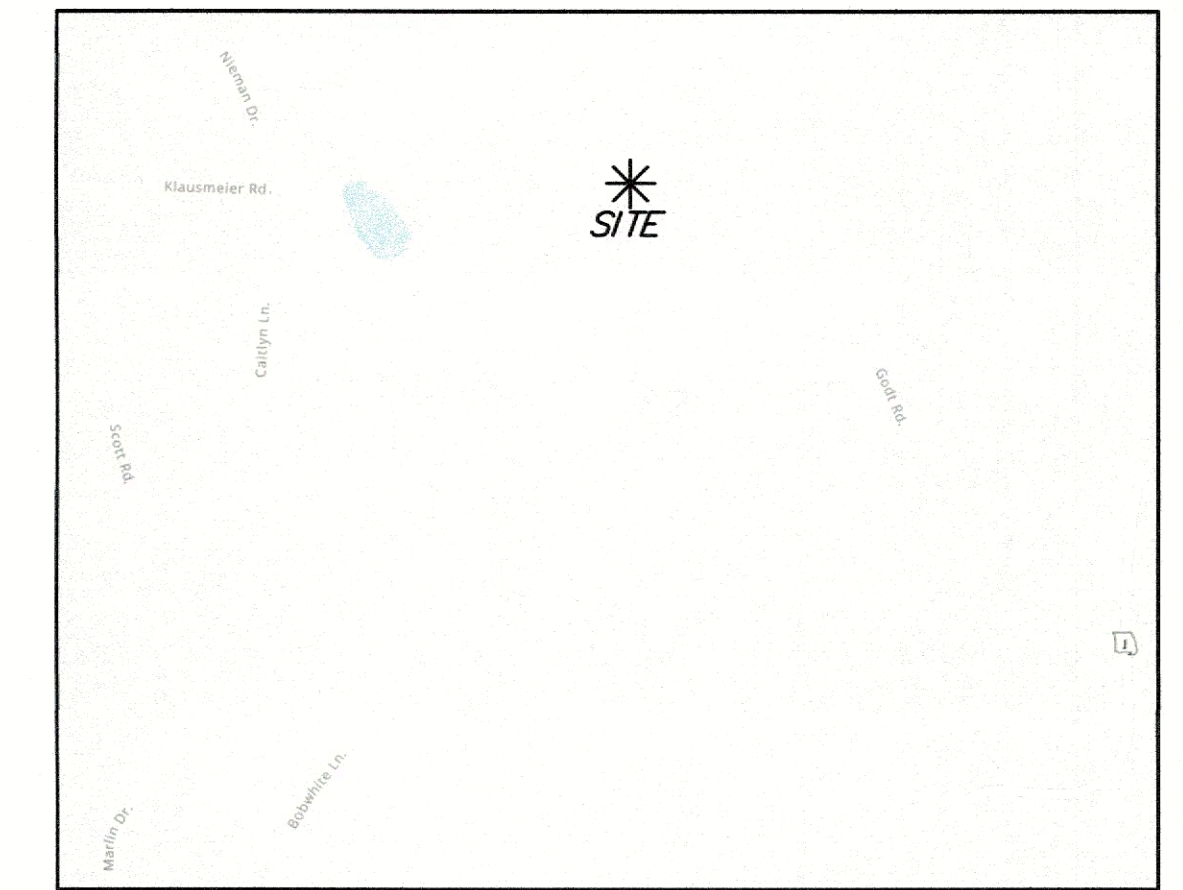


A RECORD PLAT FOR:

BENNETT LAKEVIEW ESTATES

A TRACT OF LAND BEING PART OF SECTION 9, TOWNSHIP 47 NORTH, RANGE 1 WEST WARREN COUNTY, MISSOURI



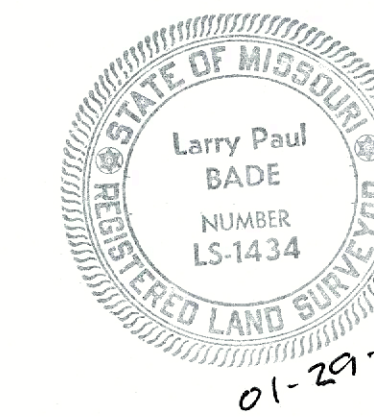
LOCATION MAP

THIS IS TO CERTIFY that I, LARRY P. BADE, have made a survey and subdivision of a 17.30 acre tract of land being part of the Northeast Quarter of the Northeast Quarter & the North Half of the Southeast Quarter of the Northeast Quarter in Section 9, Township 47 North, Range 1 West, Warren County, Missouri.

The results of said survey and subdivision are hereon correctly shown.

Surveyed: July, 2024

By: *Larry P. Bade*
Larry P. Bade, P.L.S. #1434



01-29-2025

Denise Hettenhausen, the undersigned owner of the tract of land platted and described in the above Surveyor's Certificate, has caused the same to be surveyed and subdivided in the manner shown on this plat, which subdivision shall hereafter be known as "Bennett Lakeview Estates".

The easements shown on this plat, unless designated for other purposes, are hereby granted to Warren County, the subdivision association (if any), Ameren, Quivra River Electric Coop, Century-Link, Charter, Gateway Fiber, their successors and assigns, as their interest may appear for the purpose of construction, maintaining, accessing, and repairing of public roadways, public utilities, sewers, drainage and detention facilities with the right of temporary use of adjacent ground not occupied by improvements for the excavation of and storage of materials during installation, repair or replacement of said utilities, sewers, drainage, and detention facilities.

The 30 foot wide Road & Utility Easement shown along the Northerly Line of Lots 1, 2, & 3 shall be dedicated to Warren County for Road & Utility Purposes.

This plat is subject to conditions, restrictions, easements, covenants and appurtenances filed with the Recorder of Deeds for Warren County, Missouri.

IN WITNESS WHEREOF, the undersigned party has executed these presents, on this 28 day of January, 2024.

By: *Denise Hettenhausen*
Denise Hettenhausen

STATE OF MISSOURI)

S.S.

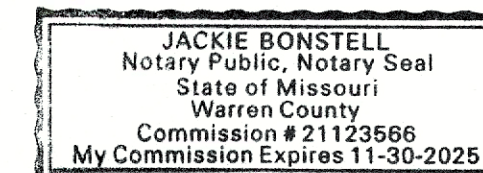
COUNTY OF Warren

On this 28 day of January, 2024, before me personally appeared Denise Hettenhausen, who being by me duly sworn, acknowledged that she executed the foregoing instrument as her free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal, on the day and year above written.

My Term Expires: 11-30-2025

By: *Jackie Bonstell*
Notary Public



Parent Deed: Doc. #201301014

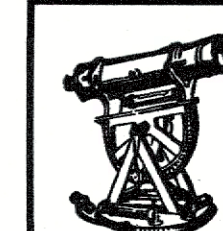
This PLAT is hereby approved by the Warren County Planning and Zoning,

This 28 day of January, 2024, pursuant to Warren County

By: *Bill Harvey*

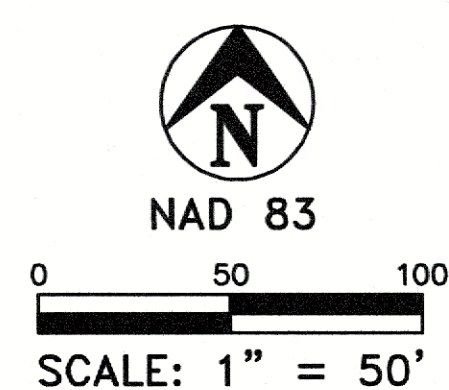
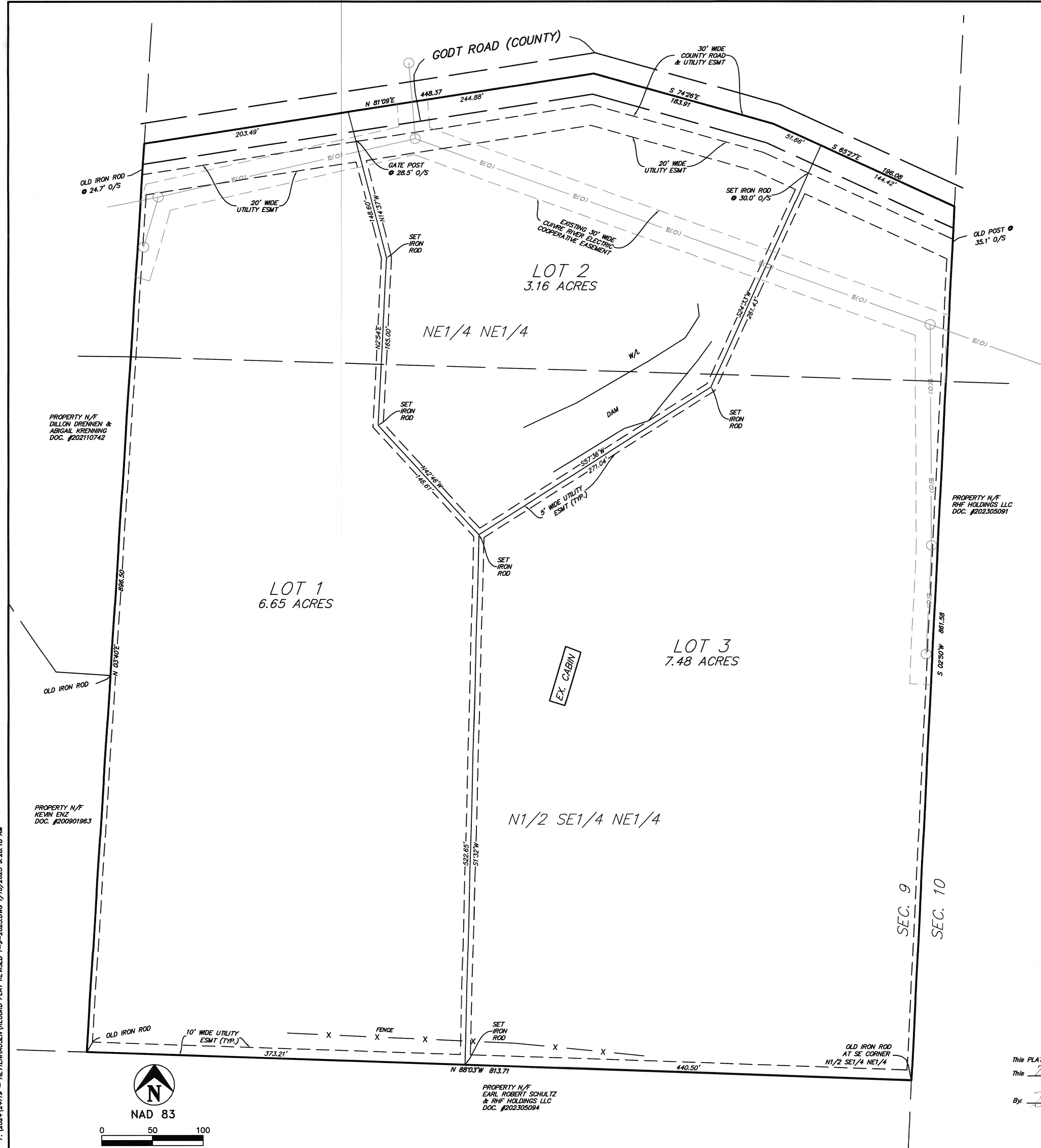
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RECORDED ON
01/29/2025 03:04:20 PM
SHEET/PAGE: F/231
PLAT FEE: \$0.00
PAGES: 2
CHRISTY BONSTELL
RECORDER OF DEEDS
WARREN COUNTY, MO

RECORD PLAT
CLASS OF SURVEY--RURAL
SUBJECT TO: EASEMENTS OF RECORD



Lewis-Bade, Inc.
Professional Land Surveyors
and Professional Engineers
101 EAST WALTON WARRENTON, MO. 63383
PHONE (636) 456-2615 FAX (636) 456-7252

SURVEYED BY	DATE	REVISIONS
MAX & COREY	7/11/2024	8/20/2024 10/10/2024 1/15/2025
DRAWN BY:	CHECKED BY:	SCALE
BRANDON	LARRY	1"=50'
		FILE
		24119



PROPERTY N/F
EARL ROBERT SCHULTZ
& RHF HOLDINGS LLC
DOC. #202305094

PROPERTY N/F
RHF HOLDINGS LLC
DOC. #202305091

PROPERTY N/F
DILLON DRENNEN &
ABIGAIL KREHNWIG
DOC. #202110742

PROPERTY N/F
KEVIN ENZ
DOC. #200901963

F:\2024\24119 - HETTENHAUSEN\RECORD PLAT REVISED 1-9-2025.DWG 1/16/2025 9:26:18 AM