



**City Planning and Development Department –  
Development Services**

**DATE:** June 29, 2015  
**TO:** Marilyn Sanders, City Clerk  
**FROM:** Dion E. Waldon, MPA, P.E., Manager, Land Development Division (LDD)  
City Planning and Development  
**SUBJECT:** Tiffany Lakes 3<sup>rd</sup> Plat (SD0864D)

All the requirements of this office have been met.

*DEW*  
Dion E. Waldon, P.E., MPA  
Land Development Division  
Division Manager

DEW:prp

**RECEIVED BY  
THE CITY CLERK**

JUN 29 2015



# PLAT REVIEW GROUP

## TAX CLEARANCE MEMO

Date: 6-29-15

To: Tammy Queen, City Treasurer

From: PAM POWELL

Subject: TIFFANY LAKES 3rd PLAT

The following are the only plat and parcel numbers affecting the above referenced property:

See attached K-PIN

Plat Reviewer: Pamela Powell

Proposed Plat **TIFFANY LAKES 3RD PLAT** Parent Parcels

KIVA\_PIN

207832  
207833  
211900





# PLATTE COUNTY TAX RECEIPT

## 2013 REAL ESTATE

**Sheila L. Palmer, Collector**

Administrative Building  
415 Third St. Room 212  
Platte City, MO 64079  
PHONE: 816-858-3356

TIFFANY LAND DEVELOPMENT CO  
13864 W 57TH ST  
SHAWNEE KS 66216

PARCEL ID#: 18-9.0-30-100-001-040.000  
SEC, TWN, RNG: 30-52-33  
ACRES: 44.50  
TAX DISTRICT#: 11  
GROUP CD: 0 M-CODE: 0  
PHYSICAL ADDRESS:  
TOTAL APPRAISED: 29,584

### Property Description

ALL THAT E 1/2 OF SAID 1/4 SEC

	Assessed Land	Assessed Structure	SUBTOTALS
Residential	0	0	0
Agricultural	3,550	0	3,550
Commercial	0	0	0
<b>SUBTOTALS</b>	<b>3,550</b>	<b>0</b>	<b>3,550</b>
<b>TOTAL ASSESSED VALUATION</b>			<b>3,550</b>

Tax District	Levy per \$100	Total Tax
State Blind Pension Fund	0.0300	1.07
County	0.0100	0.36
Health Department	0.0800	2.84
PC Board of Svcs for Dev Disabled	0.1300	4.62
Mental Health	0.1000	3.55
Mid-Continent Public Library	0.3200	11.36
Senior Citizen Levy	0.0500	1.78
Platte County R-3 School	4.5989	163.26
Platte City Special Road	0.2150	7.63
Kansas City	1.5932	56.56
		<b>253.03</b>



Date Printed: 06/11/2014

# PAID

VALIDATED BY  
PLATTE COUNTY COLLECTOR  
PLATTE COUNTY AUDITOR

DATE: 12/31/2013 AMOUNT PAID: 253.03 TRANSACTION #: 551374

## REAL ESTATE TAX RECEIPTS CANNOT BE USED TO LICENSE VEHICLES



**Show**

Home

Back

**NAME AND ADDRESSES**

Location Address: 11098 N COSBY AVE KANSAS CITY MO 64154  
Mailing Address: 13864 W 57TH ST SHAWNEE KS 662165012  
Owner Name: TIFFANY LAND DEVELOPMENT CO

**PARCEL BALANCE**

Total Balance: \$0.00

**SPECIAL ASSESSMENTS<sup>0</sup>** **PENDING ASSESSMENTS<sup>0</sup>** **PARCEL DESCRIPTION**  
**ACTIVE SPECIAL ASSESSMENTS** **HISTORICAL ASSESSMENTS**

There are no active special assessments for this parcel.



*Agents National Title  
Insurance Company*

**ALTA Commitment Form**

**COMMITMENT FOR TITLE INSURANCE**

**Issued by**

***Agents National Title Insurance Company***

Agents National Title Insurance Company, a Missouri corporation ("Company"), for a valuable consideration, commits to issue its policy or policies of title insurance, as identified in Schedule A, in favor of the Proposed Insured named in Schedule A, as owner or mortgagee of the estate or interest in the land described or referred to in Schedule A, upon payment of the premiums and charges and compliance with the Requirements; all subject to the provisions of Schedules A and B and to the Conditions of this Commitment.

This Commitment shall be effective only when the identity of the Proposed Insured and the amount of the policy or policies committed for have been inserted in Schedule A by the Company.

All liability and obligation under this Commitment shall cease and terminate ninety days after the Effective Date or when the policy or policies committed for shall issue, whichever first occurs, provided that the failure to issue the policy or policies is not the fault of the Company.

The Company will provide a sample of the policy form upon request.

IN WITNESS WHEREOF, Agents National Title Insurance Company has caused its corporate name and seal to be affixed by its duly authorized officers on the date shown in Schedule A.\*\*

*Issued by and through its Authorized Agent:*

**Continental Title Company (OP)**  
**8455 College Blvd**  
**Overland Park, KS 66210**  
**(913) 338-3232**



# Continental

## TITLE COMPANY

Agent for  
*Agents National Title Insurance Company*

### COMMITMENT FOR TITLE INSURANCE

#### SCHEDULE A

1. Commitment Date: **6/01/2015 at 8:00AM** Commitment No. **15091924**
2. Policy or Policies to be issued:
  - a. Owner's Policy (ALTA 2006): \$  
Proposed Insured: **Darrin Sherry and/or assigned**
  - b. Loan Policy (ALTA 2006): \$  
Proposed Insured: **Cash Transaction,**
3. Fee Simple interest in the land described in this Commitment is owned, at the Commitment Date, by:  
**Tiffany Lakes Development Company, LLC, a Missouri limited liability company**
4. The land referred to in this Commitment is described as follows:

**All that part of the Northeast Quarter of Section 30, Township 52, Range 33, in the City of Kansas City, Platte County, Missouri, described as follows: Beginning at the Northeast corner of the Northeast Quarter of said Section 30; thence South 00 degrees 05 minutes 27 seconds West, along the East line of the Northeast Quarter of said Section 30, a distance of 1837.42 feet to the Northeast corner of TIFFANY LAKES, a subdivision of land in Kansas City, Platte County, Missouri; thence North 81 degrees 00 minutes 00 seconds West along the Northerly line of said TIFFANY LAKES, a distance of 341.64 feet; thence North 9 degrees 00 minutes 00 seconds East along the Northerly line of said TIFFANY LAKES, a distance of 155.64 feet; thence North 16 degrees 00 minutes 00 seconds West along the Northerly line of said TIFFANY LAKES, a distance of 144.53 feet; thence South 79 degrees 00 minutes 00 seconds West along the Northerly line of said TIFFANY LAKES, a distance of 220.38 feet; thence North 40 degrees 00 minutes 00 seconds West along the Northerly line of said TIFFANY LAKES, a distance of 154.34 feet; thence North 26 degrees 38 minutes 40 seconds West along the Northerly line of said TIFFANY LAKES, a distance of 60.00 feet to the most Northerly corner of said TIFFANY LAKES, said point also being the most Easterly corner of TIFFANY LAKES 2<sup>ND</sup> PLAT, a subdivision of land in Kansas City, Platte County, Missouri; thence North 18 degrees 01 minutes 00 seconds West along the Northerly line of said TIFFANY LAKES 2<sup>ND</sup> PLAT, a distance of 78.25 feet; thence North 60 degrees 37 minutes 37 seconds West along the Northerly line of said TIFFANY LAKES 2<sup>ND</sup> PLAT, a distance of 211.67 feet to the Northwest corner of Lot 1, of said TIFFANY LAKES 2<sup>ND</sup> PLAT; thence North 7 degrees 00 minutes 50 seconds East, a distance of 262.82 feet; thence North 34 degrees 12 minutes 48 seconds East, a distance of 112.69 feet; thence North 11 degrees 08 minutes 15 seconds East, a distance of 846.54 feet to a point on the North line of the Northeast Quarter of said Section 30; thence South 89 degrees 52 minutes 45 seconds East, along**



**the North line of the Northeast Quarter of said Section 30, a distance of 647.98 feet to the Point of Beginning, subject to that part, if any, in streets, roadways, highways or other public right-of-ways.**

Closer: **Niki Colvin**  
**6014 N. 9 Hwy Ste C**  
**Parkville, MO 64152**  
**(816) 437-7242 Bus**

**SCHEDULE B SECTION I  
REQUIREMENTS**

Instruments in insurable form which must be executed, delivered and duly filed for record:

- A. Pay the agreed amounts for the interest in the land and/or the mortgage to be insured.
- B. Pay us the premiums, fees and charges for the policy.
- C. Documents satisfactory to us creating the interest in the land and/or the mortgage to be insured must be signed, delivered and recorded:
- D. You must tell us in writing the name of anyone not referred to in this Commitment who will get an interest in the land or who will make a loan on the land. We may then make additional requirements or exceptions.
- E. The Seller in the proposed transaction is Tiffany Lakes Development, LLC, a Missouri limited liability company, regarding this matter we require: (i) evidence of good standing in the state of said limited liability company's formation, (ii) a copy of its Articles of Organization, (iii) a copy of its Operating Agreement, any amendments thereto and any assignments of membership interests, (iv) written consents signed by the necessary number of members and/or managers necessary under the Operating Agreement to authorize the proposed transaction, and (v) recording of the proposed document(s) executed by the manager(s) or managing member(s) authorized to sign legal documents under the Operating Agreement.
- F. Continental Title has made no requirements with regard to the proposed insured. In the event a loan policy is requested, we reserve the right to make further requirements we may deem necessary or advisable.
- G. If there has been construction, improvements or repairs to or on the property in the last 12 months, or a portion of the loan proceeds will be used for such, then unrecorded mechanics lien coverage will not be furnished unless arrangements are made prior to closing.  
  
If the transaction is a sale covered by Section 429.016.1 to 429.016.31, that is, (1) the Land is not owner occupied – unless it is residential real property of five or more units; and (2) the Land is considered “residential real property” as defined in the statute; and (3) the purchaser is a bona fide purchaser for value, then the following requirements must be met for mechanic’s lien coverage:
  - 1. The owner must record a Notice of Intended Sale satisfactory to the Company in all counties in which the Land is located not less than 45 days prior to the intended closing date;
  - 2. The actual closing date cannot be earlier than the date set forth in the above to the above Notice;
  - 3. If the Land is 1-4 family, proof satisfactory to the Company that the Land is not owner occupied;
  - 4. Recorded Notices of Rights, if any, are addressed to the satisfaction of the Company;
  - 5. The owner (and spouse, if any) executes the Company’s Construction Lien Indemnity Agreement.
- H. Properly executed Warranty Deed from Tiffany Lakes Development Company, LLC, a Missouri limited liability company to Darrin Sherry and/or assigned.
- I. Properly executed Owner’s Affidavit by Tiffany Lakes Development Company, LLC, a Missouri limited liability company.
- J. Payment of Assessments, Dues and/or Liens levied by the Homeowners Association of said Subdivision, if any.
- K. Payment of Special Assessments and/or Taxes levied by the City of Kansas City, if any.

**NOTE:** If there is a transfer of title, a Certificate of Value (COV) executed by the Grantee must be filed with the Deed or Instrument transferring title if the property is located in the County of Jackson County.

**CLOSING INFORMATION NOTE:** If the closing for the subject property is to be conducted by **Continental Title Company (OP)**, we require all monies due from the purchase to be in the form of a Cashier's Check,

Commitment No. **15091924**

Certified Check or Wire Transfer. If the sale proceeds of any "payoffs" pursuant to the closing require "Good Funds" then monies received by us for such must be by bank or wire transfer.

The above applies to all closings unless other specific arrangements are made. Due to wide variances in banking practices and lack of control over funds "on the wire" we cannot accept financial responsibility for delays in the clearing of funds.

"Notice regarding closing protection letter coverage: Unless a closing protection letter is issued to the Lender, Buyer, and or Seller and the fee for the letter has been paid, their respective interests in the closing or settlement are not protected by Agents National Title Insurance Company as described in 381.058.3 RSMO"

**SCHEDULE B SECTION II**  
**EXCEPTIONS**

Schedule B of the policy or policies issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the Company.

1. Rights or Claims of parties in possession not shown by the public records.
2. Encroachments, overlaps, boundary line disputes, shortages in area or other matters which would be disclosed by an accurate survey or inspection of the premises.
3. Easements, or claims of easements, not shown by public records.
4. Any liens, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.
5. Taxes or special assessments which are not shown as existing liens by the public records.
6. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof; but prior to the date proposed insured acquires for value the estate or interest or mortgage thereon covered by the commitment.
7. State, County and/or City Taxes for the year 2015, and subsequent years. Those taxes and special assessments, which become due and payable subsequent to Date of Policy.
8. Permanent Sewer Easement granted to the City of Kansas City, Missouri, as more fully set forth in the instrument recorded as Document No. 0009084 in Book 928 at Page 770.
9. Aviation and Noise Easement granted to the City of Kansas City, Missouri, as more fully set forth in the instrument recorded as Document No. 0017751 in Book 915 at Page 583.
10. Aviation and Noise Easement granted to the City of Kansas City, Missouri, as more fully set forth in the instrument recorded as Document No. 0017752 in Book 915 at Page 584.
11. Aviation and Noise Easement granted to the City of Kansas City, Missouri, as more fully set forth in the instrument recorded as Document No. 2006011863 in Book 1086 at Page 13.
12. Temporary Easement granted to the City of Kansas City, Missouri, as more fully set forth in the instrument recorded as Document No. 011864 in Book 1086 at Page 14.
13. Tenancy rights, either as month to month or by virtue of written lease of any party now in possession of the premises in question.
14. That portion of the subject property, if any, taken, used or deeded for road, street, highway, right of way, easement and/or ingress-egress purposes.
15. Easement granted to City of Kansas City, as more fully set forth in the instrument recorded as Document No. 2014007023 in Book 1230 at Page 56.
16. Easement granted to City of Kansas City, as more fully set forth in the instrument recorded as Document No. 2014007024 in Book 1230 at Page 57.
17. Easement granted to City of Kansas City, as more fully set forth in the instrument recorded as Document No. 2014007022 in Book 1230 at Page 55.
18. Easement granted to City of Kansas City, as more fully set forth in the instrument recorded as Document No. 2014007027 in Book 1230 at Page 60.
19. Easement granted to City of Kansas City, as more fully set forth in the instrument recorded as Document No. 2014007026 in Book 1230 at Page 59.
20. Easement granted to City of Kansas City, as more fully set forth in the instrument recorded as Document No. 2014007021 in Book 1230 at Page 54.

21. Restrictions contained in the instrument recorded as Document No. 2000008430 in Book 928 at Page 121 and amended as Document No. 2000008483 in Book 928 at Page 173; Document No. 2013008098 in Book 1211 at Page 819; Document No. 2014005035 in Book 1228 at Page 73 and Limited Assignment of Development Rights recorded as Document No. 2014005045 in Book 1228 at Page 83, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604.
22. Terms and provisions of the Homes Association Declaration recorded as Document No. 2000008430 in Book 928 at Page 121 and amended as Document No. 2000008483 in Book 928 at Page 173; Document No. 2013008098 in Book 1211 at Page 819; Document No. 2014005035 in Book 1228 at Page 73 and Limited Assignment of Development Rights recorded as Document No. 2014005045 in Book 1228 at Page 83, providing among other things for annual assessments to be levied against said property.

NOTE: The closer is to call the Homes Association for a written zero (\$0.00) balance statement.

23. Upon completion and subsequent occupancy of any new construction, the Platte County Assessor may reassess the premises in question to include any improvements thereon. This occupancy tax would be the responsibility of the new owner. Therefore, our policy, when issued, will include an exception as follows:  
"Retroactive assessments, if any, for occupancy taxes against the premises in question."
24. Tenancy rights, either as month to month or by virtue of written lease of any party now in possession of the premises in question.
25. Judgments, Tax Liens, if any, against the proposed buyers.

## NOTES

**NOTE 1:** The Title Agent issuing this Commitment is Furnishing a 24 Month Chain of Title for informational purposes only and the Company has no liability for any of the information provided:

Warranty Deed from Tiffany Land Development Company, L.L.C., a Missouri limited liability company to Tiffany Land Development Company LLC, a Missouri limited liability company recorded May 15, 2014 as Document No. 2014005036 in Book 1228 at Page 74.

General Warranty Deed from Blackacre Development Company, Inc. to Tiffany Land Development Company, L.L.C. recorded October 29, 1998 as Document No. 19318 in Book 893 at Page 747.

**NOTE 2:** For informational purposes only we submit the following tax figures and property address, if known. We assume no liability for the correctness of same.

Commonly known as: **See Legal, Kansas City, MO**

Based upon **2014** figures

Tax ID No. **18-9.0-30-100-001-041.000**

Assessed Value: \$2,199

County Tax Rate **\$157.98 paid**

City Tax Rate **\$included**

Delinquent General Taxes, if any: **none**

Title Officer: **Tina Marie Palmer**  
**8455 College Blvd**  
**Overland Park, KS 66210**  
**(913) 338-3232 Bus**



*Agents National Title  
Insurance Company*

#### CONDITIONS

1. The term mortgage, when used herein, shall include deed of trust, trust deed, or other security instrument.
2. If the proposed Insured has or acquired actual knowledge of any defect, lien, encumbrance, adverse claim or other matter affecting the estate or interest or mortgage thereon covered by this Commitment other than those shown in Schedule B hereof, and shall fail to disclose such knowledge to the Company in writing, the Company shall be relieved from liability for any loss or damage resulting from any act of reliance hereon to the extent the Company is prejudiced by failure to so disclose such knowledge. If the proposed Insured shall disclose such knowledge to the Company, or if the Company otherwise acquires actual knowledge of any such defect, lien, encumbrance, adverse claim or other matter, the Company at its option may amend Schedule B of this Commitment accordingly, but such amendment shall not relieve the Company from liability previously incurred pursuant to paragraph 3 of these Conditions.
3. Liability of the Company under this Commitment shall be only to the named proposed Insured and such parties included under the definition of Insured in the form of policy or policies committed for and only for actual loss incurred in reliance hereon in undertaking in good faith (a) to comply with the requirements hereof, or (b) to eliminate exceptions shown in Schedule B, or (c) to acquire or create the estate or interest or mortgage thereon covered by this Commitment. In no event shall such liability exceed the amount stated in Schedule A for the policy or policies committed for and such liability is subject to the insuring provisions and Conditions and the Exclusions from Coverage of the form of policy or policies committed for in favor of the proposed Insured which are hereby incorporated by reference and are made a part of this Commitment except as expressly modified herein.
4. This Commitment is a contract to issue one or more title insurance policies and is not an abstract of title or a report of the condition of title. Any action or actions or rights of action that the proposed Insured may have or may bring against the Company arising out of the status of the title to the estate or interest or the status of the mortgage thereon covered by this Commitment must be based on and are subject to the provisions of this Commitment.



# Continental TITLE COMPANY

Continental Title Company

## PRIVACY POLICY

### **We Are Committed to Safeguarding Customer Information**

In order to better serve your needs now and in the future, we may ask you to provide us with certain information. We understand that you may be concerned about what we will do with such information - particularly personal or financial information. We agree that you have a right to know how we will utilize the personal information you provide us. Therefore, we have adopted this Privacy Policy to govern the use and handling of your personal information.

### **Applicability**

This Privacy Policy governs our use of the information, which you provide us. It does not govern the manner in which we may use information we have obtained from any other source, such as information obtained from a public record or from another person or entity.

### **Types of Information**

Depending upon which of our services you are utilizing, the types of nonpublic personal information that we may collect include:

- Information we receive from you on applications, forms and in other communications to us, whether in writing, in person, by telephone or any other means;
- Information about your transactions with us, our affiliated companies, or others;
- And Information we receive from a consumer-reporting agency.

### **Use of Information**

We request information from you for our own legitimate business purposes and not for the benefit of any nonaffiliated party. Therefore, we will not release your information to nonaffiliated parties except: (1) as necessary for us to provide the product or service you have requested us; or (2) as permitted by law. We may, however, store such information indefinitely, including the period after which any customer relationship has ceased. Such information may be used for any internal purpose, such as quality control efforts or customer analysis. We may also provide all the types of nonpublic personal information listed above to one or more of our affiliated companies. Such affiliated companies include financial service providers, such as title insurers, property and casualty insurers, and trust and investment advisory companies, or companies involved in real estate services, such as appraisal companies, home warranty companies, and escrow companies. Furthermore, we may also provide all the information we collect, as described above, to companies that perform marketing services on our behalf, on behalf of our affiliated companies, or to other financial institutions with whom we or our affiliated companies have joint marketing agreements.

### **Former Customer**

Even if you are no longer our customer, our Privacy Policy will continue to apply to you.

### **Confidentiality and Security**

We will use our best efforts to ensure that no unauthorized parties have access to any of your information. We restrict access to nonpublic personal information about you to those individuals and entities that need to know that information to provide products or services to you. We will use our best efforts to train and oversee our employees and agents to ensure that your information will be handled responsibly and in accordance with this Privacy Policy. We currently maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard your nonpublic personal information.





*Agents National Title  
Insurance Company*

Privacy Policy Notice as of March 28, 2006

## **PURPOSE OF THIS NOTICE**

Agents National Title Insurance Company (“Agents National Title”) and the above names Agent (the “Agent”) share your concerns about privacy. Each Company is committed to respecting the privacy of our policyholders. Therefore, in accordance with Federal and State laws and regulations, we are providing you with this notice of how we might use the information about you which we gather in the process of issuing our policy of title insurance.

Title V of the Gramm-Leach-Bliley Act (GLBA) and the laws of the State in which you reside generally prohibit us from sharing nonpublic personal information about you with a third party unless we provide you with this notice of our privacy policies and practices, such as the type of information that we collect about you and the categories of persons or entities to whom that information may be disclosed. In compliance with the GLBA and the laws of this State, we are providing you with this document, which notifies you of the privacy policies and practices of Agents National Title and the Agent.

## **OUR PRIVACY POLICIES AND PRACTICES**

### **I. Information we collect and sources from which we collect it:**

We do not collect any nonpublic personal information about you other than the following:

Information we receive from you or from your attorney, or other representatives on applications or other forms;

Information about your transactions with us, our affiliates or our agents.

In addition, we may collect other nonpublic personal information about you from individuals and companies other than those proposed for coverage.

Unless it is specifically stated otherwise in an amended Privacy Policy Notice, no additional information will be collected about you.

### **II. Information we disclose to third parties:**

In the course of our general business practices, we may disclose the information that we collect (as described above) about you or others without your permission to the following types of institutions for the reasons described:

To a third party such as a surveying, real estate tax research or municipal data firm of the disclosure will enable that party to perform a business, professional or insurance function for us;

To an insurance institution, agent or credit reporting agency in order to detect or prevent criminal activity, fraud or misrepresentation in connection with an insurance transaction;

To an insurance institution, agent or credit reporting agency for either this Company or the entity to which we disclose the information to perform a function in connection with an insurance transaction involving you;

To an insurance regulatory authority, law enforcement, or other governmental authority in order to protect our interests in preventing or prosecuting, fraud, or if we believe that you have conducted illegal activities;

To an actuarial or research organization for the purpose of conducting actuarial or research studies.

The disclosures described above are permitted by law.

**WE DO NOT DISCLOSE ANY NONPUBLIC PERSONAL INFORMATION ABOUT YOU WITH AFFILIATES OR NON-AFFILIATED THIRD PARTIES FOR ANY PURPOSE THAT IS NOT SPECIFICALLY PERMITTED BY LAW.**

**III. Your right to access and amend your personal information:**

You have the right to request access to the personal information that we record about you. Your right included the right to know the source of the information and identity of the persons, institutions or types of institutions to whom we have disclosed such information within 2 years prior to your request. Your right includes the right to view such information and copy it in person, or request that a copy of it be sent to you by mail (for which we may charge you a reasonable fee to cover our costs). Your right also includes the right to request corrections, amendments or deletions of any information in our possession. The procedures that you must follow to request access to or an amendment of your information are as follows:

To obtain access to your information from Agents National Title: You should submit a request in writing to Agents National Title Insurance Company, Attention: National Risk Department, 1207 West Broadway, Ste C, Columbia, MO 65203. The request should include your name, address, policy number, telephone number, and the information to which you would like access. The request should state whether you would like access in person or a copy of the information sent to you by mail. Upon receipt of your request, we will contact you within 30 business days to arrange providing you with access in person or the copies that you have requested.

To obtain access to your information from the above named Agent: You should submit your written request including the specified information to the address state at the top of page 1. The request should include the same information mentioned above for request to Agents National Title.

To correct, amend, or delete any of your information: You should submit a request in writing to the address referenced directly above. The request should include your name, address, policy number, telephone number, the specific information in dispute, and the identity of the document or record that contains the disputed information. Upon receipt of your request, we will contact you within 30 business days to notify you either that we have made the correction, amendment or deletion, or that we refuse to do so and the reasons for the refusal which you will have an opportunity to challenge.

**IV. Our practices regarding information confidentiality and security:**

We restrict access to nonpublic personal information about you to those employees who need to know that information in order to provide products or services to you. We maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard your nonpublic person information.

**V. Our Policy regarding dispute resolution:**

Any controversy or claim arising out of or relating to our privacy policy, or the breach thereof, shall be settled by arbitration in accordance with the rules of the American Arbitration Association, and judgment upon the award rendered by the arbitrator(s) maybe entered in any court having jurisdiction thereof.

**VI. Reservation of the right to disclose information in unforeseen circumstances:**

In connection with the potential sale or transfer of its interest, Agents National Title and Agent and their respective affiliates reserve the right to sell or transfer your information (including but not limited to your address, name, age, sex, zip code, state and country of residency and other information that you provide through other communications) to a third party entity that (1) concentrates its business in a similar practice or service; (2) agrees to be successor in interest of Agents National Title or the Agent with regard to the maintenance and protection of the information collected; and (3) agrees to the obligations of this privacy statement.

# **AYLETT SURVEY & ENGINEERING COMPANY**

LAND SURVEYING ~ LAND PLANNING ~ CIVIL ENGINEERING

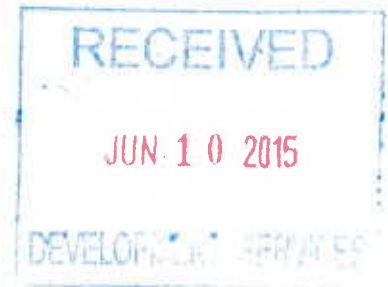
201 NW 72nd STREET ~ GLADSTONE, MO 64118-1821

Phone: (816) 436-0732 ~ Fax: (816) 436-0767

## **Sam A. Aylett P.L.S.**

June 5, 2015

City Planning and Development Department – Development Services  
Attn: Jerald Windsor, Plans Management (QCR)  
Permits Division, Plans Management Branch  
City Hall, 414 E. 12<sup>th</sup> Street, 5<sup>th</sup> Floor, Kansas City, Missouri 64106



Plat Reviewer:

Pam Powell

Land Development

Development Services – Plat Review Group

City Planning and Development Department

5<sup>th</sup> Floor, City Hall, 414 E. 12<sup>th</sup> Street

Kansas City, Missouri 64106

**Re: TIFFANY LAKES – 3<sup>RD</sup> PLAT**  
Final Plat – Comment Response Letter  
SD #0864D

Dear Pam:

In response to the final plat review comments we have addressed as follows:

#### **4. LDD Plat Review:**

We have deleted the reference to the R7.5 zoning in the “Private Open Space” Language.

**Signature Block:** The new Council Signature Block has been added to the Plat.

#### **Surveyor’s Certification and Seal:**

The Surveyor’s certification and seal have been added to the plat along with the required signatures.

#### **6. Law:**

We have reviewed the second supplement and even though it does not mention Tiffany Lakes 3<sup>rd</sup> Plat, it does cover the area of Tiffany Lakes 3<sup>rd</sup> Plat. The client has been in contact with the Law Department and has resolved this issue.

#### **Updated Title Work :**

Per updated title work from Continental Title Company Commitment No. 15091924 dated June 1, 2015 at 8:00 am. Items No. 8, 9, 10, 12, 16, 17, & 18 are not applicable and are not shown on the plat. I am attaching a copy of the new recorded Aviation and Noise Easement in Book 1230 at Page 58 that did not

show up in the title commitment.

**2014 Paid Tax Receipt :**

A copy of the 2014 paid Tax Receipt has been provided.

If you have any questions or need additional information, call me at 436-0732.

Sincerely,

**Aylett Survey & Engineering Company**

A handwritten signature in black ink that reads "Sam A. Aylett". The signature is written in a cursive style with a long horizontal stroke at the end.

Sam A. Aylett, PLS

encl.

