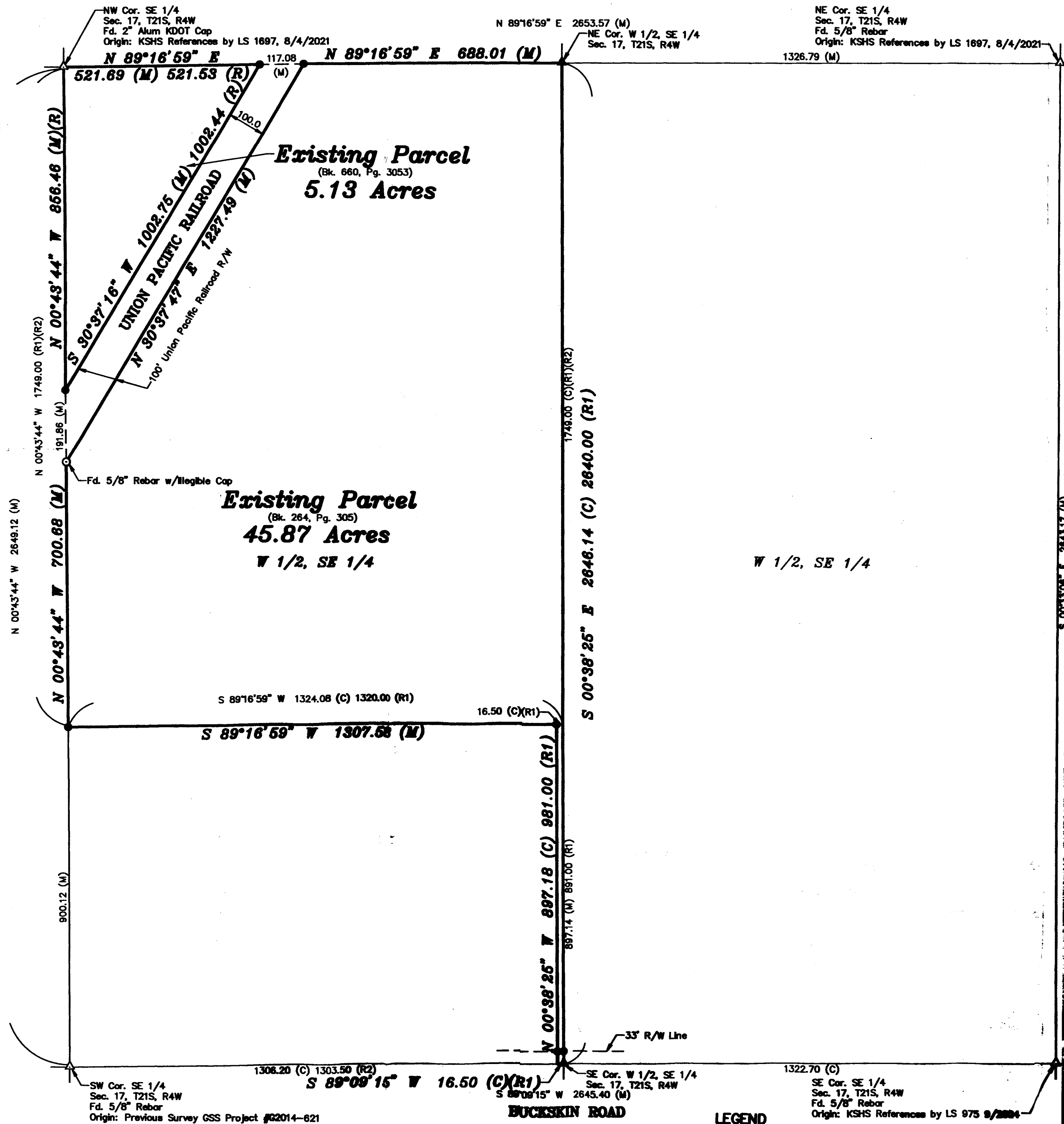


Copyright © 2022 Garber Surveying Service, P.A. Saved 3/22/2022 4:02:51 PM by KZOOK
Plot Date & Time Tuesday, March 22, 2022 4:03:20 PM Dwg Path E:\LDD\GSSFILES\2022\20220145W.dwg 20220145 KWE Auto S Ground



SURVEYOR'S NOTES:

- 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.
- Origin of found monuments uncertain unless noted.

LEGEND

- △ - Sectional Monument Found
- ▲ - Section Monument Set (5/8" x 24" Iron Rebar w/GSS CLS 52 Cap)
- - Survey Monument Found
- - 5/8" x 24" Iron Rebar Set w/GSS CLS 52 Cap
- (C) - Calculated
- (M) - Measured
- (R) - Record measurement (Bk. 660, Pg. 3053)
- (R1) - Record measurement (Bk. 264, Pg. 305)
- (R2) - District Court Court No. 01PR00082
- P.O.B. - Point of Beginning
- P.O.C. - Point of Commencement

DESCRIPTION OF RECORD:

(Bk. 264, Pg. 305)

Part of the Southeast Quarter (SE/4) of section Seventeen (17), Township Twenty-one (21) South, Range Four (4) West of the 6th P.M. described as follows:

Beginning at the Northwest corner of said SE/4, thence East 80 Rods, thence South 106 Rods, thence West 80 Rods, thence North 106 Rods to point of beginning, except the Right-of-way of the Chicago, Rock Island and Pacific Railroad and except land condemned for highway purposes and

A strip of land in the Southwest Quarter of the Southeast Quarter (SW/4 SE/4) of Section Seventeen (17), Township Twenty-one (21) South, Range Four (4) West of the 6th P.M. described as follows:

Beginning at the Southeast corner of said SW/4 SE/4, thence North 54 rods, thence West 1 Rod; thence South 54 Rods, thence East 1 Rod to point of beginning.

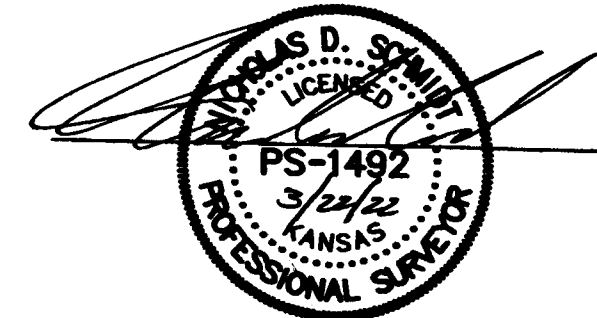
(Bk. 660, Pg. 3053)

A tract of land in the Southeast Quarter of Section 17, Township 21, Range 4 West of the 6th P.M., described as follows:

BEGINNING at the Northwest corner of said Quarter Section; FIRST COURSE, thence on an assumed bearing of South 00 degrees 44 minutes 49 seconds East 856.46 feet along the West line of said Quarter Section to the Westerly right of way line of the Union Pacific Railway; SECOND COURSE, thence North 30 degrees 36 minutes 11 seconds East, 1002.44 feet along said right of way line to the North line of said Quarter Section; THIRD COURSE, thence South 89 degrees 17 minutes 41 seconds West, 521.53 feet along said North line to the POINT OF BEGINNING. The above described tract contains 5.13 acres, more or less

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 22nd day of March, 2022.



Prepared For:

JOSIAH WUERFFEL

Description:

A PORTION OF THE SE 1/4 SECTION 17, T21S, R4W MCPHERSON COUNTY, KANSAS

Prepared By:



HUTCHINSON
2908 North Plum St. 67502
Ph. 620-445-7032
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Drawn By:

KDZ

Scale:

1"=200'

Date of Field Work:

February 25, 2022

Job No:

G2022-145

Checked By:

NDS

Date:

03/22/2022

Sheet 1 of 1 Sheet(s)