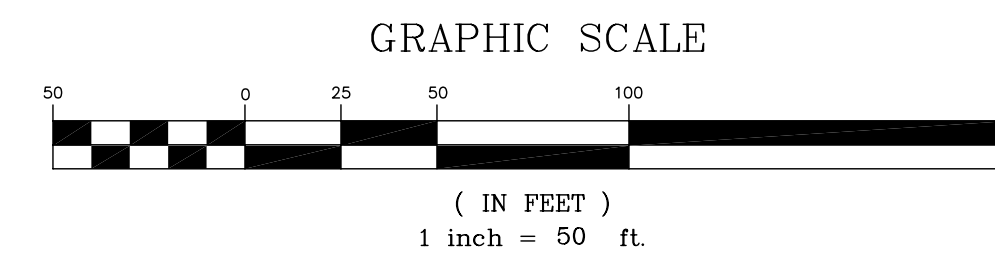
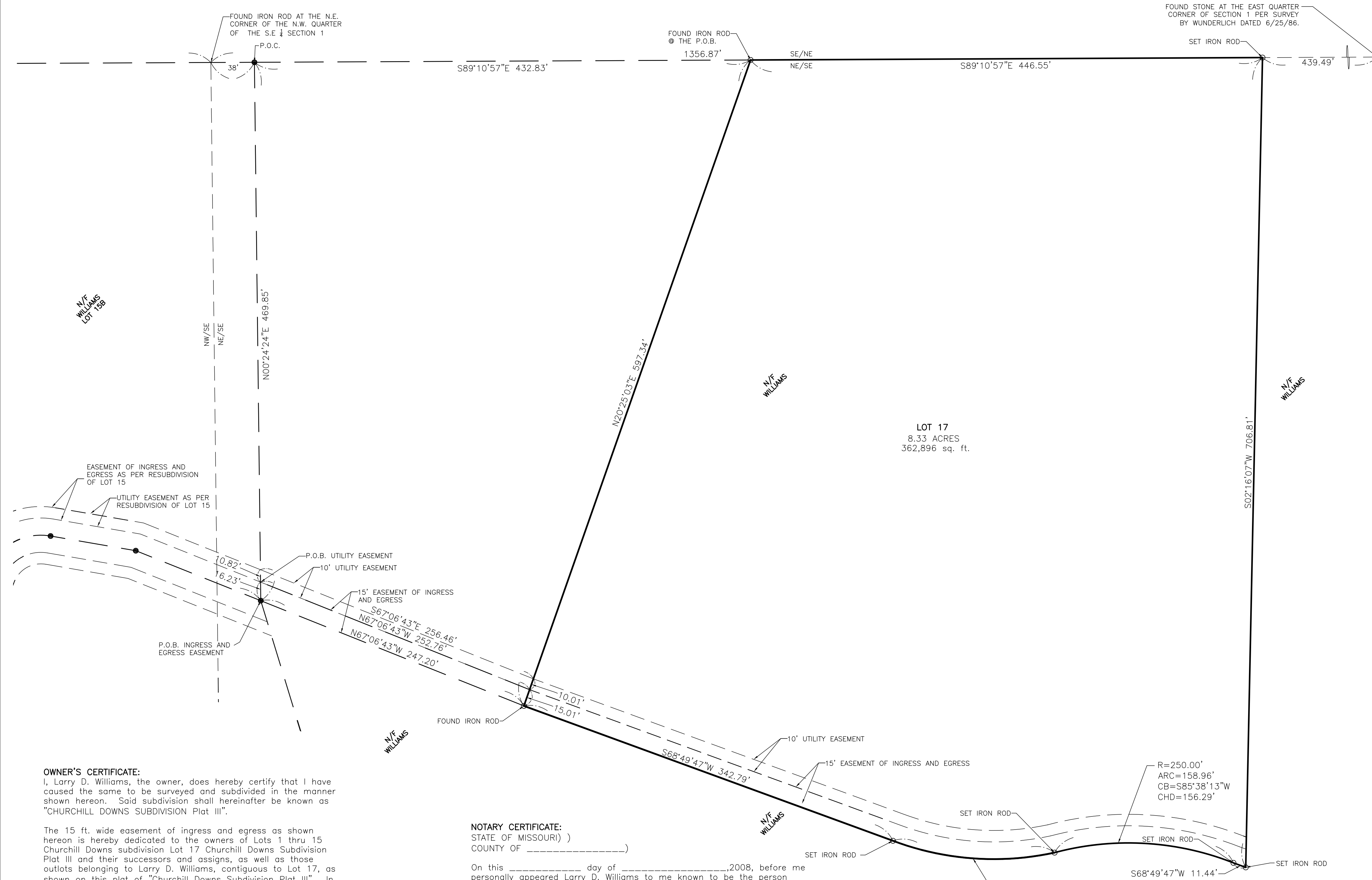


CHURCHILL DOWNS SUBDIVISION PLAT III

PART OF THE S.E. 1/4 OF SECTION 1,
TOWNSHIP 44 NORTH, RANGE 1 WEST OF THE 5th P.M.,
WARREN COUNTY, MISSOURI



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BFA
CONSULTANTS-ENGINEERS-SURVEYORS
WASHINGTON, MISSOURI 63090
103 ELM STREET



Notes:

- North derived from bearing of record for the South line of the Southwest Quarter of Section 1, as per survey by Benjamin J. Frick, dated August 22 and 23, 1939, recorded in Surveyors Record Book "C". (S88°-14'E)
- = Found iron rod
- = 5/8" diameter iron rods to be set at all Lot corners.
- Deed information as per General Warranty Deed - L.L.C. from Dutzow Six, L.L.C. to Larry D. Williams dated March 15, 2004

DESCRIPTION: Lot 17 CHURCHILL DOWNS SUBDIVISION PLAT III

A tract of land being part of the Southeast Quarter of Section 1, Township 44 North, Range 1 West of the 5th P.M., Warren County, Missouri to wit:
Commencing at a found iron rod at the northeast corner of Lot 15B of the Resubdivision of Lot 15 of Churchill Downs Subdivision as recorded in the Warren County Recorder of Deeds Office, also being on the north line of said Southeast Quarter, thence along said north line S89°-10'-57"E 432.83 ft. to a found iron rod at the point of beginning, continue thence along said quarter section line S89°-10'-57"E 446.55 ft. to a set iron rod; thence leaving said quarter section line S02°-16'-07"W 706.81 ft. to a set iron rod; thence S68°-49'-47"W 11.44 ft. to a set iron rod; thence along a curve deflecting to the left having a radius of 250.00 ft., an arc length of 158.96 ft., a chord bearing of S85°-38'-13"W, a chord distance of 156.29 ft. to a set iron rod; thence along a curve deflecting to the right having a radius of 250.00 ft., an arc length of 143.32 ft., a chord bearing of S84°-43'-32"W, a chord distance of 141.36 ft. to a set iron rod; thence S68°-49'-47"W 342.79 ft. to a found iron rod; thence N20°-25'-03"E 597.34 ft. to the point of beginning, containing 8.33 acres. Subject to any and all easements, restrictions, conditions, etc. of record.

DESCRIPTION: Easement of ingress and egress to Lot 17

A tract of land being part of the Southeast Quarter of Section 1, Township 44 North, Range 1 West of the 5th P.M., Warren County, Missouri to wit:
Beginning at a found iron rod at the Southeast Corner of Lot 15B of the Resubdivision of Lot 15 of Churchill Downs Subdivision as recorded in the Warren County Recorder of Deeds Office, also being the Southeast Corner of an easement of ingress and egress and per said Subdivision; thence along the east line of said Lot 15B N00°-24'-24"E 16.23 ft. to a point; thence leaving said east line S67°-06'-43"E 252.76 ft. to a point on the west line of proposed Lot 17; thence along said west line S20°-25'-03"W 15.01 ft. to the Southwest Corner of said Lot 17; thence N67°-06'-43"W 247.20 ft. to the point of beginning.

DESCRIPTION: Utility Easement to Lot 17

A tract of land being part of the Southeast Quarter of Section 1, Township 44 North, Range 1 West of the 5th P.M., Warren County, Missouri to wit:
Commencing at a found iron rod at the Southeast Corner of Lot 15B of the Resubdivision of Lot 15 of Churchill Downs Subdivision as recorded in the Warren County Recorder of Deeds Office, thence along the east line of said Lot 15B N00°-24'-24"E 16.23 ft. to the Southwest Corner of a 10 ft. wide utility easement as per said Subdivision at the point of beginning; continue thence along said east line and the east line of said utility easement N00°-24'-24"E 10.82 ft. to a point; thence leaving said east line S67°-06'-43"E 256.46 ft. to a point on the west line of proposed Lot 17; thence along said west line S20°-25'-03"W 10.01 ft. to the Southwest Corner of said Lot 17; thence N67°-06'-43"W 252.76 ft. to the point of beginning.

**STATE OF MISSOURI JSS
COUNTY OF WARREN)**

This is to certify to Larry Williams, that we have during the month of August, 2008 executed a survey of a tract of land being part of the Southeast Quarter of Section 1, Township 44 North, Range 1 West of the 5th P.M., Warren County, Missouri. To the best of my knowledge and belief this plat represents a true and accurate record of said survey and was executed in accordance with the "Minimum Standards for Property Boundary Surveys" of the Missouri Department of Natural Resources, Division of Land Survey and meets the accuracy requirement of a "Rural Property" as defined therein.

SIGNED ON AUGUST 13, 2008

Mark R. Frankenberg, L.S. #2365
State of Missouri
Registered Land Surveyor for
Buescher Frankenberg Associates, Inc

OWNER'S CERTIFICATE:
I, Larry D. Williams, the owner, does hereby certify that I have caused the same to be surveyed and subdivided in the manner shown hereon. Said subdivision shall hereinafter be known as "CHURCHILL DOWNS SUBDIVISION Plat III".

The 15 ft. wide easement of ingress and egress as shown hereon is hereby dedicated to the owners of Lots 1 thru 15 Churchill Downs subdivision Lot 17 Churchill Downs Subdivision Plat III and their successors and assigns, as well as those outlots belonging to Larry D. Williams, contiguous to Lot 17, as shown on this plat of "Churchill Downs Subdivision Plat III". In areas where the actual road location varies from the platted location the road as traveled shall be the ingress and egress easement.

The 10 ft. utility easements as shown is hereby dedicated to Ameren U.E. for electrical purposes, Century Tel for telecommunication purposes, Public Water Supply District No. 2 of St. Charles County for a municipal water supply and any other utilities deemed necessary by the Subdivision Trustees. Said utility companies can cross the 15 ft. wide easement of ingress and egress perpendicular to the centerline where needed.

IN WITNESS WHEREOF, said Larry D. Williams have caused these presents to be signed
this _____ day of _____, 2008.

Larry D. Williams

NOTARY CERTIFICATE:
STATE OF MISSOURI)
COUNTY OF _____)

On this _____ day of _____, 2008, before me personally appeared Larry D. Williams to me known to be the person described in, whom being by me duly sworn, did say that he is the owner of Lot 17 shown on said survey and that said instrument was signed on behalf of said owner.

IN TESTIMONY WHEREOF, I have hereto set my hand and affixed my official seal at my office in _____, Mo. the day and year first above written.

Covenants, restrictions and conditions entitled "Churchill Downs Subdivision Agreement July 2005" affecting Churchill Downs Subdivision and surrounding ground owned by Larry Williams
is record in Book _____ Page _____ of the Warren County Recorder of Deeds Office.

P:\You\2589B Larry Williams\Survey\Subdivision Plat\2589B churchill downs lot 17 7-29-08.dwg
8/29/2008 10:38 AM

CHURCHILL DOWNS SUBDIVISION PLAT III
PART OF THE S.E. 1/4 OF SECTION 1,
TOWNSHIP 44 NORTH, RANGE 1 WEST OF THE 5th P.M.,
WARREN COUNTY, MISSOURI

DRAWN	C.M.C.
CHECKED	M.R.F.
DATE	08/13/08
SCALE	1"=50'
JOB No.	2589B
SHEET NAME	CHURCHILL DOWNS SUBDIVISION, LOT 17