

DESCRIPTION:

A portion of the South Half of the Southeast Quarter of Section 4, Township 17 South, Range 1 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 24th day of March, 2025:

Commencing at the Southeast corner of said Southeast Quarter; thence on a NAD 83 Kansas South Zone bearing of South 89°36'03" West on the South line of said Southeast Quarter a distance of 504.81 feet; thence North 00°23'57" West perpendicular to said South line a distance of 159.21 feet; thence North 85°39'11" West a distance of 858.20 feet; thence North 00°20'54" West a distance of 920.40 feet; thence North 88°52'15" East a distance of 1356.61 feet to the East line of said Southeast Quarter; thence South 00°32'03" East on said East line a distance of 1167.90 feet to the point of beginning.

The above described tract contains 32.33 Acres and is subject to road right of way easements along the South and East lines thereof, and any other easements or restrictions of record.

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.

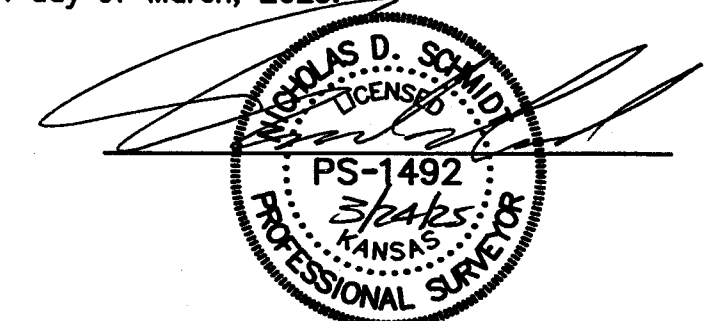
COUNTY PLANNING AND ZONING CERTIFICATE:

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

SURVEYOR'S CERTIFICATE:

I hereby certify this plat to be a true, correct and complete representation of the property described herein, as surveyed under my supervision, this 24th day of March, 2025.



Prepared For:		Description:	
MIKE PETERSON		A PORTION OF THE SE 1/4 SECTION 4, T17S, R1W McPHERSON COUNTY, KANSAS	
Prepared By:		Garber Surveying Service, P.A.	
GSS		HUTCHINSON (Main Office) 2908 North Plum St. 67502 Ph. 620-665-7032 Fax 620-663-7401	
		McPHERSON (Branch Office) 115 East Martin 67460 Ph. 620-241-4441 Fax 620-241-4458	
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		MANHATTAN (Branch Office) 3226 Kimball Ave Ste.#2 66503 Ph. 785-320-4810	
Drawn By:	GAQ	Scale: 1"=100'	Date of Field Work: March 12th, 2025
Checked By:	NDS	Date: 03/24/2025	Sheet 1 of 1 Sheet(s)
			Job No: G2025-131