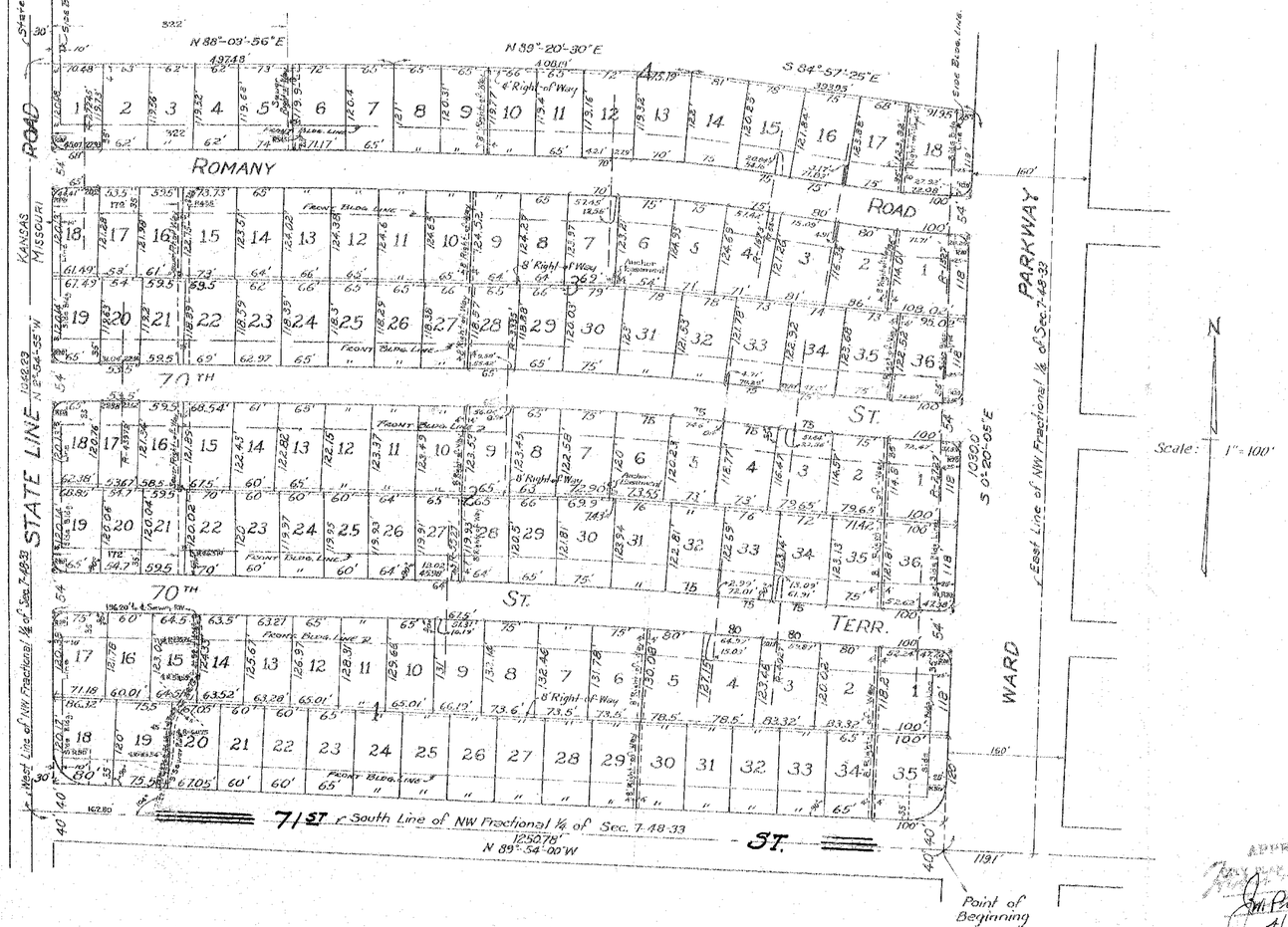
A843164

ROMANELLI WEST



This is a subdivision of all that part of the Northwest Fractional Quarter (NW Frac.¼) of Section 7, Township 48, Range 33, Jackson County, Missouri described as follows: Beginning at a point in the South Line of said Fractional Quarter (Frac.¼) 119.1 feet West of the Southeast Corner thereof; thence North 89°-54'-00" West along said South Line a distance of 1250.78 feet to the Southwest Corner of said Fractional Quarter, said corner being also a point on the State Line between Missouri and Kansas; thence North 2°-54'-55" West along said State Line and also along the West Line of said Fractional Quarter (Frac.¼) a distance of 1042.23 feet; thence North 88°-03'-56" East, a distance of 497.48 feet; thence North 89°-20'-30" East, a distance of 408.19 feet; thence South 84°-57'-25" East, a distance of 393.95 feet to a point in the West Line of Ward Parkway as now established; thence South 0°-20'-05" East along the West Line of Ward Parkway a distance of 1030.00 feet to the point of beginning.

The undersigned proprietor of the above described tract of land has caused the same to be subdivided in the manner shown on this plat, which subdivision and plat shall hereafter be known as **ROMANELLI WEST**.

An easement or license to Kansas City to locate, construct and maintain or authorize the location, construction and maintenance of conduits, water, gas, sewer pipes, poles and wires or all or any of them upon, over, or under the strips of land marked Right-of-Way (except that those strips of land designated Sewer Right-of-Way shall be used for sewers only) on this plat is hereby granted.

The Streets, Roads and Terrace shown on this plat and not heretofore dedicated to public use are hereby so dedicated for road purposes.

The undersigned proprietor of the above described tract of land does further consent that Kansas City may, in the ordinance approving this plat or any time thereafter, by ordinance, prohibit the construction or maintenance of Bill Boards or Advertising Boards or structures for the posting, painting or printing of signs or advertisements on property within the limits of this subdivision and for themselves, their successors and assigns they hereby waive all damages or remuneration on account of such prohibition, provided however, that such ordinance shall only prohibit bill boards, advertising boards or structures exceeding five (5) sq. ft. in size.

In testimony whereof, the J.C. Nichols Company has caused these presents to be signed by its President and its Corporate Seal to be hereto affixed, this 17th day of April, 1946.

J.C. Nichols Company
By J. Taylor
President

State of Missouri }
County of Jackson } ss.

On this 17th day of April 1946, before me personally appeared J.C. Taylor, to me known, who being by me duly sworn, did say that he is the President of the J.C. Nichols Company and that the seal affixed to this instrument is the Corporate Seal of said Corporation and that said instrument was signed and sealed in behalf of said Corporation by authority of its Board of Directors and the said J.C. Taylor acknowledged said instrument to be the free act and deed of said Corporation.

In testimony whereof I have hereunto set my hand and affixed my notarial seal at my office in said County the day and year last above written.

My Commission Expires October 16th, 1947

O. C. Herman
Notary Public in and for Jackson County, Missouri

APPROVED
City Plan Commission
Chairman
J. M. Pickett
Secretary
4/18/46
Date

This is to certify that the within plat was submitted to and approved by the Council of Kansas City, Missouri, by Ordinance No. 44400 duly authenticated as passed this 13th day of May 1946

Geoumay Grant City Clerk
Homer A. Wills Deputy

Romanelli West

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