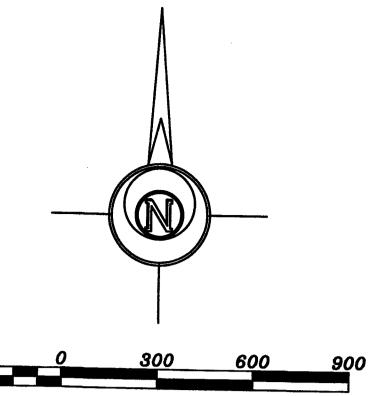


## SURVEYOR'S NOTES:

- 1. 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.
- 2. All measurements are in US Survey Feet.
- 3. The last description of record as recorded in Probate Case No. 86-1500 (7/24/1987) is incorrectly described as the S 1/2 of the NE 1/4. All previous recorded deed descriptions, including the original deed recorded in Book 128, Page 255, are described as the South 76.89 acres of the Northeast Quarter. The original deed description (Book 121, Page 175), and all subsequent deed descriptions, for the adjacent parcel to North are described as the North 83.67 acres of the Northest Quarter.



BASIS OF BEARING = NAD 83 KANSAS SOUTH ZONE

## LEGEND

△ - Sectional Monument Found

○ - Survey Monument Found

● - 5/8" x 24" Iron Rebar Set w/GSS CLS 52 Cap (C) - Calculated

(M) - Measured

(R1) — Record measurement Bk. 639, Pg. 7280 and Bk. 121, Pg. 175 (R2) — Record measurement Probate Case No. 424 (6/23/1971) and Bk. 128, Pg. 255

(PS) -- Previous Survey GSS Project #G2023-673 (PS1) - Previous Survey by H.A. Rowland 9/27/1947

(PS2) - Previous Survey GSS Project #G91-685

P.O.B. - Point of Beginning

## TRACT 1

DESCRIPTIONS:

A portion of the Southeast Quarter and a portion of the Northeast Quarter of Section 7, Township 19 South, Range 5 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 5th day of October, 2023:

Beginning at the Southeast corner of said Southeast Quarter; thence on a NAD 83 Kansas South Zone bearing of North 89°36'37" West on the South line of said Southeast Quarter a distance of 2625.15 feet to the Southwest corner of said Southeast Quarter; thence North 00°23'38" West on the West line of said Southwest Quarter a distance of 2744.29 feet to the Northwest corner of said Southeast Quarter; thence North 00°23'34" West on the West line of said Northeast Quarter a distance of 1264.23 feet to the South line of the North 83.67 Acres (Record) of the Northeast Quarter; thence South 88°30'17" East on said South line a distance of 2635.08 feet to the East line of said Northeast Quarter; thence South 00°28'40" East on said East line a distance of 758.23 feet to a point 521.46 feet North of the Southeast corner of said Northeast Quarter; thence North 8810'13" West parallel with the South line of said Northeast Quarter a distance of 552.51 feet; thence South 00°28'40" East parallel with the East line of said a distance of 552.34 feet to a point 30.87 feet South of said South line; thence South 88°10'13" East parallel with said South line a distance of 552.34 feet to the East line of said Southeast Quarter; thence South 00°09'58" East on said East line a distance of 2647.01 feet to

Containing 233.64 Acres and subject to road right of way easements along the South and East lines thereof, and any other easements or restrictions of record.

## TRACT 2

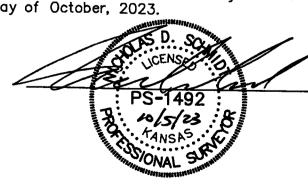
A portion of the Southeast Quarter and a portion of the Northeast Quarter of Section 7, Township 19 South, Range 5 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 5th day of October, 2023:

Beginning at the Northeast corner of said Southeast Quarter; thence on a NAD 83 Kansas South Zone bearing of South 00°09'58" East on the East line of said Southeast Quarter a distance of 30.87 feet; thence North 8810'13" West parallel with the South line of said Northeast Quarter a distance of 552.34 feet; thence North 00°28'40" West parallel with East line of said Northeast Quarter a distance of 552.34 feet; thence South 8810'13" East parallel with said South line a distance of 552.51 feet to the East line of said Northeast Quarter; thence South 00'28'40" East on said East line a distance of 521.46

Containing **7.00 Acres** and subject to a road right of way easement along the East 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 5th day of October, 2023.



Description:

A PORTION OF THE E 1/2 FOUR SEASONS REALTY SECTION 7, T19S, R4W McPHERSON COUNTY, KANSAS Garber Surveying Service, P.A. **HUTCHINSON** BRANCH OFFICES: MANHATTAN Ph. 785-320-4810 2908 North Plum St. 67502

BL 420 445 7022

BRANCH UPFICES:

MCPHERSON Ph. 620-241-4441

NEWTON Ph. 316-283-5053 SALINA Ph. 785-404-6302 WICHITA Ph. 316-260-9933 (Main Office) Drawn By: KDZ | Scale: 1"=300' Date of Field Work: September 20, 2023 Job No: Checked By: NDS Date: 10/05/2023

Sheet 1 of 1 Sheet(s)

G2023-746