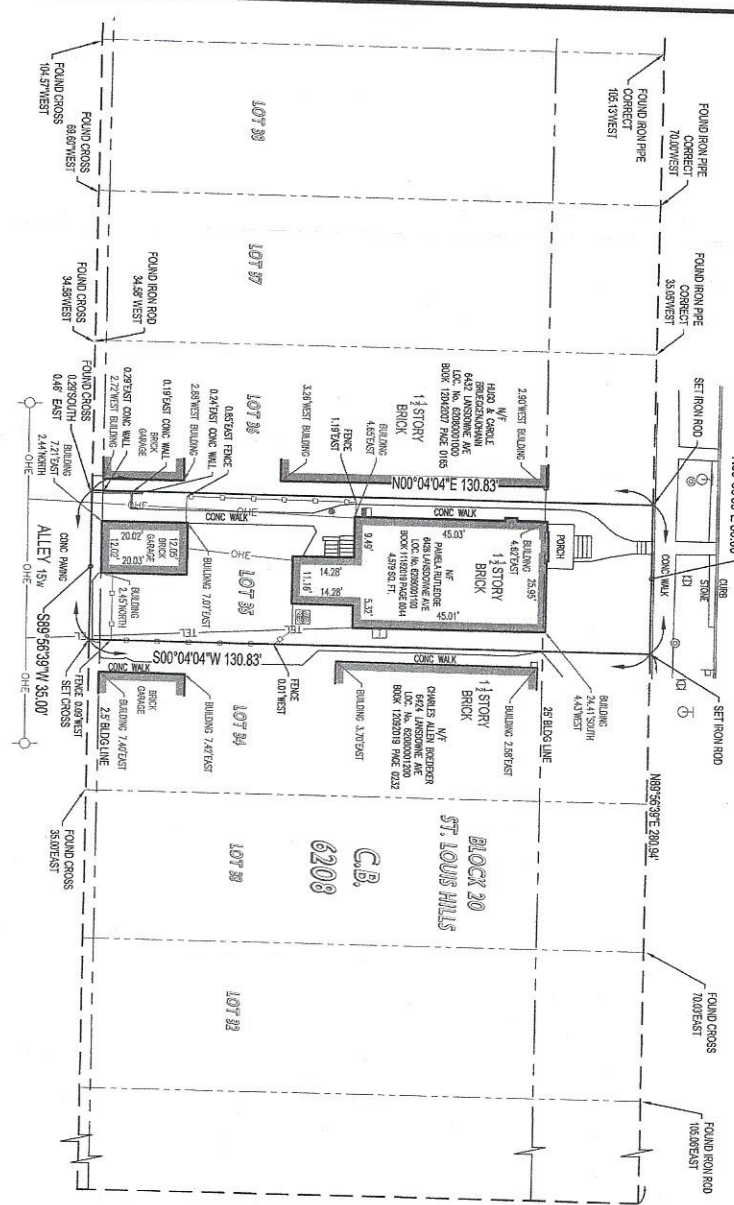


LANDSDOWNE AVENUE 60W  
SHEPHERD PARK



CHILDRESS AVENUE 60W

**LEGEND**

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**TITLE NOTES:**

- SOURCE OF TITLE: NO TITLE WAS PROVIDED AT TIME OF SURVEY.
- ASPECT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAN, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, OTHER THAN POSSIBLE EASEMENTS WHICH WERE VISIBLE AT THE TIME OF THIS SURVEY, RECORDS, BUILDING SETBACK LINES, RESTRICTION COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS, AND ANY OTHER PLATS WHICH AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- UTILITY INFORMATION: NO EXCAVATIONS WERE MADE DURING THE PROGRESS OF THIS SURVEY TO FIND AND/OR VERIFY BURIED UTILITY LOCATIONS. THE LOCATIONS OF ANY UTILITIES AS SHOWN HEREON ARE BASED ON ABOVE GROUND STRUCTURES AND/OR AS REPORTED BY UTILITIES PERSONNEL. THE LOCATIONS AND SIZES OF ANY EXISTING BURIED UTILITIES / STRUCTURES MAY VARY FROM LOCATIONS SHOWN. ADDITIONAL BURIED UTILITIES / STRUCTURES MAY BE ENCOUNTERED AND ANY BURIED UTILITIES / STRUCTURES SHOWN HEREON MAY NOT EXIST.

**DEED DESCRIPTION BOOK 11182018 PAGE 0044:**  
 LOT 35 IN BLOCK 20 OF ST. LOUIS HILLS AND IN BLOCK 6208 OF THE CITY OF ST. LOUIS, FRONTING 35 FEET SOUTH LINE OF LANDSDOWNE AVENUE BY A DEPTH SOUTHWAYWARD OF 100.83 FEET WIDE, TOGETHER WITH THE IMPROVEMENTS THEREON KNOWN AS AND NUMBERED 6208 LANDSDOWNE AVENUE.

**TO: PAMELA A. RUTLEDGE**

THIS IS TO CERTIFY THAT WE HAVE COMPLETED A BOUNDARY AND IMPROVEMENT SURVEY OF THE PROPERTY SHOWN HEREON, AND THAT THE RESULTS ARE CORRECTLY SHOWN ON THIS PLAN. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE MISSOURI STANDARDS FOR PROFESSIONAL SURVEYORS FOR "URBAN" SURVEYS (10 CSR 30-2-1702).

THE FIELD WORK WAS COMPLETED ON APRIL 14, 2021.

DATE OF PLAT OR MAP: APRIL 15, 2021  
 WILLIAM K. BERTHOLO, MOPIS 2819  
 PITZMAN'S CO. OF SURVEYORS & ENGINEERS  
 CORPORATE LICENSE NO. 2007031036  
 62205-B SUTTON BULEVARD  
 ST. LOUIS, MISSOURI 63143  
 E: BILL@PITZMANS.COM

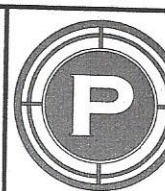


MISSOURI STANDARDS  
 BOUNDARY & IMPROVEMENT SURVEY  
 LOT 35 IN BLOCK 20 OF ST. LOUIS HILLS  
 CITY BLOCK 6208  
 ST. LOUIS, MISSOURI



SCALE 1" = 20'

**Pitzman's Co.**  
 of Surveyors & Engineers  
 2725 Sutton Blvd.  
 St. Louis, MO 63143  
 p (314) 781-6668  
 www.pitzmans.com  
 est. 1859



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ORDER#:	21-061-SV
CB OR F.P.#:	CB 6208
DRAWN BY:	A K B
DEP'T:	B R W
REVIEWED BY:	W K B
DATE:	APR 15, 2021
LOCATION#:	62080001100
SHEET:	1 of 1