

COUNTY PLANNING AND ZONING CERTIFICATE:

I, _____, Zoning Administrator of McPherson County, Kansas, do hereby certify under the authority granted me by the McPherson County, Kansas Board of Commissioners that the lot split or boundary shift to which my signature below is given has been approved as being in conformance with the provisions of the McPherson County Zoning and Subdivision Regulations. Given under my hand this _____ day of _____, 20____.

Jon Kinsey, Zoning Administrator

REGISTER OF DEEDS CERTIFICATE:

SURVEYOR'S NOTES:

- 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.
- All measurements are in US Survey Feet.

DESCRIPTIONS:

TRACT 1:
A portion of the Southwest Quarter of the Southeast Quarter of Section 15, Township 19 South, Range 1 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 7th day of November 2024:

Beginning at the Southwest corner of said Southwest Quarter of the Southeast Quarter; thence on a NAD 83 Kansas South Zone bearing of North 00°58'54" West on the West line of said Southwest Quarter a distance of 1328.57 feet to the Northwest corner of said Southwest Quarter; thence North 88°56'48" East on the North line of said Southwest Quarter a distance of 812.99 feet to the Northwest corner of the City of Canton parcel described in Book 659, Page 1498 recorded at the McPherson County Register of Deeds Office; thence South 00°58'54" East on the West line of said parcel a distance of 384.77 feet to the Southwest corner of said parcel, being on the North line of the City of Canton parcel described in Book 659, Page 1498 recorded at the McPherson County Register of Deeds Office; thence South 88°49'14" West on the North line of said parcel a distance of 2.14 feet to the Northwest corner of said parcel; thence South 01°10'46" East on the West line of said parcel a distance of 942.00 feet to the South line of said Southwest Quarter of the Southeast Quarter; thence South 88°49'14" West on said South line a distance of 814.11 feet to the point of beginning.

The above described tract contains **24.77 Acres** and is subject to a road right of way easement along the South line thereof, and any other easements or restrictions of record.

TRACT 2:
A portion of the Southwest Quarter of the Southeast Quarter of Section 15, Township 19 South, Range 1 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 7th day of November 2024:

Beginning at the Southwest corner of said Southwest Quarter of the Southeast Quarter; thence on a NAD 83 Kansas South Zone bearing of South 88°49'14" West a distance of 433.44 feet to the West line of a parcel described in Book 659, Page 1039 recorded at the McPherson County Register of Deeds Office; thence North 01°10'46" West on said West line a distance of 942.00 feet to the North line of the City of Canton parcel described in Book 173, Pg. 319 recorded at the McPherson County Register of Deeds Office; thence South 88°49'14" West on said North line a distance of 17.86 feet to the Southeast corner of a second City of Canton parcel described in Book 659, Pg. 1498 recorded at the McPherson County Register of Deeds Office; thence North 00°58'54" West on the East line of said parcel a distance of 384.68 feet to the North line of said Southwest Quarter of the Southeast Quarter; thence North 88°56'48" East on said North line a distance of 454.75 feet to the Northeast corner of said Southwest Quarter; thence South 00°58'22" East on the East line of said Southeast Quarter a distance of 1325.69 feet to the point of beginning.

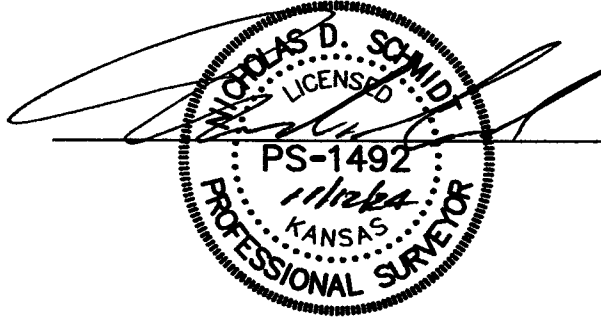
EXCEPT a parcel recorded in Book 173, Page 318 at the McPherson County Register of Deeds Office and is described as a part of the Southeast Quarter (SE ¼) of Section Fifteen (15), Township Nineteen (19) South of Range One (1) West of the Sixth Principal Meridian, described as follows: Beginning at a point 1410 feet West and 924 North of the Southeast corner of said Section 15, thence South 40 feet, thence East 70 feet, thence North 40 feet, thence West 70 feet to the point of beginning.

AND EXCEPT a parcel recorded in Book 648, Page 6878 at the McPherson County Register of Deeds Office and is described as a part of the Southeast Quarter (SE ¼) of Section Fifteen (15), Township Nineteen (19) South of Range One (1) West of the Sixth Principal Meridian, described as follows: Beginning at a point 1410 feet West and 942 North of the Southeast corner of said Southeast Quarter, thence West 306 feet, thence South 178 feet, thence East 306 feet, thence North 178 feet to the point of beginning.

The resulting above described tract contains **12.05 Acres** and is subject to a road right of way easement along the South line 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 12th day of November, 2024.



Prepared For: TODD DAVIS		Description: A PORTION OF THE SW 1/4, SE 1/4 SECTION 15, T19, R1W McPHERSON COUNTY, KANSAS	
Prepared By: Garber Surveying Service, P.A.			
GSS HUTCHINSON 2908 North Plum St. 67502 Ph. 620-665-7032 (Main Office)		BRANCH OFFICES: MANHATTAN Ph. 785-320-4810 MCPHERSON Ph. 620-241-4441 NEWTON Ph. 316-283-5053 SALINA Ph. 785-404-6302 WICHITA Ph. 316-260-9933	
Drawn By: GAQ	Scale: 1"=100'	Date of Field Work: September 26, 2022	Job No: G2024-997
Checked By: NDS	Date: 11/12/2024	Sheet 1 of 1 Sheet(s)	