

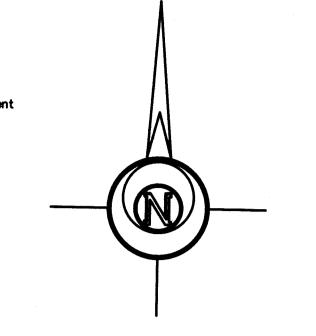
LEGEND

△ - Sectional Monument Found
 (R) - Record measurement

(C) — Calculated
(M) — Measured
FF — Finished Floor

P.O.B. — Point of Beginning
P.O.C. — Point of Commencement

SBM — Site Benchmark



BASIS OF BEARING = ASSUMED

DESCRIPTION OF RECORD:

A part of the North Half of the Northwest Quarter (N/2 NW/4) of Section Thirty—two (32), Township Nineteen (19) South, Range Three (3) West of the 6th P.M., described as follows:

Commencing at the Northwest corner of said NW/4 Section 32, thence East on section line 1102.85 feet to place of beginning, thence South 621.8 feet to a point 50 feet Northerly of a right—of—way condemned by the City of McPherson in District Court Case No. 14, 947; thence Southeasterly and parallel to and 50 feet from said right—of—way 1020 feet; thence North parallel with the West property line 790 feet, thence West 186.5 feet; thence Northwesterly at a deflection angle right 45 degrees a distance of 424.3 feet, thence North 143.8 feet to the section line; thence West 330 feet to place of beginning, containing 13.64 acres, more or less.

DESCRIPTION FOR REMOVAL FROM FEMA ZONE AE:

A portion of the North Half of the Northwest Quarter of Section 32, Township 19 South, Range 3 West of the 6th Principal Meridian, McPherson County, Kansas, described as follows:

Commencing at the Northwest corner of said Northwest Quarter; thence on a NAD 83 Kansas South Zone bearing of South 89°20'09" East on the North line of said Northwest Quarter a distance of 1432.84 feet; thence South 00°39'51" West a distance of 77.51 feet to the point of beginning; thence South 00°39'51" West a distance of 66.29 feet; thence South 39'56'06" East a distance of 69.22 feet; thence South 44'58'50" East a distance of 132.80 feet; thence South 3018'03" East a distance of 68.36 feet; thence South 12°21'44" West a distance of 71.36 feet; thence North 89°12'09" West a distance of 62.41 feet; thence South 51°25'10" West a distance of 38.13 feet; thence South 17°43'37" West a distance of 35.00 feet; thence South 08'23'02" East a distance of 6.80 feet; thence South 58°22'24" East a distance of 102.08 feet; thence North 88°08'26" East a distance of 45.71 feet; thence South 67'50'09" East a distance of 63.57 feet; thence South 02°47'58" East a distance of 103.30 feet; thence South 06°34'31" West a distance of 13.88 feet; thence South 23°29'30" West a distance of 34.00 feet; thence South 74°42'58" West a distance of 74.35 feet; thence North 52°07'51" West a distance of 32.71 feet; thence South 69'30'14" West a distance of 12.13 feet; thence South 39°00'04" West a distance of 78.22 feet; thence North 78°45'14" West a distance of 47.54 feet; thence North 65°56'23" West a distance of 66.08 feet; thence North 8174'13" West a distance of 138.41 feet; thence North 51'03'41" West a distance of 89.74 feet; thence North 00°10'07" West a distance of 91.72 feet; thence North 04°56'03" West a distance of 124.20 feet; thence North 34°35'22" East a distance of 118.40 feet; thence North 02°31'47" West a distance of 319.53 feet; thence North 77°56'29" East a distance of 36.51 feet; thence South 50°13'33" East a distance of 20.16 feet; thence South 36'49'17" East a distance of 21.56 feet; thence South 80°08'39" East a distance of 37.26 feet; thence North 65°13'25" East a distance of 14.78 feet; thence South 85°40'57" East a distance of 30.58 feet; thence South 67°40'26" East a distance of 35.04 feet; thence South 49°26'00" East a distance of 21.22 feet to the point of beginning.

The above described tract contains **5.271 Acres** and is subject to any easements or restrictions of record.

BASE FLOOD ELEVATION: 1484.4 (NAVD88)
ZONE: AE & FLOODWAY
MAP PANEL: 20113C0356E
EFFECTIVE DATE: 1/16/2009

NOTE: BFE is from FIS Profile

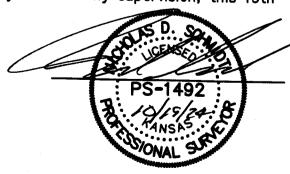
BENCHMARK:

Benchmark Disk Stamped "T 296 1952" in Concrete.

Elevation=1493.37 (NAVD88)

SURVEYOR'S CERTIFICATE:

I hereby certify this plat to be a true, correct and complete representation of the property described hereon and the improvements and elevations thereon, as surveyed under my supervision, this 19th day of October, 2024.



Prepared For:

MCPHERSON COUNTY
PLANNING & ZONING

A PORTION OF THE NW 1/4
SECTION 32, T19S, R3W
MCPHERSON COUNTY, KANSAS

Prepared By:

Garber Surveying Service, P.A.

HUTCHINSON
2908 North Plum St 67502

BRANCH OFFICES: MANHATTAN Ph. 785-320-4810

2908 North Plum St. 67502 MCPI
Ph. 620-665-7032 (Main Office)

Drawn By: KJC/JAK Scale: 1"= 60' Date of

MCPHERSON Ph. 620-241-4441 NEWTON Ph. 316-283-5053
SALINA Ph. 785-404-6302 WICHITA Ph. 316-260-9933

Date of Field Work: August 5, 2024 Job No:

Checked By: NDS Date: 10/19/2024 Sheet 1 of 1 Sheet(s) Job No:

G2024-620