

15TH AVENUE

N 00°57'52" W 2710.77 (M)(PS)

N 00°57'52" W 1208.79 (M)

33' R/W Line

P.O.B.
SW Cor. NW 1/4
Sec. 3, T19S, R3W
Fd. 5/8" Rebar
Origin: (PS)

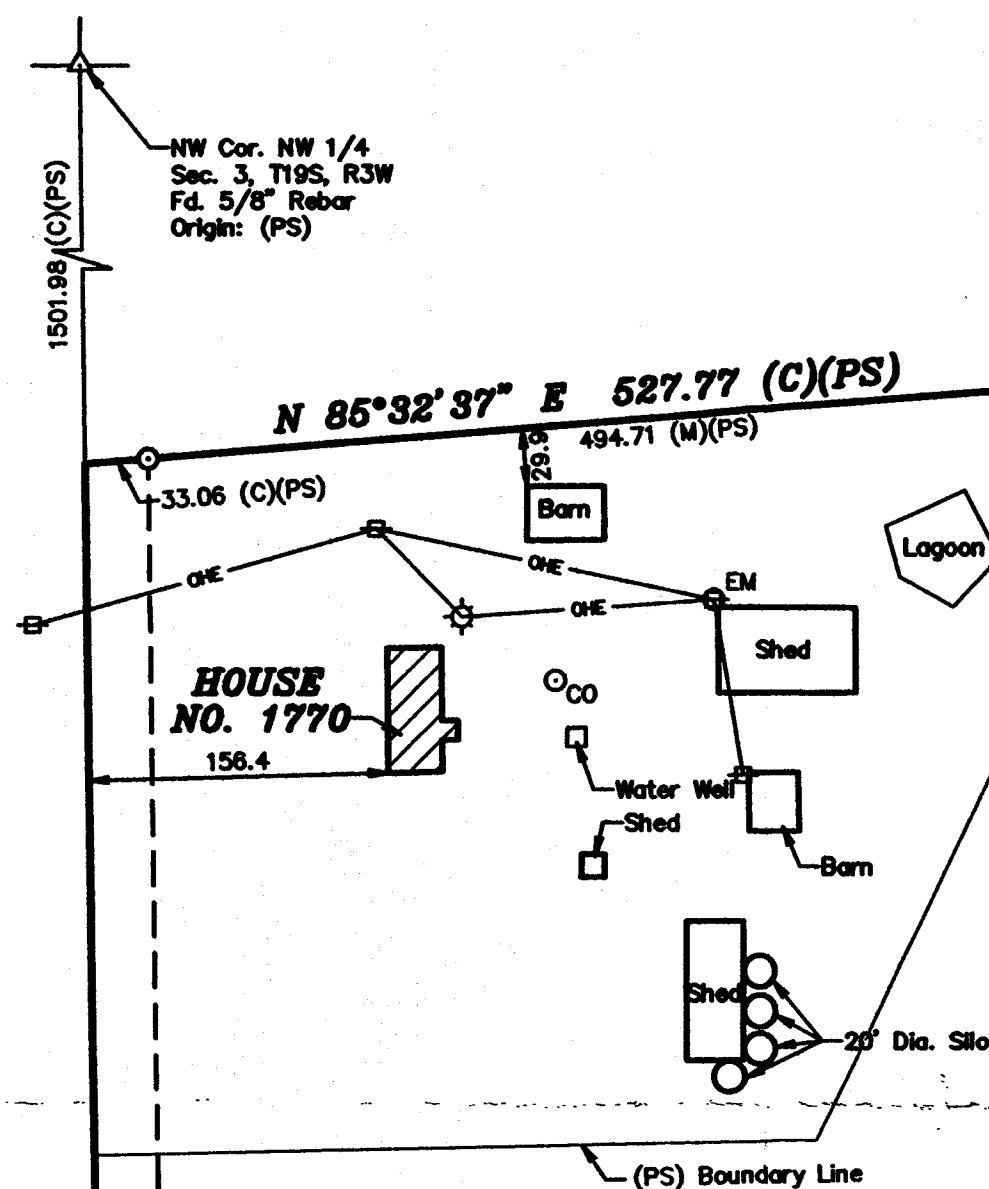
24.543 Acres

S 88°56'33" W 951.90 (M)
S 88°56'33" W 5273.97 (M)

SE Cor. NE 1/4
Sec. 3, T19S, R3W
Fd. 5/8" Rebar w/LS 1202 Cap
Origin: County References by
McPherson County Public Works 5/14/2007

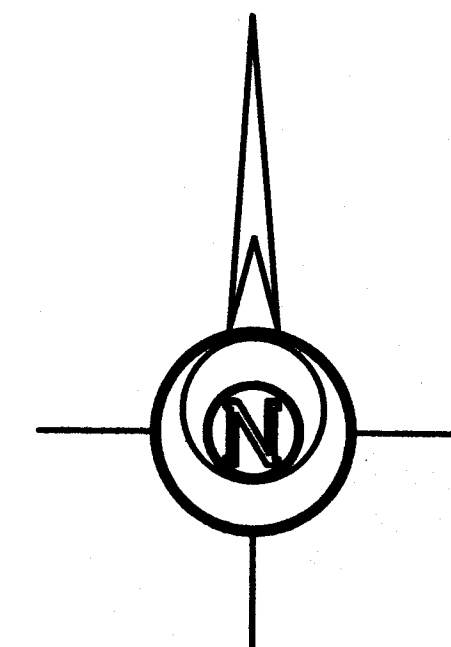
S 01°05'21" E 935.23 (M)

4322.07 (M)



LEGEND

- Sectional Monument Found
- 5/8" x 24" Iron Rebar Set w/GSS CLS 52 Cap
- Sanitary Sewer Cleanout
- Fence
- Light Pole
- Power Pole
- Electric Meter
- Overhead Electric
- Calculated
- Measured
- Point of Beginning
- Previous Survey GSS Project #G2018-889



BASIS OF BEARING = NAD 83 KANSAS SOUTH ZONE

DESCRIPTION:

A portion of the Northwest Quarter of Section 3, Township 19 South, Range 3 West of the 6th Principal Meridian, McPherson County, Kansas described as follows:

Beginning at the Southwest corner of said Northwest Quarter; thence on a NAD 83 Kansas South Zone bearing of North 00°57'52" West on the West line of said Northwest Quarter a distance of 1208.79 feet; thence North 85°32'37" East a distance of 527.77 feet; thence South 00°57'52" East parallel with said West line a distance of 89.98 feet; thence South 32°53'27" East a distance of 101.69 feet; thence South 63°03'37" East a distance of 184.35 feet; thence South 79°34'02" East a distance of 210.53 feet; thence South 01°05'21" East a distance of 935.23 feet to the South line of said Northwest Quarter; thence South 88°56'33" West on said South line a distance of 951.90 feet to the point of beginning.

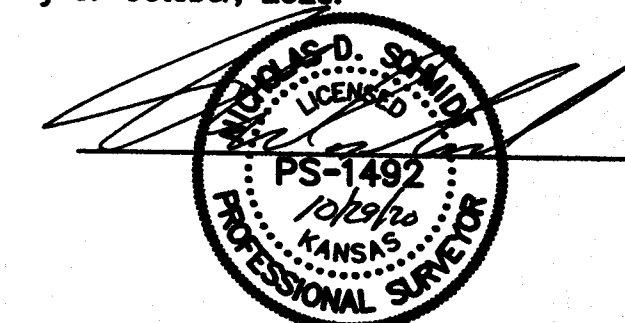
Containing 24.543 Acres and subject to a road right of way easement across the West 33.00 feet thereof, and any other easements or restrictions of record.

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.

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 29th day of October, 2020.



Prepared For:		Description:	
HORIZON REAL ESTATE SERVICES		A PORTION OF THE NW 1/4 SECTION 3, T19S, R3W MCPHERSON COUNTY, KANSAS	
Prepared By:		Garber Surveying Service, P.A.	
GSS		HUTCHINSON (Main Office) 2908 North Plum St. 67502 Ph. 620-665-7032 Fax 620-663-7401 MCPHERSON (Branch Office) 115 East Marlin 67460 Ph. 620-241-4441 Fax 620-241-4458 NEWTON (Branch Office) 511 North Poplar St. 67114 Ph. 316-283-5053 Fax 316-283-5073	
Drawn By: KDZ	Scale: 1"=100'	Date of Field Work: October 22, 2020	Job No:
Checked By: NDS	Date: 10/29/2020	Sheet 1 of 1 Sheet(s)	G2020-853