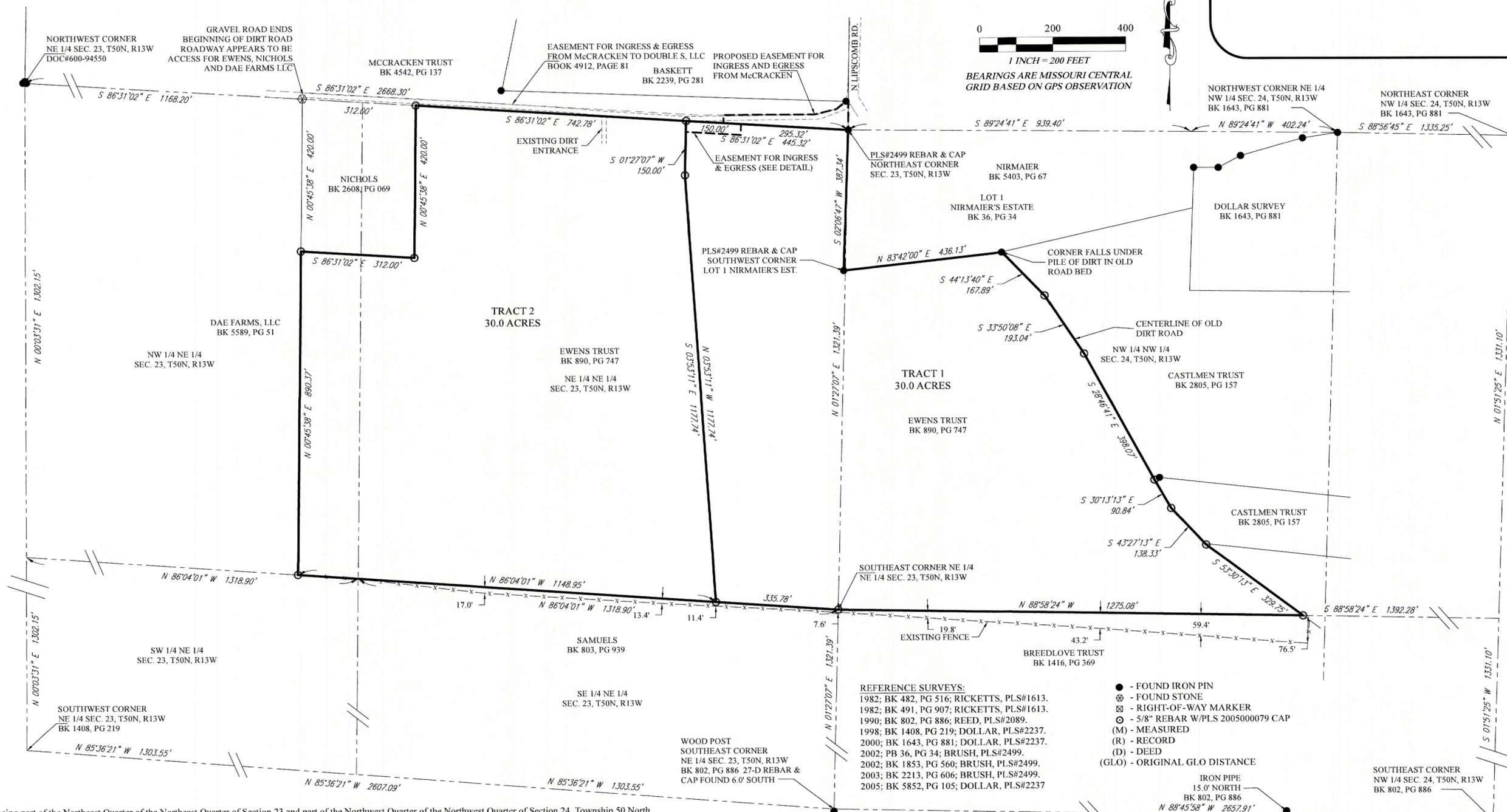
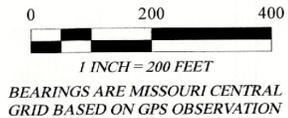


APPROVED FOR RECORDING THIS ____ DAY OF _____ 2023.

BILL FLOREA, DIRECTOR OF PLANNING BOONE COUNTY



EASEMENT FOR INGRESS & EGRESS FOR ACCESS TO TRACT 2:
A 30 foot tract of land being part of the Northeast Quarter of the Northeast Quarter of Section 23, Township 50 North, Range 13 West of the fifth principal meridian, Boone County, Missouri, being more particularly described as follows:
Commencing at the Northeast corner of said Section 23; thence along the North line of said Section 23, North 86 degrees 31 minutes 02 seconds West, a distance of 295.32 feet to the POINT OF BEGINNING; thence South 01 degrees 27 minutes 07 seconds West, a distance of 30.00 feet; thence North 86 degrees 31 minutes 02 seconds West, a distance of 150.00 feet; thence North 01 degrees 27 minutes 07 seconds East, a distance of 30.00 feet; thence South 86 degrees 31 minutes 02 seconds East, a distance of 150.00 feet to the POINT OF BEGINNING.



TRACT 1:
A tract of land being part of the Northeast Quarter of the Northeast Quarter of Section 23 and part of the Northwest Quarter of the Northwest Quarter of Section 24, Township 50 North, Range 13 West of the fifth principal meridian, Boone County, Missouri, being more particularly described as follows:
Beginning at an iron rod marking the Northeast corner of said Section 23; thence South 02 degrees 06 minutes 47 seconds West, a distance of 387.34 feet to an iron rod marking the Southwest corner of Lot 1 of Nirmaier's Estate as recorded in Plat Book 36 at Page 34; thence along the Southerly line of said Lot 1, North 83 degrees 42 minutes 00 seconds East, a distance of 436.13 feet to an iron rod at the centerline of an old road; thence along said centerline the following six courses, South 44 degrees 13 minutes 40 seconds East, a distance of 167.89 feet to an iron rod; thence South 33 degrees 50 minutes 08 seconds East, a distance of 193.04 feet to an iron rod; thence South 28 degrees 46 minutes 41 seconds East, a distance of 398.07 feet to an iron rod; thence South 30 degrees 13 minutes 13 seconds East, a distance of 90.84 feet to an iron rod; thence South 43 degrees 27 minutes 13 seconds East, a distance of 138.33 feet to an iron rod; thence South 53 degrees 30 minutes 13 seconds East, a distance of 329.75 feet to an iron rod on the South line of the Northwest Quarter of the Northwest Quarter of said Section 24; thence North 88 degrees 58 minutes 24 seconds West, a distance of 1275.08 feet to an iron rod at the Southeast corner of the Northeast Quarter of said Section 23; thence along the Quarter-Quarter Section line, North 86 degrees 04 minutes 01 seconds West, a distance of 335.78 feet to an iron rod; thence North 03 degrees 53 minutes 11 seconds West, a distance of 1177.74 feet to an iron rod; thence North 01 degrees 27 minutes 07 seconds East, a distance of 150.00 feet to an iron rod on the North line of said Section 23; thence South 86 degrees 31 minutes 02 seconds East, a distance of 445.32 feet to the POINT OF BEGINNING, containing 30.0 acres. Subject to any easements of record or not of record, if any.

TRACT 2:
A tract of land being part of the North Half of the Northeast Quarter of Section 23 Township 50 North, Range 13 West of the fifth principal meridian, Boone County, Missouri, being more particularly described as follows:
Commencing at an iron rod marking the Northeast corner of said Section 23; thence along the North line of said Section 23, North 86 degrees 31 minutes 02 seconds West, a distance of 445.32 feet to an iron rod and the POINT OF BEGINNING, thence South 01 degrees 27 minutes 07 seconds West, a distance of 150.00 feet to an iron rod; thence South 03 degrees 53 minutes 11 seconds East, a distance of 1177.74 feet to an iron rod on the South line of said North Half; thence along said South line, North 86 degrees 04 minutes 01 seconds West, a distance of 1148.95 feet to an iron rod; thence North 00 degrees 45 minutes 38 seconds East, a distance of 890.37 feet to an iron rod; thence South 86 degrees 31 minutes 02 seconds East, a distance of 312.00 feet to an iron rod; thence North 00 degrees 45 minutes 38 seconds East, a distance of 420.00 feet to an iron rod on the North line of said Section 23; thence South 86 degrees 31 minutes 02 seconds East, a distance of 742.78 feet to the POINT OF BEGINNING, containing 30.0 acres. Subject to any easements of record or not of record, if any.

- REFERENCE SURVEYS:
1982; BK 482, PG 516; RICKETTS, PLS#1613.
1982; BK 491, PG 907; RICKETTS, PLS#1613.
1990; BK 802, PG 886; REED, PLS#2089.
1998; BK 1408, PG 219; DOLLAR, PLS#2237.
2000; BK 1643, PG 881; DOLLAR, PLS#2499.
2002; PB 36, PG 34; BRUSH, PLS#2499.
2002; BK 1853, PG 560; BRUSH, PLS#2499.
2003; BK 2213, PG 606; BRUSH, PLS#2499.
2005; BK 5852, PG 105; DOLLAR, PLS#2237
- - FOUND IRON PIN
⊗ - FOUND STONE
⊠ - RIGHT-OF-WAY MARKER
○ - 5/8" REBAR W/PLS 2005000079 CAP
(M) - MEASURED
(R) - RECORD
(D) - DEED
(GLO) - ORIGINAL GLO DISTANCE

ALL DISTANCES AND AREAS SHOWN ARE BASED ON GROUND MEASUREMENTS. PROJECT SCALE FACTOR FOR MISSOURI CENTRAL GRID NAD 83 IS 0.99990262.

CLIENT: LILLIAN S. EWENS TRUST
DATE OF SURVEY: JULY 25, 2023
ACCURACY CLASS: RURAL PROPERTY

SURVEYORS STATEMENT
A survey of the property shown hereon has been performed to the best of my knowledge and belief in accordance with the current Missouri Standards for Property Boundary Surveys.

John H. Schaefer
John H. Schaefer,
Missouri P.L.S.#2005000079

Subscribed and sworn to before me, a notary public, this 5th day of August, 2023.

Beth Moots
NOTARY

BETH MOOTS
Notary Public - Notary Seal
State of Missouri
Commissioned for Macon County
My Commission Expires: July 19, 2026
Commission Number: 14628805



FIELD: MGW DRAWN: JHS PROJECT #23-225
SURVEY CERTIFICATE OF AUTHORITY LS-2009021550



John H. Schaefer, PLS
30638 Kenbrook Pl. PHONE: 660-395-5942
Macon, MO 63552 EMAIL: john@schaeferurveying.com

BOUNDARY SURVEY
N 1/2 NE 1/4 SEC. 23 &
NW 1/4 NW 1/4 SEC. 24, T50N, R13W
BOONE COUNTY, MISSOURI

TRACT 1:

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