

Heller Boundary Surveys

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

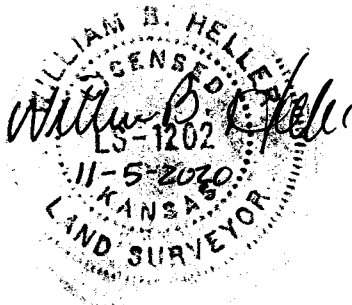
This is to certify and acknowledge that I, William B. Heller, a registered land surveyor in the County of McPherson, State of Kansas, surveyed the following:

5.7 acre parcel: A 5.7 acre parcel located in The South One-half (1/2) of The Northwest One Quarter (1/4) of Section Twenty-one (21), Township Twenty (20) South – Range Three (3) West of the Sixth Principal Meridian.

More particularly described as follows: Commencing at the Southwest Corner of The South One-half (1/2) of the Northwest One Quarter (1/4) of said Section Twenty-one (21), Township Twenty (20) South – Range Three (3) West of the Sixth Principal Meridian; thence North 00 degrees 53 minutes 04 seconds West, 599.65 feet along the west section line of said Section Twenty-one (21) to The Point of Beginning; thence continuing North 00 degrees 53 minutes 04 seconds West, 389.44 feet; thence North 89 degrees 06 minutes 56 seconds East, 562.37 feet; thence South 01 degrees 11 minutes 48 seconds West, 503.21 feet; thence North 89 degrees 13 minutes 22 seconds West, 300.73 feet; thence North 00 degrees 03 minutes 00 seconds West, 106.38 feet; thence South 88 degrees 43 minutes 49 seconds West, 245.05 feet to the Point of Beginning. Said parcel contains 5.7 acres, including road right of way on the west side of parcel. Said parcel is subject to any easements or restrictions of record.

William B. Heller, P.S. 1202
November 5, 2020

For: The Arvid R. Bengston Trusts and The Family Trust
#1 established under The Marcia M. Bengston Trusts
c/o Peoples Bank and Trust
P.O. Box 1169
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:

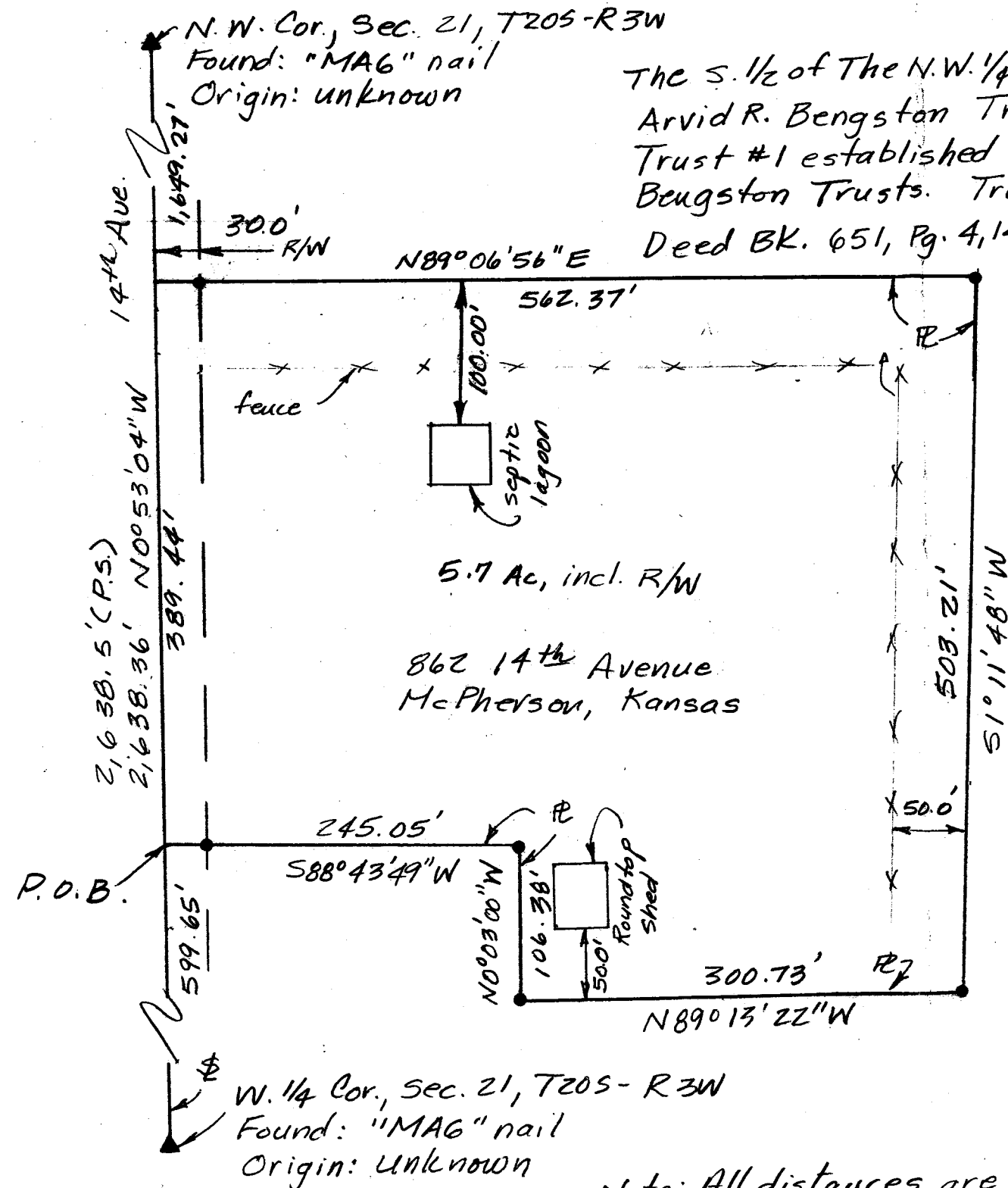
Roads: 14th Avenue is 60' feet wide, 30' on each side of the section line. R/W area contained on the west side of the 5.7 acre parcel is 0.3 acre.

Surveys: Original General Land Office subdivision by Divania Furrow, completed June 3 thru June 12, 1865. Boundary survey by F.R. Rankin, dated May 2, 1965. Section corner references found at the McPherson County Public Works vault.

Field Procedure: G.P.S. positions were observed with Ashtech Static G.P.S. receivers. 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

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Scale: 1"=100'

Legend

- ▲ = Section Corner Monument
- = 1/2"x24" rebar & I.D. cap set
- P.O.B. = Point of Beginning
- ⌘ = Section Line
- PL = Property Line
- P.S. = Previous Survey
- R/W = Public Road Right of Way
- x x x x = Fence Line

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Note: All distances are calculated - measured distances.