

Galloway Community Improvement District

LEGAL DESCRIPTION

A TRACT OF LAND BEING PART OF THE EAST ½ OF THE WEST ½ OF SECTION 9, TOWNSHIP 28 NORTH, RANGE 21 WEST, AND PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 28 NORTH, RANGE 21 WEST, ALL IN THE CITY OF SPRINGFIELD, GREENE COUNTY, MISSOURI. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

DESCRIPTION OF REDEVELOPMENT AREA

A TRACT OF LAND BEING PART OF THE EAST ½ OF THE WEST ½ OF SECTION 9, TOWNSHIP 28 NORTH, RANGE 21 WEST, AND PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 28 NORTH, RANGE 21 WEST, ALL IN THE CITY OF SPRINGFIELD, GREENE COUNTY, MISSOURI. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING BOAT SPIKE AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 16; THENCE SOUTH 01°38'34" WEST A DISTANCE OF 30.38 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY OF REPUBLIC STREET; THENCE NORTH 87°27'41" WEST ALONG SAID SOUTH RIGHT-OF-WAY A DISTANCE OF 606.31 FEET TO A POINT INTERSECTING THE WEST RIGHT-OF-WAY OF LONE PINE AVENUE; THENCE NORTH 02°16'37" WEST ALONG SAID WEST RIGHT-OF-WAY A DISTANCE OF 993.10 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING AN ARC LENGTH OF 415.16 FEET, A RADIUS OF 1327.18 FEET, A CHORD BEARING OF NORTH 11°14'19" WEST, A CHORD LENGTH OF 413.47 FEET; THENCE NORTH 20°12'00" WEST A DISTANCE OF 745.17 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN ARC LENGTH OF 68.94 FEET, A RADIUS OF 350.00 FEET, A CHORD BEARING OF NORTH 14°33'26" WEST, A CHORD LENGTH OF 68.83 FEET; THENCE NORTH 08°54'51" WEST A DISTANCE OF 196.74 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING AN ARC LENGTH OF 286.17 FEET, A RADIUS OF 860.00 FEET, A CHORD BEARING OF NORTH 00°37'06" EAST, A CHORD LENGTH OF 284.85 FEET; THENCE NORTH 10°09'04" EAST A DISTANCE OF 1049.92 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING AN ARC LENGTH OF 234.65 FEET A RADIUS OF 350.00 FEET, A CHORD BEARING OF NORTH 09°03'19" WEST, A CHORD LENGTH OF 230.28 FEET; THENCE NORTH 28°15'42" WEST A DISTANCE OF 96.42 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY OF GALLOWAY ROAD; THENCE NORTH 86°45'31" WEST ALONG SAID SOUTH RIGHT-OF-WAY, A DISTANCE OF 323.21 FEET TO A POINT ON THE WEST LINE OF THE EAST ½ OF THE NORTHWEST QUARTER OF SAID SECTION 9; THENCE NORTH 00°55'23" EAST ALONG SAID WEST LINE A DISTANCE OF 728.69 FEET; THENCE S 86°38'47" E A DISTANCE OF 349.00 FEET TO THE WEST RIGHT-OF-WAY OF LONE PINE AVENUE; THENCE N 03°20'32" E ALONG SAID RIGHT-OF-WAY A DISTANCE OF

622.97 FEET TO A POINT ON NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 9; THE THENCE SOUTH 87°16'57" EAST ALONG SAID NORTH LINE A DISTANCE OF 714.40 FEET TO THE NORTHWEST CORNER OF HEATHER MEADOWS SUBDIVISION; THENCE SOUTH 01°30'01" WEST ALONG THE WEST LINE OF HEATHER MEADOWS SUBDIVISION A DISTANCE OF 509.65 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF LACUNA STREET; THENCE NORTH 85°45'18" WEST ALONG SAID NORTH RIGHT-OF-WAY A DISTANCE OF 284.79 FEET; THENCE SOUTH 30°36'40" WEST A DISTANCE OF 199.00 FEET; THENCE SOUTH 85°45'18" EAST A DISTANCE OF 250.00 FEET; THENCE SOUTH 02°32'23" WEST A DISTANCE OF 310.00 FEET; THENCE SOUTH 12°26'38" EAST A DISTANCE OF 145.51 FEET; THENCE SOUTH 01°27'18" WEST A DISTANCE OF 687.54 FEET TO THE NORTHEAST CORNER OF LOT 5, BLOCK 9, PARK VIEW PLACE AMENDED PLAT; THENCE SOUTH 79°56'45" WEST A DISTANCE OF 204.20 FEET TO THE NORTHEAST CORNER OF LOT 3, BLOCK 9, PARK VIEW PLACE AMENDED PLAT; THENCE SOUTH 68°19'47" WEST A DISTANCE OF 108.28 FEET TO THE NORTHEAST CORNER OF LOT 2, BLOCK 9, PARK VIEW PLACE AMENDED PLAT; THENCE SOUTH 00°57'50" WEST ALONG THE EAST LINE OF SAID LOT 2, A DISTANCE OF 710.00 FEET, TO A POINT ON THE NORTH RIGHT-OF-WAY OF BARTON STREET; THENCE SOUTH 87°07'46" EAST ALONG SAID NORTH RIGHT-OF-WAY A DISTANCE OF 148.18 FEET; THENCE SOUTH 00°11'46" EAST A DISTANCE OF 461.44 FEET TO THE SOUTHWEST CORNER OF LOT 4 IN GALLOWAY ADDITION; THENCE NORTH 87°13'04" EAST ALONG THE SOUTH LINE OF SAID GALLOWAY ADDITION A DISTANCE OF 403.44 FEET TO A POINT ON THE EAST LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 9; THENCE SOUTH 00°56'48" WEST ALONG SAID EAST LINE A DISTANCE OF 900.11 FEET TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 9; THENCE SOUTH 00°58'36" WEST A DISTANCE OF 1320.64 FEET TO THE SAID POINT OF BEGINNING, CONTAINING 87.74 ACRES, MORE OR LESS.

