

## HELLER BOUNDARY SURVEYS Certificate of survey

William B. Heller, R.L.S. ~ 734 N. 1<sup>st</sup> Street, Lindsborg, KS 67456 Ph: 785-227-2759 ~ Cellular: 785-820-0701 ~ Email: wheller@KS-USA.net

This is to certify and acknowledge that I, William B. Heller, a registered land surveyor in the County of McPherson, State of Kansas, surveyed the following:

Legal Description: A parcel of land in the Northwest quarter of Section 24, Township 17 South, Range 5 West of the 6<sup>th</sup> Principal Meridian, more particularly described as follows: Commencing at the West 1/4 corner of said section 24, thence North along the section line, 100.00 feet to the point of beginning, thence with a deflection angle right 92 degrees 06 minutes 25 seconds, 660.00 feet, thence with a deflection angle right 87 degrees 53 minutes 35 seconds, 330.00 feet, thence with a deflection angle right 92 degrees 06 minutes 25 seconds, 445.42 feet, thence with a deflection angle right 87 degrees 53 minutes 35 seconds, 101.50 feet, thence with a deflection right 272 degrees 06 minutes 25 seconds, 214. 58 feet, thence with a deflection angle right 87 degrees 53 minutes 35 seconds, 228.50 feet to the point of beginning. Said parcel containing 4.32 acres more or less. Said parcel subject to a 33 foot road right of way easement on the West side, a 100 foot rail road easement on the South side and any other easements of record.

William B. Heller, L.S. 1202 July 21, 2000 For: Carroll and Mary Lindgren Route 1, Box 140 Marquette, KS 67464

Report of Survey

Research of the records of McPherson County revealed the following information:

Roads: Research at the McPherson County Public Works vault revealed right of way width of 12<sup>5th</sup> Avenue to be 33 feet wide on the East side of the section line. This right of way width originated with an act declaring section lines highways in McPherson County be at least one and one-half rods in width, and not exceeding two rods in width, on each side of the section line. Rail road right of way 100' wide located on the South side of parcel from owners deed located at the register of deeds office

Surveys: G.L.O. survey performed 1866 by Furrow and Sleeper for the township lines and subdivisions of Township 17 South, Range 5 West of the 6<sup>th</sup> Principal Meridian. Survey plat of the new alinement for K-175 found in McPherson County Public Works vault, origin unknown. K.D.O.T. plans for K-4 highway located North of Marquette. Survey by G.D. Johnson dated October 27, 1956 of property South of railroad right of way. Survey project G85-223 performed June 10, 1985 by Garber Surveying Service, P.A. Reference reports located at the McPherson County Public Works vault. Survey performed by F.R. Rankin dated September 7, 1965.

Field Procedure: I searched for monuments for the Northwest and West corners of Section 24, T17S-R5W. I found monuments for the Northwest and West corners of Section 24, T17S-R5W in good condition. I then set 1/2" x 24" rebars to monument the property corners for the parcel this survey was made for. The West side of the parcel lies against a 33' road R/W on the E side of the section line for the N-S public road and the South side of the parcel lies against 100' rail road R/W for the East-West railroad. The monuments for the parcel were set from distances found on the deed for the parcel. The N-S direction of the lines for the parcel are parallel with the section line between the W. 1/4 and N.W. corner of section 24, T17S-R5W. The E-W direction of the lines for the parcel are parallel with the section line between the W. 1/4 corner and the E. 1/4 corner of section 24, T17S-R5W. All angles and distances read with a Nikon DTM-420 total station. During the course of the field survey I found the South side of a well house to lie over Mr. Lindgren's property line by 1 foot. During the course of the field survey I found the East end of a trailer house to lie over Mr. Lindgrens's property by 7.3 feet.