IRON ROD (FOUND)
5. IRON PIPE
6. STONE
7. COTTON PICKER SPINDLE
8. CHISELED CROSS
9. AXLE
10. ALUMINUM MONUMENT
11. RIGHT-OF-WAY MARKER
12. (M) MEASURED
13. (R) RECORDED

THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS MADE EFFECTIVE JUNE 1, 2022. IN WITNESS WHEREOF, I HAVE SET MY SEAL AND SIGNATURE THIS 14TH DAY OF AUGUST 2025.

RODNEY W. AMOS MO-PLS 2007000072  
113 WEST MAIN STREET  
JACKSON, MISSOURI 63755



TRACT I - DESCRIPTION (FROM JUSTIN L. & COURTNEY C. JORDAN, DOCUMENT NO. 2024-09424 ATTACHING TO ZACHARY & EMILY STERNBERG, DOCUMENT NO. 2025-04748)

THAT PART OF LOTS 29, 30, 31, & 32, BLOCK 2 OF MORGAN'S THIRD ADDITION TO THE CITY OF JACKSON, CAPE GIRARDEAU COUNTY, MISSOURI, AS RECORDED IN PLAT BOOK 3, PAGE 1, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID LOT 32; THENCE NORTH 82°55'59" WEST ALONG THE NORTH LINE OF SAID LOT 32, ALSO BEING THE SOUTH RIGHT OF WAY LINE OF LUETJE STREET, 130.00 FEET TO THE POINT OF BEGINNING.

THENCE FROM THE POINT OF BEGINNING, AND LEAVING SAID LINE, SOUTH 06°15'27" WEST 87.71 FEET TO THE WEST LINE OF SAID LOT 29; THENCE ALONG THE WEST LINE OF SAID LOTS 29, 30, 31, & 32, NORTH 06°22'41" WEST 90.17 FEET TO THE NORTHWEST CORNER OF SAID LOT 32; THENCE LEAVING SAID WEST LINE, SOUTH 82°55'59" EAST ALONG THE NORTH LINE OF SAID LOT 32, ALSO BEING THE SOUTH LINE OF LUETJE STREET, 19.73 FEET TO THE POINT OF BEGINNING.

THE HEREIN DESCRIBED TRACT CONTAINS 0.02 ACRES, (865 SQUARE FEET), MORE OR LESS, AND IS SUBJECT TO ALL EASEMENTS, RIGHTS OF WAY, RESTRICTIONS, AND LICENSES AFFECTING THE SAME, EITHER WRITTEN OR IMPLIED.

THIS SURVEY CREATES A NEW PARCEL FROM A TRACT DESCRIBED IN DOC. NO. 2024-09424 IN THE LAND RECORDS OF CAPE GIRARDEAU COUNTY, MISSOURI.

STATE OF MISSOURI  
COUNTY OF CAPE GIRARDEAU

FILED FOR RECORD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025 AND DULY

RECORDED IN DOCUMENT NUMBER \_\_\_\_\_

ANDREW DAVID BLATTNER  
RECORDER OF DEEDS OF CAPE GIRARDEAU COUNTY, MISSOURI



**STRICKLAND  
ENGINEERING**

113 WEST MAIN STREET  
JACKSON, MISSOURI 63755  
TEL: 573-243-4080  
FAX: 573-243-2191

CIVIL - MECHANICAL - ELECTRICAL ENGINEERING - LAND SURVEYING

**LAND EXCHANGE PLAT FOR  
ZACH STERNBERG  
621 LUETJE ST.  
JACKSON, MO**

SCALE	1"=50'
DATE	08-14-2025
DRAWN BY	RA
CHECKED BY	DR
PROJECT #	25-197