

Heller Boundary Surveys

William B. Heller, P.S. 1202 ~ Cellular: 1-620-245-8023
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Certificate of Survey

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 6.7 acre parcel located in The Southeast One Quarter (1/4) of Section Seventeen (17), Township Nineteen (19) South – Range Three (3) West of the Sixth Principal Meridian. More particularly described by William B. Heller, P.S. 1202, March 8, 2022 as follows: Commencing at the Northeast Corner of The Southeast One-quarter (1/4) of said Section Seventeen (17), Township Nineteen (19) South – Range Three (3) West of the Sixth Principal Meridian; thence North 89 degrees 32 minutes 20 seconds West along The East-West One Quarter (1/4) Section Line of said Section Seventeen (17), to a point on the west right of way line of North Main Street, 50.00 feet; thence South 00 degrees 12 minutes 48 seconds East along the west right of way line of said North Main Street, 897.78 feet to The Point of Beginning; thence North 89 degrees 57 minutes 58 seconds West, 1,004.62 feet; thence South 35 degrees 55 minutes 53 seconds West along the east right of way line of Old 81 Highway, 328.26 feet; thence South 89 degrees 57 minutes 58 seconds East, 1,198.27 feet; thence North 00 degrees 13 minutes 16 seconds East, 265.91 feet to the Point of Beginning. Said parcel contains 6.7 acres, excluding any existing road right of way. Said parcel is subject to any easements or restrictions of record.

William B. Heller, P.S. 1202
March 8, 2022

For: Timothy John Wyssmann
312 E. Kansas
McPherson, KS 67460



Report of Survey

Research of the records at the McPherson County Public Works Department and McPherson County Court House revealed the following information:

Roads: Old 81 Highway is 60.0 feet from the centerline seam of the existing pavement on the west side of this parcel. North Main Street is 50.0 feet wide from the section line on the east side of this parcel.

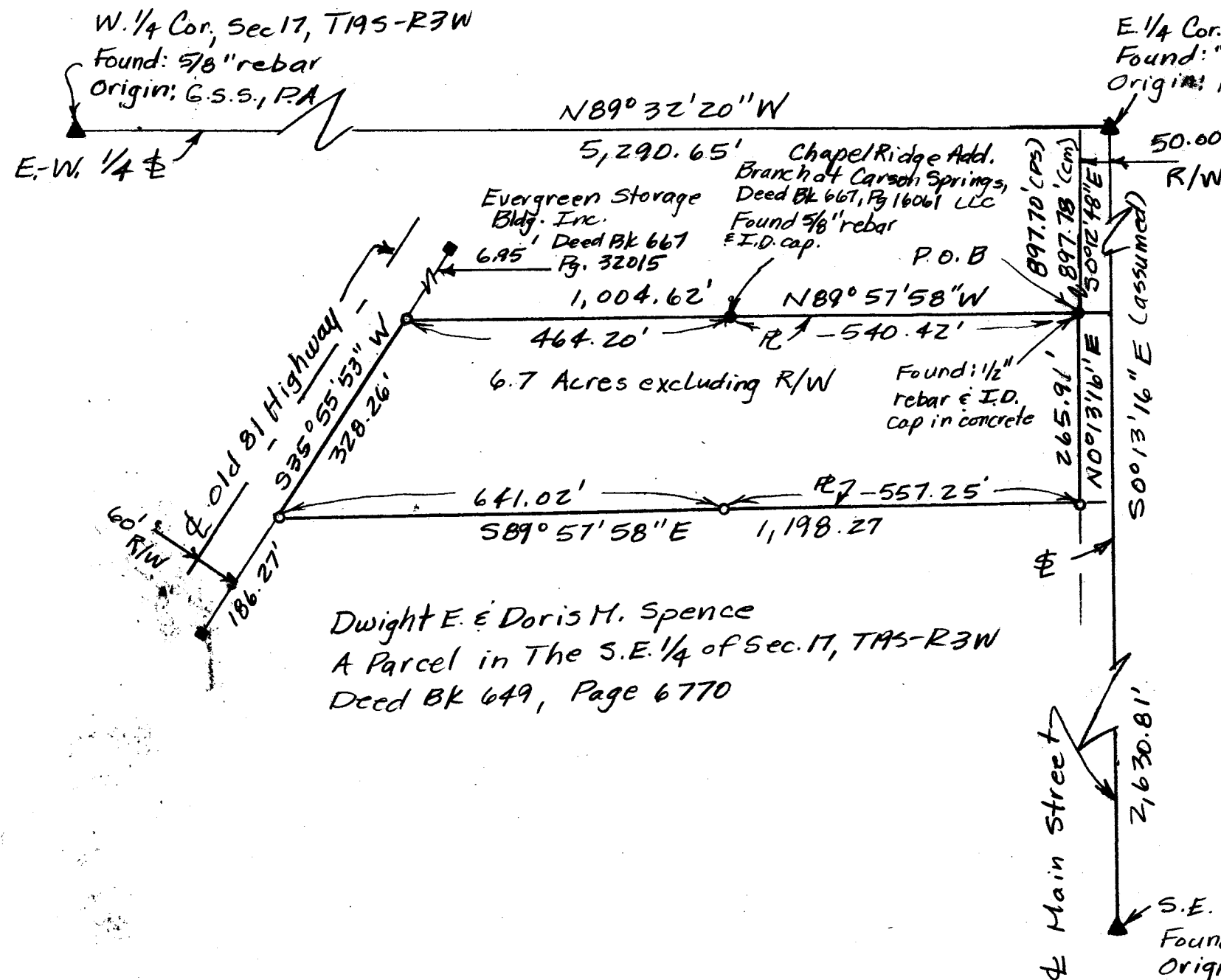
Surveys: Final Plat ChapelRidge Addition to McPherson, dated 6-20-2001. Surveys by G.S.S., P.A. dated 12-23-1994 and 6-4-1999. Section corner references found at the McPherson County Public Works vault.

Field Procedure: G.P.S. positions were observed with a Topcon Hiper + RTK G.P.S. receiver. Distances and angles read with a Nikon DTM 522 Total Station. All distances are calculated/measured distances. I set 1/2" x 24 " rebars with I.D. caps at the property pins monumented.

Plat of Survey

William B. Heller, P.S. 1202, cellular: 620-245-8023, email: willyboskilly@yahoo.com
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A 6.7 Acre Parcel in The S.E. 1/4 of Section 17, T19S-R3W of The 6th P.M.



Scale: 1" = 200'

Legend

- ▲ = Section Corner Found
- = Property Pin Found
- = 1/2" x 24" rebar & I.D. cap set
- = R/W marker found
- P.O.B. = Point of Beginning
- ⊥ = Section Line
- RL = Property Line
- R/W = Public road right of way
- (PS) = Previous Survey
- (cm) = calculated/measured distance

Survey for: Timothy John Wyssmann
312 E. Kansas
McPherson, KS 67460

Date: March 8, 2022

Note: All distances are calculated/measured distances. Field work performed March 2022.