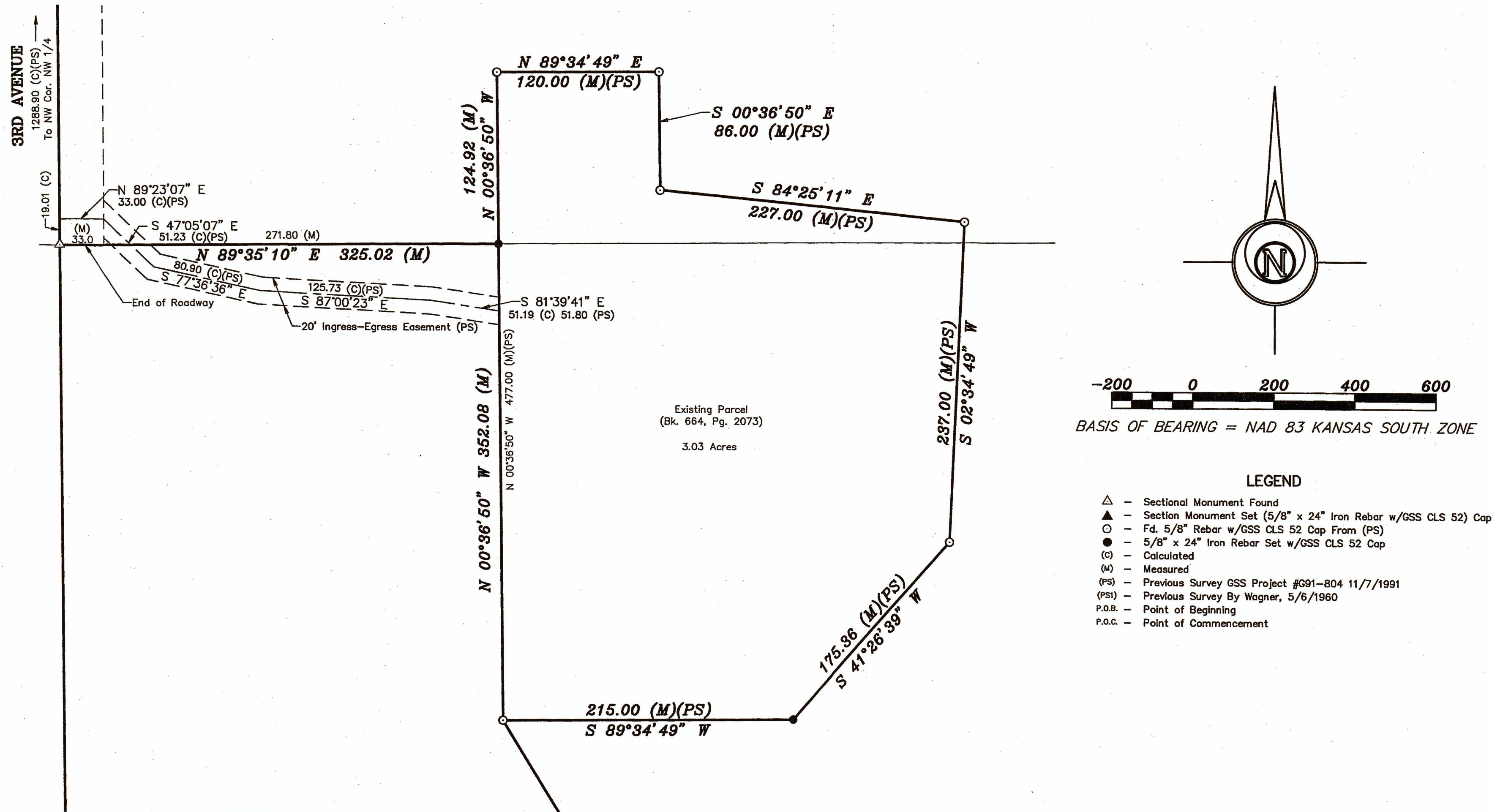


**SURVEYOR'S NOTE:**

- 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.



**DESCRIPTION:**

**TRACT 1**

A portion of the Northwest Quarter of Section 22, Township 17 South, Range 5 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 28th day of September, 2022:

Beginning at the Northwest corner of said Northwest Quarter; thence on a NAD 83 Kansas South Zone bearing of North 89°23'47" East on the North line of said Northwest Quarter a distance of 1316.72 feet to the Northeast corner of the Northwest Quarter of said Northwest Quarter; thence South 00°42'56" East on the East line of said Northwest Quarter of the Northwest Quarter a distance of 1312.47 feet to the Southeast corner of said Northwest Quarter of the Northwest Quarter; thence North 89°35'10" East on the North line of the Southeast Quarter of said Northwest Quarter a distance of 1319.05 feet to the Northeast corner of said Southeast Quarter of the Northwest Quarter; thence South 00°48'59" East on the East line of said Southeast Quarter of the Northwest Quarter a distance of 1316.85 feet to the Southeast corner of said Northwest Quarter; thence South 89°46'28" West on the South line of said Northwest Quarter a distance of 1321.40 feet to the Southeast corner of the Southwest Quarter of said Northwest Quarter; thence North 80°19'09" West a distance of 157.04 feet; thence North 31°22'32" West a distance of 259.99 feet; thence North 46°42'55" West a distance of 583.48 feet; thence North 39°32'29" West a distance of 124.39 feet; thence North 58°16'13" West a distance of 159.81 feet; thence North 31°33'14" West a distance of 146.39 feet to the Southwest corner of a parcel described in Book 664, Page 2073 at the McPherson County Register of Deeds Office; thence North 89°34'49" East on the South line of said parcel a distance of 215.00 feet (Record); thence North 41°26'39" East on the East line of said parcel a distance of 175.36 feet (Record); thence North 02°34'49" East on said East line a distance of 237.00 feet (Record); thence North 84°25'11" West on said East line a distance of 227.00 feet (Record); thence North 00°36'50" West on said East line a distance of 86.00 feet (Record); thence South 89°34'49" West on the North line of said parcel a distance of 120.00 feet (Record); thence South 00°36'50" East on the West line of said parcel a distance of 124.92 feet to the South line of said Northwest Quarter of the Northwest Quarter; thence South 89°35'10" West on said South line a distance of 325.02 feet to the Southwest corner of said Northwest Quarter of the Northwest Quarter; thence North 00°36'47" West on the West line of said Northwest Quarter of the Northwest Quarter a distance of 1308.10 feet to the point of beginning.

Containing **96.34 Acres** and subject to road a right of way easements along the North and West lines thereof, and any other easements or restrictions of record.

**TRACT 2**

A portion of the Southwest Quarter of the Northwest Quarter and the of Section 22, Township 17 South, Range 5 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 28th day of September, 2022:

Beginning at the Northwest corner of said Southwest Quarter of the Northwest Quarter; thence on a NAD 83 Kansas South Zone bearing of thence North 89°35'10" East on the North line of the said Southwest Quarter of the Northwest Quarter a distance of 325.02 feet to the West line of a parcel described in Book 664, Page 2073 at the McPherson County Register of Deeds Office; thence South 00°36'50" East on said West line a distance of 352.08 feet to the Southwest corner of said parcel; thence South 31°33'14" East a distance of 146.39 feet; thence South 58°16'13" East a distance of 159.81 feet; thence South 39°32'29" East a distance of 124.39 feet; thence South 46°42'55" East a distance of 520.00 feet; thence South 37°27'02" West a distance of 93.84 feet; thence North 55°51'39" West a distance of 462.90 feet; thence North 86°45'11" West a distance of 551.21 feet to the West line of said Southwest Quarter of the Northwest Quarter; thence North 00°36'53" West on said West line a distance of 794.50 feet to the point of beginning.

Containing **9.41 Acres** and subject to any easements or restrictions of record.

**TRACT 3**

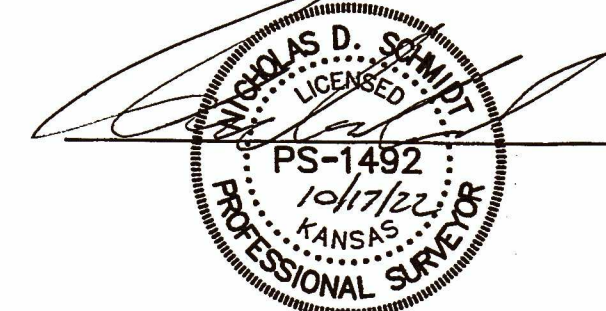
A portion of the Southwest Quarter of the Northwest Quarter and a portion of the West Half of the Southwest Quarter of Section 22, Township 17 South, Range 5 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows by Nicholas D. Schmidt, PS #1492, this 28th day of September, 2022:

Beginning at the Southwest corner of the of said Northwest Quarter; thence on a NAD 83 Kansas South Zone bearing of North 00°36'53" West on the West line of said Northwest Quarter a distance of 513.63 feet; thence South 86°45'11" East a distance of 551.21 feet; thence South 55°51'39" East a distance of 462.90 feet; thence North 37°27'02" East a distance of 93.84 feet; thence South 46°42'55" East a distance of 63.47 feet; thence South 31°22'32" East a distance of 259.99 feet; thence South 80°19'09" East a distance of 157.04 feet to the Southeast corner of Southwest Quarter of the Northwest Quarter; thence South 00°50'28" East on the East line of said West Half of said Southwest Quarter a distance of 537.50 feet to the centerline of the Smoky Hill River; thence along said centerline for the next 4 courses:  
North 64°55'41" West a distance of 80.28 feet;  
South 87°50'11" West a distance of 721.82 feet;  
South 88°07'31" West a distance of 324.13 feet;  
North 82°52'20" West a distance of 205.19 feet to the West line of said Southwest Quarter; thence North 00°51'54" West on said West line a distance of 510.68 feet to the point of beginning.

Containing **26.23 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 herein, as surveyed under my supervision, this 17th day of October, 2022.



Prepared For:	<b>GREG O'NEILL</b>		
Description:	<b>A PORTION OF THE W 1/2 SECTION 22, T17S, R5W MCPHERSON COUNTY, KANSAS</b>		
Prepared By:	<b>Garber Surveying Service, P.A.</b>		
Drawn By:	<b>KDZ</b>	Scale: 1"=200'	Date of Field Work: September 16, 2022
Checked By:	<b>NDS</b>	Date: 10/17/2022	Sheet 1 of 1 Sheet(s)
Job No:	<b>G2022-755</b>		

**HUTCHINSON**  
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