NE Cor. NE 1/4 Sec. 11, T20S, R2W

Fd. 5/8" Rebar

## LEGEND

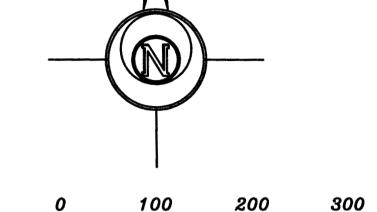
 $\Delta$  - Sectional Monument Found

O - Survey Monument Found
 O - 5/8" x 24" Rebar Set w/GSS Cap

(C) - Calculated

(M) — Measured (PL) — Platted

P.O.B. - Point of Beginning



BASIS OF BEARING = NAD 83 KANSAS SOUTH ZONE

## DESCRIPTION: Parcel 1 (Existing Parcel)

Lot 2, Block 2, The Gardens, a Subdivision in the North Half of the North Half of the Northeast Quarter of Section 11, Township 20 South, Range 2 West of the 6th Principal Meridian, McPherson County, Kansas.

Containing **2.565 Acres** and subject to any easements or restrictions of record.

## Parcel 2

A portion Tract 1, The Gardens, a Subdivision in the North Half of the North Half of the Northeast Quarter of Section 11, Township 20 South, Range 2 West of the 6th Principal Meridian, McPherson County, Kansas described as follows:

Beginning at the Southwest corner of Lot 3, Block 2 of said The Gardens Subdivision; thence on a NAD 83 Kansas South Zone bearing of South 88°45'38" West on the South line of said Tract B a distance of 395.98 feet; thence North 00°14'54" East parallel with the West line of said Lot 3 a distance of 330.83 feet to the Southwest corner of Lot 2 of said Block 2; thence North 88°39'29" East on the South line of said Lot 2 a distance of 396.00 feet to the Southeast corner of said Lot 2; thence South 00°14'54" West on the West line of said Lot 3 a distance of 331.55 feet the point of beginning.

Containing **3.010 Acres** and subject to any easements or restrictions of record.

## 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 5th day of July, 2018.



Prepared For:

BRYCE KOEHN

Description:

A PORTION OF THE GARDENS SUBDIVISION McPHERSON COUNTY, KS.



Garber Surveying Service, P.A.

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 McPHERSON (Branch Office)
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 511 North Poplar St. 67114
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 Drawn By:
 AL
 Scale: 1"=100'
 Date of Field Work: 6/21/2018
 Job No:

 Checked By:
 NDS
 Date: 7/5/2018
 Sheet 1 of 1 Sheet(s)
 G2018-440