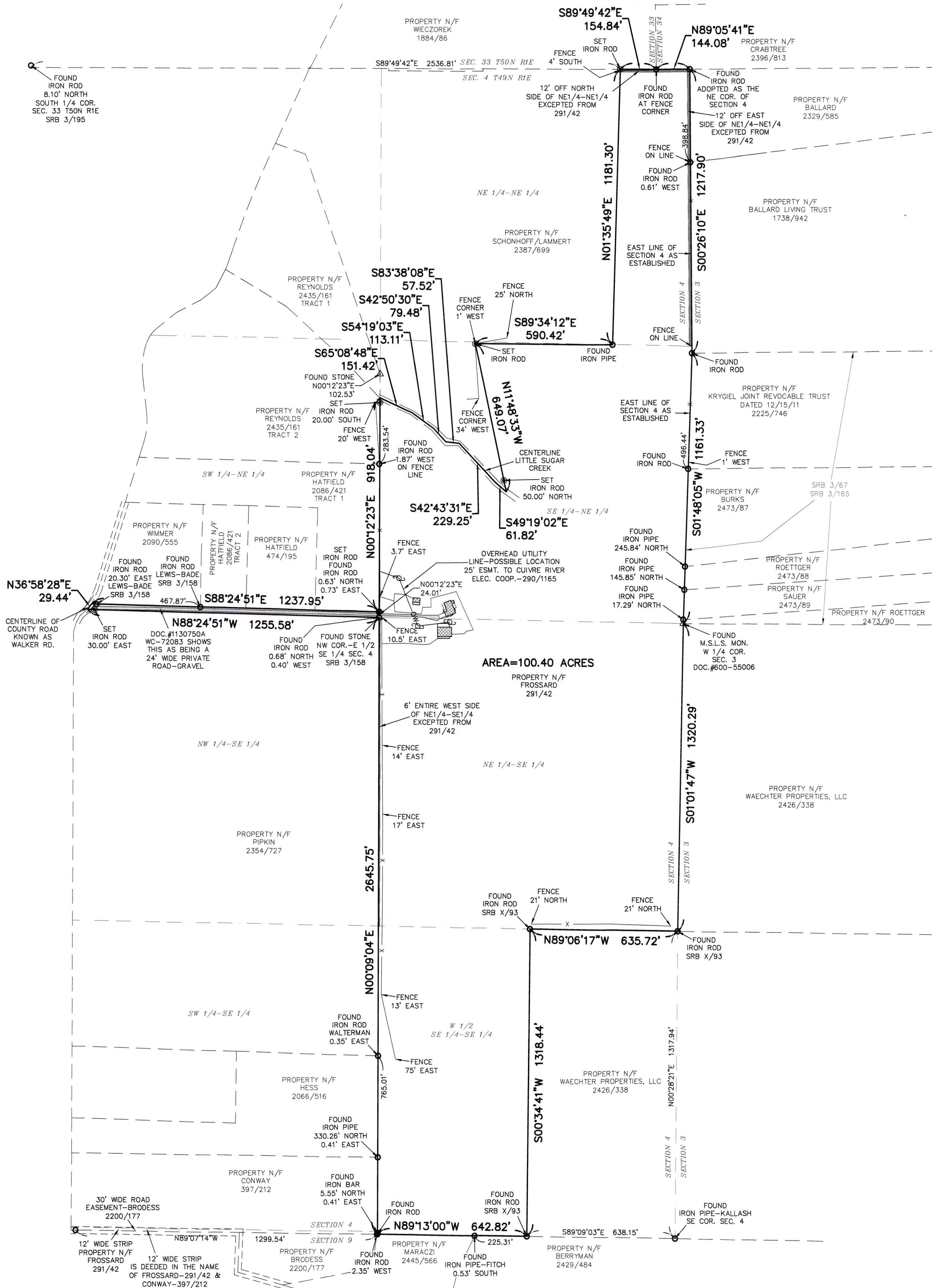


A TRACT OF LAND BEING PART OF SECTION 4,
TOWNSHIP 49 NORTH, RANGE 1 EAST OF
THE FIFTH PRINCIPAL MERIDIAN,
LINCOLN COUNTY, MISSOURI



PROPERTY DESCRIPTION

A TRACT OF LAND BEING PART OF SECTION 4, TOWNSHIP 49 NORTH, RANGE 1 EAST OF THE FIFTH PRINCIPAL MERIDIAN, LINCOLN COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

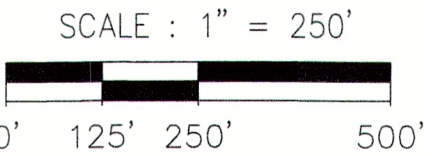
BEGINNING AT A FOUND IRON ROD AT THE NORTHEAST CORNER OF THE AFORES AID SECTION 4; THENCE ALONG THE EAST LINE OF SAID SECTION 4 AS ESTABLISHED, SOUTH 00 DEGREES 26 MINUTES 10 SECONDS EAST 1217.90 FEET TO A FOUND IRON ROD; THENCE CONTINUING ALONG SAID EAST LINE, SOUTH 01 DEGREES 48 MINUTES 05 SECONDS WEST 1161.33 FEET TO A MISSOURI STATE LAND SURVEY MONUMENT AT THE EAST QUARTER CORNER OF SAID SECTION 4; THENCE CONTINUING ALONG SAID EAST LINE, SOUTH 01 DEGREES 01 MINUTES 47 SECONDS WEST 1320.29 FEET TO A FOUND IRON ROD AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 4; THENCE LEAVING SAID EAST LINE AND ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4, NORTH 89 DEGREES 06 MINUTES 17 SECONDS WEST 635.72 FEET TO A FOUND IRON ROD AT THE NORTHEAST CORNER OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 4; THENCE ALONG THE EAST LINE OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 4, SOUTH 00 DEGREES 34 MINUTES 41 SECONDS WEST 1318.44 FEET TO A FOUND IRON ROD AT THE SOUTHEAST CORNER OF SAID WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE ALONG THE SOUTH LINE OF SAID SECTION 4, NORTH 89 DEGREES 13 MINUTES 00 SECONDS WEST 642.82 FEET TO A FOUND IRON ROD AT THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4; THENCE ALONG THE WEST LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 4, NORTH 00 DEGREES 09 MINUTES 04 SECONDS EAST 2645.75 FEET TO A FOUND STONE AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 4, NORTH 00 DEGREES 09 MINUTES 04 SECONDS EAST 2645.75 FEET TO A FOUND STONE AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 4; THENCE ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 4, NORTH 88 DEGREES 24 MINUTES 51 SECONDS WEST 1255.58 FEET TO A POINT IN THE CENTERLINE OF THE COUNTY ROAD; THENCE ALONG THE CENTERLINE OF THE COUNTY ROAD, NORTH 36 DEGREES 58 MINUTES 28 SECONDS EAST 29.44 FEET TO A POINT; THENCE LEAVING SAID CENTERLINE, SOUTH 88 DEGREES 24 MINUTES 51 SECONDS EAST 1237.95 FEET TO A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 4; THENCE ALONG SAID WEST LINE, NORTH 00 DEGREES 12 MINUTES 23 SECONDS EAST 918.04 FEET TO A POINT IN THE CENTERLINE OF LITTLE SUGAR CREEK; THENCE ALONG THE CENTERLINE OF LITTLE SUGAR CREEK, THE FOLLOWING COURSES AND DISTANCES: SOUTH 65 DEGREES 08 MINUTES 48 SECONDS EAST 151.42 FEET TO A POINT; SOUTH 54 DEGREES 19 MINUTES 03 SECONDS EAST 113.11 FEET TO A POINT; SOUTH 42 DEGREES 50 MINUTES 30 SECONDS EAST 79.48 FEET TO A POINT; SOUTH 83 DEGREES 38 MINUTES 08 SECONDS EAST 57.52 FEET TO A POINT; SOUTH 49 DEGREES 19 MINUTES 02 SECONDS EAST 61.82 FEET TO A POINT; AND SOUTH 49 DEGREES 19 MINUTES 02 SECONDS EAST 61.82 FEET TO A POINT ON THE EAST LINE OF A TRACT OF LAND DESCRIBED IN BOOK 2387, PAGE 699 OF THE LINCOLN COUNTY RECORDS; THENCE ALONG THE EASTERN LINES OF SAID TRACT OF LAND DESCRIBED IN BOOK 2387, PAGE 699 THE FOLLOWING COURSES AND DISTANCES: NORTH 11 DEGREES 48 MINUTES 33 SECONDS WEST 649.07 FEET TO A POINT; SOUTH 89 DEGREES 34 MINUTES 12 SECONDS EAST 590.42 FEET TO A FOUND IRON PIPE; AND NORTH 01 DEGREES 35 MINUTES 49 SECONDS EAST 1181.30 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 4; THENCE ALONG THE NORTH LINE OF SAID SECTION 4, SOUTH 89 DEGREES 49 MINUTES 42 SECONDS EAST 154.84 FEET TO A FOUND IRON ROD; THENCE CONTINUING ALONG SAID NORTH LINE, NORTH 89 DEGREES 05 MINUTES 41 SECONDS EAST 144.08 FEET TO THE POINT OF BEGINNING AND CONTAINING 100.40 ACRES.

GENERAL NOTES:

THIS SURVEY IS SUBJECT TO EASEMENTS OR CLAIMS OF EASEMENTS NOT REVEALED IN THE PUBLIC RECORDS, RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORD, IF ANY AND DEFECTS, ENCUMBRANCES, ADVERSE CLAIMS OR OTHER MATTERS, IF ANY AND COVENANTS AND RESTRICTIONS. NO EASEMENTS OR UTILITIES RESEARCHED.

THE DEED DESCRIBING THE SUBJECT TRACT RECORDED IN BOOK 291, PAGE 42 WHICH THIS SURVEY IS BASED ON EXCEPTS OUT TWO 12 FOOT WIDE STRIPS, ONE ALONG THE NORTH LINE OF THE SUBJECT TRACT AND THE OTHER BEING ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER. IT ALSO EXCEPTS OUT A 6 FOOT WIDE STRIP ALONG WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4. THESE STRIPS ARE WITHIN THE BOUNDARIES OF THE TRACT SHOWN AND DESCRIBED HEREON. NONE OF THESE STRIPS WERE FOUND TO BE PART OF ANY OF THE ADJOINING PROPERTIES DEEDS OF RECORD OR AS THEY APPEAR TO OF BEEN SURVEYED. TITLE TO THESE STRIPS HAS NOT BEEN DETERMINED. THESE STRIPS TOTAL 0.58 ACRES. IT IS SUGGESTED THAT A REAL ESTATE ATTORNEY OR TITLE COMPANY BE CONTACTED TO ADVISE ON ACQUIRING TITLE TO THESE STRIPS.

BASIS OF BEARINGS FOR THIS SURVEY WAS ADOPTED FROM THE MISSOURI COORDINATE SYSTEM OF 1983-EAST ZONE-GRID NORTH.



SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT WE HAVE, DURING THE MONTHS OF SEPTEMBER AND OCTOBER 2022, BY THE ORDER OF GREG GRIESENAUER EXECUTED A PROPERTY BOUNDARY SURVEY ON A TRACT OF LAND BEING PART OF SECTION 4, TOWNSHIP 49 NORTH, RANGE 1 EAST OF THE FIFTH PRINCIPAL MERIDIAN, LINCOLN COUNTY, MISSOURI. THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS FOR RURAL PROPERTY.

Dennis C. Frazier 10/11/2022

DENNIS C. FRAZIER
FRAZIER LAND SURVEYING SERVICES, INC.
MISSOURI PROFESSIONAL LAND SURVEYOR #2002000247
CORP.# 2008003911



PREPARED FOR: GREG GRIESENAUER		DATE: 10/XX/22 SCALE: 1"=250' PROJECT NO.: 22-7737 FILE NAME: 22-7737.DWG	PROPERTY BOUNDARY SURVEY
DENNIS C. FRAZIER MISSOURI PROFESSIONAL LAND SURVEYOR #2002000247 FRAZIER LAND SURVEYING SERVICES, INC. CORP.# 2008003911	REV-1: REV-2: REV-3: REV-4:	FRAZIER LAND SURVEYING SERVICES, INC. 116 E. PEARCE BLVD., P.O. BOX 65 WENTZVILLE, MO. 63385 PHONE: 636-332-0610 FAX: 636-332-0710	