

-200 0 200 400 600

BASIS OF BEARING = NAD 83 KANSAS SOUTH ZONE

DESCRIPTION:

TRACT 1

A portion of the North Half of the Southeast Quarter of Section 1, Township 19 South, Range 5 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 10th day of February, 2023:

Beginning at the Northeast corner of said Southeast Quarter; thence on a NAD 83 Kansas South Zone bearing of South 00°06'27" East on the East line of said North Half of the Southeast Quarter a distance of 363.53 feet; thence North 86°19'58" West a distance of 152.88 feet; thence North 73°08'05" West a distance of 106.86 feet; thence South 83°44'32" West a distance of 95.67 feet; thence South 51°08'39" West a distance of 110.81 feet; thence South 51°08'39" West a distance of 92.73 feet; thence North 89°25'28" West a distance of 80.27 feet; thence North 00°06'27" West parallel with the said East line a distance of 451.03 feet to the North line of Southeast Quarter; thence North 89°07'16" East on said North line a distance of 588.93 feet to the point of beginning.

Containing 5.00 Acres and subject to any easements or restrictions of record.

TRACT 2

A portion of the North Half of the Southeast Quarter of Section 1, Township 19 South, Range 5 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 10th day of February, 2023:

Commencing at the Northeast corner of said Southeast Quarter; thence on a NAD 83 Kansas South Zone bearing of South 00°06'27" East on the East line of said North Half of the Southeast Quarter a distance of 363.53 feet to the point of beginning; thence continuing thence South 00°06'27" East on said East line a distance of 151.40 feet to the Northeast corner of a parcel described in Book 667, Page 57156 at the McPherson County Register of Deeds Office; thence South 88°57'06" West on the North line of said parcel a distance of 613.01 feet to the Northwest corner of said parcel; thence South 00°07'14" East on the West line of said parcel a distance of 799.97 feet to the South line of said North Half; thence South 88°56'58" West on said South line a distance of 2042.03 feet to the Southwest corner of said North Half; thence North 00°08'35" East on the West line of said North Half a distance of 1322.87 feet to the Northwest corner of said Southeast Quarter; thence North 89°07'16" East on the North Line of said Southeast Quarter a distance of 2042.03 feet; thence South 00°06'27" East parallel with said East line a distance of 451.03 feet; thence South 89°25'28" East a distance of 80.27 feet; thence North 51°08'39" East a distance of 92.73 feet; thence North 51°08'39" East a distance of 110.81 feet; thence North 83°44'32" East a distance of 95.67 feet; thence South 73°08'05" East a distance of 106.86 feet; thence South 86°19'58" East a distance of 152.88 feet to the point of beginning.

Containing 63.48 Acres and subject to any easements or restrictions of record.

SURVEYOR'S NOTE:

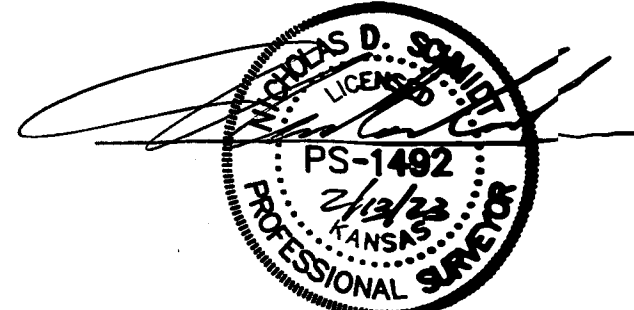
- Survey was made as per client request and no title work has been provided to the surveyor; therefore, the number and extent of easements and/or rights-of-way of record affecting said property has not been verified by this Survey.
- Tract split shown hereon has not been approved by McPherson County Planning and Zoning.

LEGEND

- △ - Sectional Monument Found
- - Survey Monument Found
- - 5/8" x 24" Iron Rebar Set w/GSS CLS 52 Cap
- (M) - Measured
- (PS) - Previous Survey by LS 1201 11/30/1999
- (R) - Record measurement
- P.O.B. - Point of Beginning
- P.O.C. - Point of Commencement

SURVEYOR'S CERTIFICATE:

I hereby certify this plat to be a true, correct and complete representation of the property described hereon, as surveyed under my supervision, this 13th day of February, 2023.



Prepared For:

LOIS BAKER

Description:

A PORTION OF THE N 1/2 SE 1/4 SECTION 1, T19S, R5W McPHERSON COUNTY, KANSAS

Prepared By:

Garber Surveying Service, P.A.



HUTCHINSON
 2908 North Plum St. 67502
 Ph. 620-665-7032
 (Main Office)

BRANCH OFFICES:
 McPHERSON Ph. 620-241-4441
 SALINA Ph. 785-404-6302
 MANHATTAN Ph. 785-320-4810
 NEWTON Ph. 316-283-5053
 WICHITA Ph. 316-260-9933

Drawn By: KDZ

Scale: 1"=200'

Date of Field Work: January 12, 2023

Job No:

Checked By: NDS

Date: 02/13/2023

Sheet 1 of 1 Sheet(s)

G2022-1014