

Copyright © 2020 Garber Surveying Service, P.A. Saved 1/23/2020 1:40:08 PM by ESCHENHECKER  
Plot Date & Time Thursday, January 23, 2020 1:41:19 PM Dwg Path \\gfs1\Company\LDL\_GSS\FILES\2020\20200007 C3d\dwg\20200007 C3d.dwg

23rd AVENUE

P.O.C.  
NW Cor. NW 1/4  
Sec. 12, T21S, R2W  
Fd. 5/8" Rebar w/GSS Cap  
Origin: (PS)

CHEYENNE ROAD

N 89°30'09" E 2660.55 (M) 2660.47 (PS)

N 89°30'09" E 687.38 (C)

1703.16 (C)

NE Cor. NW 1/4  
Sec. 12, T21S, R2W  
Fd. 5/8" Rebar  
w/GSS Cap  
Origin: (PS)

Existing Parcel  
(Bk. 257, Pg. 553)

House No. 2311

7.537 Acres

DESCRIPTION:

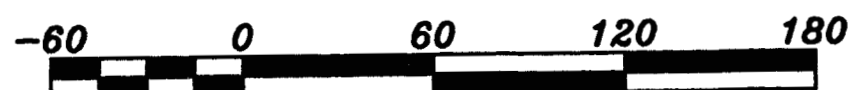
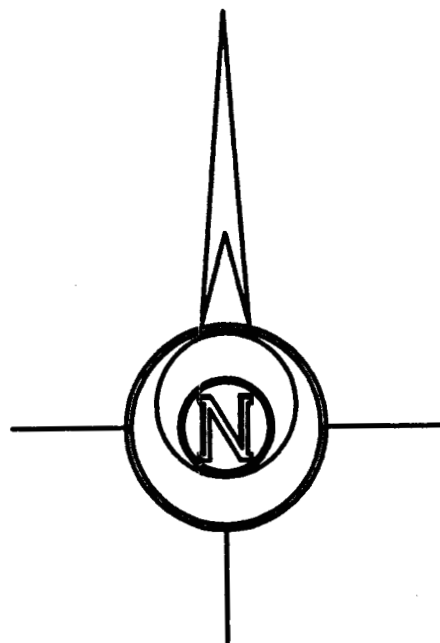
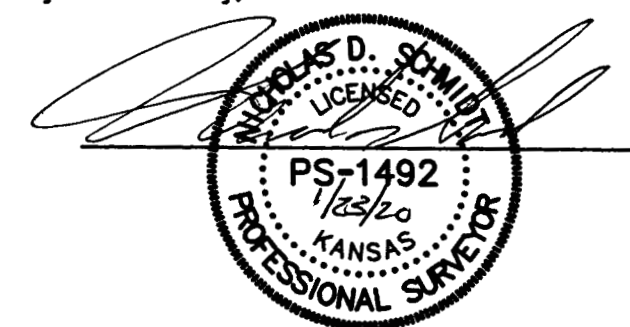
A portion of the North Half of the Northwest Quarter of the Northwest Quarter of Section 12, Township 21 South, Range 2 West of the 6th Principal Meridian, McPherson County, Kansas described as follows:

Commencing at the Northwest corner of said Northwest Quarter; thence on a NAD 83 Kansas South Zone bearing of North 89°30'09" East on the North line of said Northwest Quarter a distance of 270.00 feet (Record) to the point of beginning; thence continuing North 89°30'09" East on said North line a distance of 687.38 feet; thence South 00°15'21" East parallel with the West of said Northwest Quarter a distance of 477.60 feet; thence South 89°30'09" West parallel with said North line a distance of 687.38 feet to the East line of a parcel described in Book 257, Page 553 at the McPherson County Register of Deeds Office; thence North 00°15'21" West on said East line a distance of 477.60 feet to the point of beginning.

Containing 7.537 Acres and subject to a road right of way easement across the North 33.00 feet thereof, and any other 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 23rd day of January, 2020.



BASIS OF BEARING = NAD 83 KANSAS SOUTH ZONE

LEGEND

- △ - Sectional Monument Found
- - 5/8" x 24" Iron Rebar Set w/G.S.S. Cap
- X- - Fence
- (C) - Calculated
- (R) - Record measurement
- (PS) - Previous Survey GSS Project #G2004-549
- P.O.B. - Point of Beginning
- P.O.C. - Point of Commencement

Prepared For:

NEAL GALLE

Description:

A PORTION OF THE N 1/2 NW 1/4 NW 1/4  
SECTION 12, T21S, R2W  
McPHERSON COUNTY, KANSAS

Prepared By:



Garber Surveying Service, P.A.

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MANHATTAN (Branch Office) 3226 Kimball Ave Ste.#2 66503 Ph. 785-320-4810

Drawn By: EWS

Scale: 1"= 60'

Date of Field Work: January 15, 2020

Job No:

Checked By: NDS

Date: 01/23/2020

Sheet 1 of 1 Sheet(s)

G2020-7