
**BYLAWS
OF
FRISCO TRAILS SUBDIVISION HOMEOWNERS
ASSOCIATION, INC.
a Missouri Mutual Benefit Nonprofit Corporation**

**ARTICLE I
Office, Records, Seal**

1. **Registered Office and Registered Agent.** The Corporation shall have and continuously maintain a registered office and registered agent in the State of Missouri. The address of the registered office and the name of the registered agent of the Corporation in the State of Missouri stated in the Articles of Incorporation may be changed from time to time by the Board of Directors of the Corporation in any manner permitted by law.

2. **Records.** The Corporation shall keep correct and complete books and records of account, shall keep minutes of the proceedings of its Board of Directors and of committees having any of the authority of the Board of Directors, and shall keep at its registered office a record giving the names and addresses of the Board of Directors and officers.

3. **Seal.** The corporate seal, which may be altered at pleasure, shall have inscribed thereon the name of the Corporation. The corporate seal may be used by causing it, or a facsimile thereof, to be impressed or affixed or in any other manner reproduced.

**ARTICLE II
Definitions**

1. **Bylaws.** As used herein, the term "*Bylaws*" shall mean these Bylaws, as the same may be amended or supplemented from time to time.

2. **Corporation.** As used herein, the term "Corporation" shall mean Frisco Trails Subdivision Homeowners Association, Inc., a Missouri non-profit corporation, or any successor or substitute corporation which is the Association, as such term is defined in the Declaration.

3. **Declaration.** As used in these Bylaws, the term "Declaration" shall mean that certain Declaration of Restrictions, Covenants and Conditions for Frisco Trails Subdivision, dated _____, 2005, relating to the subdivision in Greene County, Missouri known as "Frisco Trails Subdivision" and recorded in Book _____ at Page _____ in the Office of the Recorder of Deeds for Greene County, Missouri, as the same may be amended or supplemented and made applicable to additional property from time to time.

4. **Members.** The term "Members" shall mean or refer to each Owner entitled to membership in the Corporation.

5. **Other Terms.** Unless otherwise specifically defined herein, terms used in these Bylaws shall have the same definitions as given for them in the Declaration. Certain additional defined terms may be set forth elsewhere in these Bylaws. Each definition or pronoun herein shall be deemed to refer to the singular, plural, masculine, feminine or neuter as the context requires. Words such as "herein," "hereinafter," "hereof," "hereto" and "hereunder," when used with reference to these Bylaws, refer to these Bylaws as a whole, unless the context otherwise requires.

6. **Declaration to Control.** Whenever any provision of these Bylaws is inconsistent with provisions of the Declaration, the provisions of the Declaration shall control.

ARTICLE III Corporation Membership

1. **Membership.** Every Owner of a Lot shall be a Member of the Corporation.

2. **Voting Rights in the Corporation.** The voting rights of the Members shall be as described and set forth in the Declaration.

ARTICLE IV Meetings of the Members

1. **Annual Meetings.** The annual meeting of the Members shall be held on the third Wednesday in February each year, commencing in 2006, at a time and place selected by the Corporation's Board of Directors.

2. **Special Meetings.** Special meetings of the Members may be called at any time by the President or by the Board of Directors, or upon written request of one-fifth of all votes of the Members.

3. **Notice of Meetings.** Written notice of each meeting of the Members shall be given by, or at the direction of, the Secretary or the person authorized to call the meeting, by mailing a copy of the notice, postage prepaid, not less than fifteen (15) days nor more than sixty (60) days before the meeting, to each Member, addressed to the Member's address last appearing on the books of the Corporation or supplied by the Member to the Corporation for notice purposes. The notice shall specify the place, day and hour of the meeting. In the case of a special meeting, the notice shall state the purpose of the meeting.

4. **Quorum.** The presence, in person or by proxy, of Members at a meeting of the Members representing one-tenth of the aggregate voting power of all Members shall constitute a quorum for any action except as otherwise provided in the Articles of Incorporation, the Declaration or these Bylaws. If, however, a quorum shall not be present or represented at any meeting, the Members entitled to vote at that meeting shall have the power to adjourn the meeting from time to time, without notice other than announcement at the meeting, until a quorum is present or represented.

5. **Proxies.** At all meetings of Members, each Member may vote in person or by proxy. All proxies shall be in writing and filed with the Corporation's Secretary. Every proxy shall be revocable and shall automatically cease upon transfer by the Member of his Lot.

ARTICLE V Board of Directors

1. **General.** The business and affairs of the Corporation shall be managed by a Board of Directors of three persons, who need not be Members.

2. **Election.** The initial Board of Directors shall be named in the Articles of Incorporation. Class B Member(s) shall be entitled to elect one (1) director, or if the number of directors is greater than three, at least one-third of the directors. Each director other than the initial directors and the directors subsequently elected solely by the Class B Member(s) shall be elected by the vote of Members of all Classes at the annual meeting of the Members. Each director shall hold office for a term of one year or until the director's successor shall be duly elected and qualified.

3. **Vacancies.** Vacancies among the directors resulting from the death, resignation, incapacity or disqualification of any director, or by reason of an increase in the number of directors due to an amendment of the Bylaws, shall be filled by majority vote of the remaining directors. A director elected to fill a vacancy shall serve for the

unexpired term of the director's predecessor or until such director's successor shall have been duly elected and qualified.

4. **Compensation.** No director of the Corporation shall receive compensation for any service that the director may render to it or reimbursement for any expenses incurred by the director unless and then only to the extent that such services and reimbursement are necessary to carry out the exempt purposes of the Corporation and are reasonable in amount.

5. **Committees.** The Board of Directors may designate one or more committees that shall consist of two or more directors. Such committees shall be designated by resolution of the Board of Directors and shall have the authority of the Board of Directors in the management of the Corporation to the extent provided in said resolution and permitted by law. The Board of Directors shall create a nomination committee which shall nominate persons for election to the Board of Directors at each annual meeting of the Members. The nomination committee shall make as many nominations for election to the Board of Directors as it shall in its discretion determine, but not less than the number of vacancies that are to be filled. Nominations may also be made from the floor at any annual meeting of the Members.

6. **Executive Committee.** The Board of Directors may, by resolution adopted by a majority of the whole Board of Directors, designate two or more directors to constitute an Executive Committee, which committee, to the extent provided in said resolution, shall have and may exercise any or all of the authority of the Board of Directors in the management of the Corporation. The members of the committee may take actions by written consents in lieu of meetings and may participate in meetings by means of conference telephone or similar communications equipment in the same manner as the Board of Directors. The Executive Committee shall keep regular minutes of its proceedings, which shall be recorded in the minute book of the Corporation. The Secretary or an Assistant Secretary of the Corporation may act as Secretary for the committee if the committee so requests.

ARTICLE VI

Meetings of the Board of Directors

1. **Place of Meeting.** All meetings of the Board of Directors, annual, regular, or special, may be held at any place within or without the State of Missouri as may be determined from time to time by resolution or consent of the Board of Directors.

2. **Annual Meetings.** The annual meeting of the Board of Directors of the Corporation shall be held on the first Wednesday in March of each year, commencing in 2005, if not a legal holiday, and if a legal holiday, then on the next secular day following, at 10:00 a.m. At every such annual meeting all directors in office, including any director whose term is expiring, shall fill any vacancies on the Board, whether such vacancy is

due to the expiration of a director's term or otherwise. Every director so elected shall serve for the term for which he or she was elected and until election of his or her respective successor. After the election of directors at an annual meeting, the directors shall transact any and all other business which may be brought before the meeting.

3. **Regular Meetings.** Regular meetings of the Board of Directors of the Corporation shall be held at such times as shall be prescribed by resolution from time to time.

4. **Special Meetings.** Special meetings of the Board of Directors of the Corporation may be held at any time, and for any purpose or purposes.

5. **Notice.** Written or printed notice stating the date, place and hour of the meeting and, in the case of a special meeting, the purpose or purposes for which the meeting is called, shall be delivered not less than five (5) days nor more than forty (40) days before the date of the meeting, either personally or by mail, by or at the direction of the President, or the Secretary, or the officers or persons calling the meeting, to each member of the Board of Directors. If mailed, such notice shall be deemed delivered when deposited in the United States mail addressed to the member of the Board of Directors at his address, as it appears upon the records of the Corporation, with postage thereon prepaid.

6. **Quorum.** At all meetings of the Board of Directors a majority of the whole Board of Directors shall constitute a quorum for the transaction of business. The act of the majority of the directors present at any such quorum shall be the act of the Board of Directors. Less than a quorum of the Board of Directors may adjourn a meeting successively until a quorum is present.

Unless otherwise provided in the Articles of Incorporation, members of the Board of Directors may participate in any meeting of the Board by means of conference telephone or similar communications equipment whereby all persons participating in the meeting can hear each other, and participation in a meeting in this manner shall constitute presence in person at the meeting.

Any action which is required to be or which may be taken at a meeting of the Board of Directors may be taken without a meeting if all the directors severally or collectively sign a written consent which sets forth the action to be taken. Such consents shall have the same force and effect as the unanimous vote of the directors at a meeting duly held and may be stated as such in any certificate or document executed on behalf of the Corporation. The Secretary shall file such consents with the minutes of the meetings of the Board of Directors.

7. **Waiver.** Any notice required to be given to a director by any provision of these Bylaws, the Articles of Incorporation or any law may be waived in writing signed by such director, whether before, at or after the time stated therein, and such waiver shall

be deemed equivalent to the giving of such notice. Attendance of a director at any meeting shall constitute a waiver of notice of such meeting except where such director attends the meeting for the express purpose, and so states at the opening of the meeting, of objecting to the transaction of any business because the meeting is not lawfully called or convened.

ARTICLE VII Officers

1. **General.** The officers of the Corporation shall consist of a President, a Secretary and a Treasurer and such other officers as the Board of Directors may designate from time to time. The President of the Corporation shall be a member of the Board of Directors. Any two or more offices may be held by the same person.

2. **Terms.** The initial officers of the Corporation shall be elected by the initial Board of Directors at the first meeting of that body, to serve at the pleasure of the Board of Directors until the first annual meeting of the Board of Directors or until their successors are duly elected and qualified. At each annual meeting of the Board of Directors thereafter, the Board of Directors shall elect officers to serve at the pleasure of the Board of Directors for a term of one (1) year or until their successors are duly elected and qualified.

3. **Removal.** Any officer elected or appointed by the Board of Directors and any employee or agent of the Corporation may be removed or discharged by the Board of Directors whenever in its judgment the best interest of the Corporation would be served thereby, but such removal shall be without prejudice to the contract rights, if any, of the person so removed.

4. **Compensation.** No officer of the Corporation shall receive compensation for any service that he or she may render to it or reimbursement for any expenses incurred by him or her unless and then only to the extent that such services and reimbursement are necessary to carry out the exempt purposes of the Corporation and are reasonable in amount. Salaries and compensation of all other agents and employees of the Corporation, if any, may be fixed, increased or decreased by the Board of Directors.

5. **Vacancy.** Vacancies caused by the death, resignation, incapacity, removal or disqualification of an officer of the Corporation shall be filled by the Board of Directors at any regular meeting, or at any special meeting called for that purpose, and such person or persons so elected to fill any such vacancy shall serve at the pleasure of the Board.

6. **Delegation of Authority.** The Board of Directors from time to time may delegate any of the functions, powers, duties and responsibilities of any officer to any other officer or to any agent or employee of the Corporation or other responsible person.

In the event of any such delegation, the officer from whom any such function, power, duty or responsibility has been transferred shall be thereafter relieved of all responsibility for the proper performance or exercise thereof.

7. **President.** The President shall be elected from among the members of the Board of Directors and shall preside at all meetings of the Board of Directors. The President shall be the chief executive of the Corporation and shall see that all orders and resolutions of the Board of Directors are carried into effect, execute all documents requiring a seal under the seal of the Corporation and have the general duties, powers and responsibilities of a president of a Corporation. In addition, the President shall have such other or further duties and authority as may be prescribed elsewhere in these Bylaws or from time to time by the Board of Directors.

8. **Vice-President(s).** The Vice-President(s), if one or more are elected, shall work in cooperation with the President, perform such duties as the Board of Directors shall assign to the Vice President(s), and in the absence or incapacity of the President shall be vested with all the powers and perform all the duties of the office of President. The Vice-President(s) shall have the general duties, powers and responsibilities of a vice-president of a Corporation and shall have such other duties and authority as may be prescribed elsewhere in these Bylaws or from time to time by the Board of Directors.

9. **Secretary.** The Secretary shall attend all the meetings of the Board of Directors and shall record or cause to be recorded all votes taken and the minutes of all proceedings thereof in the minute book of the Corporation to be kept for that purpose. The Secretary shall give or cause to be given notice of all meetings of the Board of Directors, shall be the custodian of all the books, papers and records of the Corporation and of the corporate seal, shall affix the seal when authorized by the Board of Directors or the President to all proper instruments, attesting same, and at such reasonable times as may be requested shall permit an inspection of the books, papers and records of the Corporation by any director. The Secretary shall be the administrative and clerical officer of the Corporation under the supervision of the President and the Board of Directors, and the Secretary shall have such other or further duties or authority as may be prescribed elsewhere in these Bylaws or from time to time by the Board of Directors.

10. **Treasurer.** The Treasurer shall have the responsibility for the safekeeping of the funds and securities of the Corporation and shall keep or cause to be kept full and accurate accounts of receipts and disbursements of the Corporation in books belonging to the Corporation. The Treasurer shall keep or cause to be kept all other books of account and accounting records of the Corporation and shall deposit or cause to be deposited all moneys and other valuable effects in the name and to the credit of the Corporation in such depositories as may be designated by the Board of Directors. The Treasurer shall disburse or permit to be disbursed the funds of the Corporation, as may be ordered or authorized generally by the Board of Directors, taking proper vouchers for such disbursements, and shall render to the President and to the Board of Directors, whenever they

may require it, an account of all transactions under the Treasurer's jurisdiction and the financial condition of the Corporation. The Treasurer shall render an annual report of the financial condition of the Corporation to the members of the Board of Directors. The Treasurer shall perform such other duties and shall have such other responsibilities and authority as may be prescribed elsewhere in these Bylaws or from time to time by the Board of Directors and shall have the general duties, powers and responsibilities of a treasurer of a Corporation.

ARTICLE VIII Custodians and Depositories

1. **Depositories and Checks.** The moneys and funds of the Corporation shall be deposited in such manner as the directors shall designate in such banks, trust companies or nonprofit corporations who provide such services as the directors may designate, and shall be drawn out by checks signed in such manner as may be provided by resolution or resolutions adopted by the Board of Directors.

2. **Bond.** Any officer or employee of the Corporation handling money or securities of the Corporation may be bonded at the Corporation's expense in such amounts as may be prescribed by the Board of Directors.

ARTICLE IX Indemnification of Directors, Officers and Others

1. **Direct Action.** The Corporation shall indemnify any person who was or is a party or is threatened to be made a party to or summoned as a witness in any threatened, pending or completed action, suit or proceeding, whether civil, criminal, administrative, arbitrative, legislative, investigative, or of any different kind, other than an action by or in the right of the Corporation, by reason of the fact that such person is or was a director, member, officer, employee or agent of the Corporation, against liability and expenses, including attorneys' fees, judgments, fines and amounts paid in settlement actually and reasonably incurred by such person in connection with such action, suit or proceeding if such person acted in good faith and in a manner such person reasonably believed to be in or not opposed to the best interests of the Corporation and with respect to any criminal action or proceeding, had no reasonable cause to believe the conduct was unlawful. The termination of any action, suit or proceeding by judgment, order, settlement, conviction, or upon a plea of nolo contendere or its equivalent, shall not, of itself, create a presumption that the person did not act in good faith and in a manner which such person reasonably believed to be in or not opposed to the best interests of the Corporation and, with respect to any criminal action or proceeding, had reasonable cause to believe that the conduct was unlawful.

2. **Derivative Claim.** The Corporation shall indemnify any person who was or is a party or is threatened to be made a party to or summoned as a witness in any threatened, pending or completed action, suit or proceeding by or in the right of the Corporation to procure a judgment in its favor by reason of the fact that such person is or was a director, member, officer, employee or agent of the Corporation against liability and expenses, including attorneys' fees, actually and reasonably incurred by such person in connection with the defense or settlement of such action, suit or proceeding if such person acted in good faith and in a manner such person reasonably believed to be in or not opposed to the best interests of the Corporation.

3. **Expenses.** To the extent that a director, member, officer, employee or agent of the Corporation has been successful on the merits or otherwise in defense of any action, suit or proceeding referred to in paragraphs 1 and 2 of this Bylaw or in defense of any claim, issue or matter therein, such person shall be indemnified against expenses, including attorneys' fees, actually and reasonably incurred by such person in connection with the action, suit or proceeding.

4. **Authorization.** Any indemnification under paragraphs 1 and 2 of this Bylaw, unless ordered by a court, shall be made by the Corporation only as authorized in the specific case upon a determination that indemnification of the director, member, officer, employee or agent is proper in the circumstances because such person has met the applicable standard of conduct set forth in this Bylaw. Such determinations shall be made by the Board of Directors by a majority vote of a quorum of directors who were not parties to the action, suit or proceeding, or if such a quorum is not obtainable or, even if obtainable, by independent legal counsel in a written opinion.

5. **Time of Payment.** Expenses incurred in defending a civil or criminal action, suit or proceeding may be paid by the Corporation in advance of the final disposition of the action, suit or proceeding as authorized by a majority vote of a quorum of the Board of Directors in the specific case upon receipt of an undertaking by or on behalf of the respective director, member, officer, employee or agent to repay such amount unless it shall ultimately be determined that such person is entitled to be indemnified by the Corporation as authorized in this Bylaw.

6. **Cumulative Rights.** The indemnification provided by this Bylaw shall not be deemed exclusive of any other rights to which those seeking indemnification may be entitled under any Bylaw, agreement, insurance policy, vote of disinterested directors or otherwise, both as to action in an official capacity and as to action in any other capacity while holding such office, and shall continue as to a person who has ceased to be a director, officer, employee or agent and shall inure to the benefit of the heirs, executors and administrators of such person.

7. **Additional Indemnification.** The Corporation shall have the power to indemnify any person who was or is a party or is threatened to be made a party to any

threatened, pending or completed action, suit or proceeding, whether civil, criminal, administrative or investigative, by reason of the fact that such person is or was a director, officer, employee or agent, or is or was serving at the request of the Corporation as a director, officer, employee or agent of another corporation, partnership, joint venture, trust or other enterprise, against expenses, including attorneys' fees, judgments, fines and amounts paid in settlement, actually and reasonably incurred by such person in connection with such action, suit or proceeding, unless such person's conduct in connection with the matter for which indemnity is sought has been finally adjudged to have been knowingly fraudulent, deliberately dishonest or willful misconduct.

8. **Insurance.** The Corporation may purchase and maintain insurance on behalf of any person who is or was a director, member, officer, employee or agent of the Corporation, against any liability asserted against such person and incurred by such person in any such capacity, or arising out of such person's status as such, whether or not the Corporation would have the power to indemnify such person against such liability under the provisions of this Bylaw.

9. **Rights.** The rights provided to any person by this Bylaw are contractual and shall be enforceable against the Corporation by such person, who shall be presumed to have relied thereon in serving or continuing to serve the Corporation in any of the capacities designated above. The rights provided to any person by this Bylaw shall inure to the benefit of such person's legal representative, and no elimination of or amendment to this Bylaw shall deprive any person of rights hereunder.

ARTICLE X Assessments

As more fully provided in the Declaration, each Member is obligated to pay to the Corporation assessments that are secured by a continuing lien upon the assessed Lot. The Board of Directors shall have complete discretion and control over all assessments made pursuant to the Declaration. If the assessment is not paid within thirty (30) days after the delinquency date, the assessment shall bear interest from the date of delinquency at the rate of twelve percent (12%) per annum, and the Corporation may bring an action at law against the Member personally obligated to pay the same or foreclose the lien against the Lot, and interest, costs and reasonable attorneys' fees of any such action shall be added to the amount of the assessment. No Member may waive or otherwise escape liability for assessments by non-use of the Common Areas or abandonment of a Lot.

ARTICLE XI Dissolution

Upon the Corporation's dissolution, and (1) following the discharge of or making provision for the discharge of the Corporation's liabilities and obligations, and (2) the

returning, transferring or conveying of assets held by the Corporation on a condition requiring such return, transfer or conveyance upon the Corporation's dissolution, the Corporation shall transfer its remaining assets to the Members on a pro rata basis determined by the number of Lots owned by a Member in relation to the total number of Lots contained in the Corporation.

ARTICLE XII **Amendments**

The Board of Directors of the Corporation shall have the power to make, alter, amend and repeal the Bylaws of the Corporation at any regular or special meeting of the Board.

CERTIFICATE

I, the undersigned, hereby certify that I am the Secretary of **Frisco Trails Subdivision Homeowners Association, Inc.**, a Missouri nonprofit corporation, and the keeper of its corporate records; that the foregoing Bylaws were duly adopted by said Corporation's Board of Directors as and for the Bylaws of said Corporation, effective as of _____, 2005; that the foregoing constitute the Bylaws of said Corporation; and that such Bylaws are now in full force and effect.

Dated: _____, 2005

Phillip Stocker

Secretary

EXHIBIT A

A TRACT OF LAND BEING A PART OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 28, RANGE 22, GREENE COUNTY, MISSOURI, BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER; THENCE N88°56'33"W, ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 29.88 FEET FOR A POINT OF BEGINNING; THENCE CONTINUING N88°56'33"W, ALONG SAID SOUTH LINE, 1314.82 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF MEADOW LARK DRIVE; THENCE N02°10'16"W, ALONG SAID RIGHT-OF-WAY LINE, 1191.57 FEET; THENCE S88°36'53"E, 104.45 FEET; THENCE N01°29'49"E, 231.67 FEET; THENCE S88°47'40"E, 526.03 FEET; THENCE N02°15'18"E, 1170.98 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF FARM ROAD "170"; THENCE S84°17'56"E, ALONG SAID RIGHT-OF-WAY LINE, 214.18 FEET; THENCE S88°35'18"E, CONTINUING ALONG SAID RIGHT-OF-WAY LINE, 355.00 FEET; THENCE S43°15'06"E, 140.18 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF FARM ROAD "135"; THENCE S01°54'34"W, ALONG SAID RIGHT-OF-WAY LINE, 228.62 FEET TO THE CENTERLINE OF THE ABANDONED PACIFIC RAILROAD COMPANY RIGHT-OF-WAY; THENCE S15°21'25"W, ALONG SAID CENTERLINE, 1200.39 FEET; THENCE SOUTHERLY THROUGH A CURVE TO RIGHT, SAID CURVE HAVING A RADIUS OF 1906.73 FEET, A DELTA ANGLE OF 20°49'42", A CHORD BEARING OF S25°46'16"W, A CHORD DISTANCE OF 689.33 FEET, AN ARC LENGTH OF 693.14 FEET; THENCE S88°50'53"E, 565.25 FEET TO THE WEST RIGHT-OF-WAY LINE OF FARM ROAD "135"; THENCE S02°08'52"W, ALONG SAID WEST RIGHT-OF-WAY LINE, 452.99 FEET TO THE POINT OF BEGINNING, SUBJECT TO ALL EASEMENTS, AND RESTRICTIONS OR RECORD. CONTAINING 50.42 ACRES. EXCEPT THE FOLLOWING: A TRACT OF LAND BEING A PART OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 28, RANGE 22, GREENE COUNTY, MISSOURI, BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER; THENCE N88°56'33"W, ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 1001.24 FEET FOR A POINT OF BEGINNING; THENCE CONTINUING N88°56'33"W, ALONG SAID SOUTH LINE, 343.47 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF MEADOW LARK DRIVE; THENCE N02°10'16"E, ALONG SAID RIGHT-OF-WAY LINE, 20.00 FEET; THENCE S88°56'33"E, 320.09 FEET; THENCE N46°11'37"E, 285.39 FEET TO THE BEGINNING OF A CURVE TO THE LEFT; THENCE NORTHEASTERLY ALONG SAID CURVE HAVING A RADIUS OF 1876.73 FEET, A DELTA ANGLE OF 30°48'57", A CHORD BEARING OF N30°47'09"E, A CHORD DISTANCE OF 997.25 FEET, AND ARC LENGTH OF 1009.37 FEET; THENCE N15°22'41"E, 847.97 FEET; THENCE S87°43'27"E, 30.49 FEET TO A POINT ON THE CENTERLINE OF THE ABANDONED PACIFIC RAILROAD COMPANY RIGHT-OF-WAY; THENCE S15°21'25"W, ALONG SAID CENTERLINE, 854.73 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT; THENCE SOUTHWESTERLY ALONG SAID CURVE

Having a radius of 1906.73 feet, a delta angle of 33°45'53" W, a chord distance of 1013.19 feet, an arc length of 1025.50 feet; thence S46°10'21" W, continuing along said centerline, 283.44 feet to the point of beginning. Subject to all easements and restrictions of record. Containing [1.638??] acres more or less.

REASURERS COPY

Common Area

FRISCO TRAILS SUBDIVISION

GREENE COUNTY, MISSOURI

