

20TH AVENUE

P.O.B.
NW Cor. NW 1/4
Sec. 9, T20S, R2W
Fd. 5/8" Rebar
Origin: (PS1)

FRONTIER ROAD

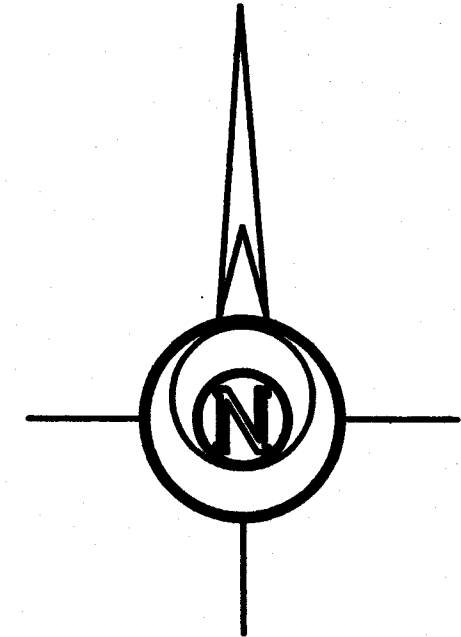
N 89°06'59" E 2644.60 (M) 2643.30 (GLO)

NE Cor. NW 1/4
Sec. 9, T20S, R2W
Reset 5/8" Rebar w/GSS CLS 52 Cap
See Note 1

NE Cor. NE 1/4
Sec. 9, T20S, R2W
Fd. 5/8" Rebar w/GSS Cap
Origin: GSS Project #G2016-263

LEGEND

- △ - Sectional Monument Found
- ▲ - Section Monument Set (5/8" x 24" Iron Rebar w/GSS CLS 52 Cap)
- - 5/8" x 24" Iron Rebar Set w/GSS CLS 52 Cap
- (C) - Calculated
- (M) - Measured
- (PS) - Previous Survey by LS 697 2/15/1999
- (PS1) - Previous Survey GSS Project #G2013-526
- (GLO) - General Land Office
- P.O.B. - Point of Beginning



-10 0 10 20 30

BASIS OF BEARING = NAD 83 KANSAS SOUTH ZONE

42.043 Acres
(40.000 Acres Excluding R/W)

DESCRIPTION:

A portion of the Northwest Quarter of Section 9, Township 20 South, Range 2 West of the 6th Principal Meridian, McPherson County, Kansas described as follows:

Beginning at the Northwest corner of said Northwest Quarter; thence on a NAD 83 Kansas South Zone bearing of North 89°06'59" East on the North line of said Northwest Quarter a distance of 1029.70 feet; thence South 00°09'27" East parallel with the West line of said Northwest Quarter a distance of 1848.61 feet; thence South 85°54'55" West a distance of 407.61 feet; thence North 33°33'18" West a distance of 186.04 feet; thence South 89°50'33" West perpendicular to said West line a distance of 199.46 feet; thence South 00°09'27" East parallel with said West line a distance of 30.88 feet; thence South 89°50'33" West perpendicular to said West line a distance of 79.50 feet; thence North 00°09'27" West parallel with said West line a distance of 39.00 feet; thence South 89°50'33" West perpendicular to said West line a distance of 241.60 feet to said West line; thence North 00°09'27" West on said West line a distance of 1700.04 feet to the point of beginning.

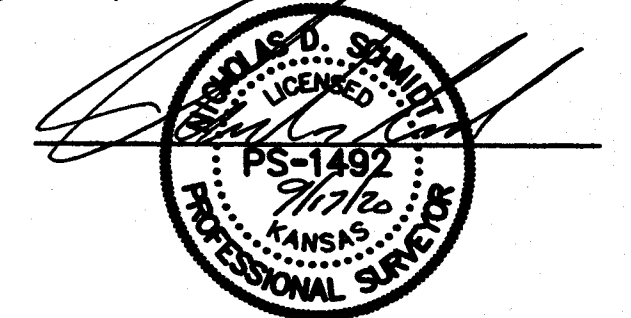
Containing 42.043 Acres and subject to road right of way easements across the North and West 33.00 feet thereof, and any other easements or restrictions of record.

SURVEYOR'S NOTES:

- No references of record and no previous surveys of record for this corner since set by GLO. Searched and dug for original GLO monument at apparent location in line with hedge row North and in centerline of road but did not find. The single proportionate calculation fell 28' West of the existing physical evidence of hedge row running North and the overall measurement from the Northwest corner to the Northeast corner was nearly 56' short of the GLO measurement; however the distance from the center of hedge row to the Northwest corner nearly matched the GLO measurement. Discrepancies such as this are common in this vicinity of this township; therefore, physical evidence was accepted as the best evidence to reset this corner. Reset in line with hedge row running North and in centerline of road per road record.
- 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 the surveyed property has not been addressed 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 17th day of September, 2020



Prepared For:		Description:	
PETE WEDEL		A PORTION OF THE NW 1/4 SECTION 9, T20S, R2W McPHERSON COUNTY, KANSAS	
Prepared By:		Garber Surveying Service, P.A.	
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		MANHATTAN (Branch Office) 3226 Kimball Ave Ste. #2 66503 Ph. 785-320-4810	
Drawn By:	KDZ	Scale: 1"=200'	Date of Field Work: September 1, 2020
Checked By:	NDS	Date: 09/17/2020	Sheet 1 of 1 Sheet(s)
			Job No: G2020-601

DETAIL
Scale 1"=60'