

Centerline Railroad Tracks N89°53'26"W
25' R/W per 1915 Plan at McPherson County Public Works

In accordance with the plat of Galva, the surveyed boundary is controlled by section line in Main Street, and the First Street and Railroad R/W monuments found.

Unplatted Tract

142.00' S89°53'26"E

273.17' N00°00'00"E

274.16' S00°00'00"W

- E1/4 Cor. Sec. 21, T19S, R2W
Found Mag. Nail at Surface per record
1. 6' W of travel way N-S
 2. 69.9' N. to S. rail line E-W
 3. 120.4' SW to top vent pipe
 4. 90.3' NW to spike in top G.F. post

- Set 1/2"x2' Rebar with I.D. Cap
 - △ Found Monument
 - CM Calculated-Measured
 - Pro. - Prorated
 - P.O.B. - Point of Beginning
- All measurement are surveyed unless otherwise shown. Accuracy exceeds 1:10,000

Scale 1"=100'

LEGAL DESCRIPTION:

1. The North 105 feet of Lots 57, 59, and the North 105' of the West Half of Lot 55, and all of vacated First Street abutting said lots, First Street, Galva, McPherson County, Kansas more particularly described as follows: Beginning at the corner of First Street and the east right of way line of McPherson Street being a railroad track beam; thence S89°29'39"E along the north line of First Street (vacated) 71.34' (71' plat); thence S0°00'00"W, 130.00'; thence N89°29'39"W, 71.34' (71' plat); thence N00°00'00"E to the point of beginning containing 0.21 acres more or less.

2. Lots 14, 16, 18, 20, and 22, Main Street, Galva, McPherson County, Kansas more particularly described as follows: Beginning at a point on the west right of way line of Main Street, 175.00' south of the intersection of First Street and said west right of way line of Main Street being a railroad track beam; thence S00°00'00"E, 125.00'; thence N89°29'39"W, 142.96' (142' plat); thence N00°00'00"E, 125'; thence S89°29'30"E, 142.96' (142' plat) to the point of beginning containing 0.41 acres more or less.

3. A Tract located in the East Half of Section 21, T19S, R2 W of the 6th P.M. McPherson County, Kansas described as follows: Beginning at the corner of the First Street and the west road right of way of Main Street, Galva, Kansas, thence along the north line of First Street N89°29'39"W, 142'; thence N00°00'00"E, 273.17' to a point 25' south of the center of the railroad tracks; thence S89°53'26"E parallel to the railroad tracks, 142'; thence S00°00'00"W, 274.16' to the point of beginning containing 0.89 acres more or less.

- 1) Survey was made per client request and no title work has been provided to the surveyor; therefore the number and extent of easement and or right-of-way of record affecting said property has not been shown.
- 2) Section corner ties filed with the county engineer office and the Kansas historical society.

I hereby certify this plat to be a true, correct and complete representation of the property described hereon, as surveyed by Melanie L. Thrower on May 27, 2009.

6 McPherson Land Surveying
2/8 & Land Surveying
1457 N. High Dr.
McPherson, KS
67460

3325 x
State Of Kansas, McPherson Co., SS:
This Instrument was filed for record
on the 29 day of May A.D. 2009
at 9:05 o'clock A.M. and duly recorded
in book 647 on page 4634
Register of Deeds