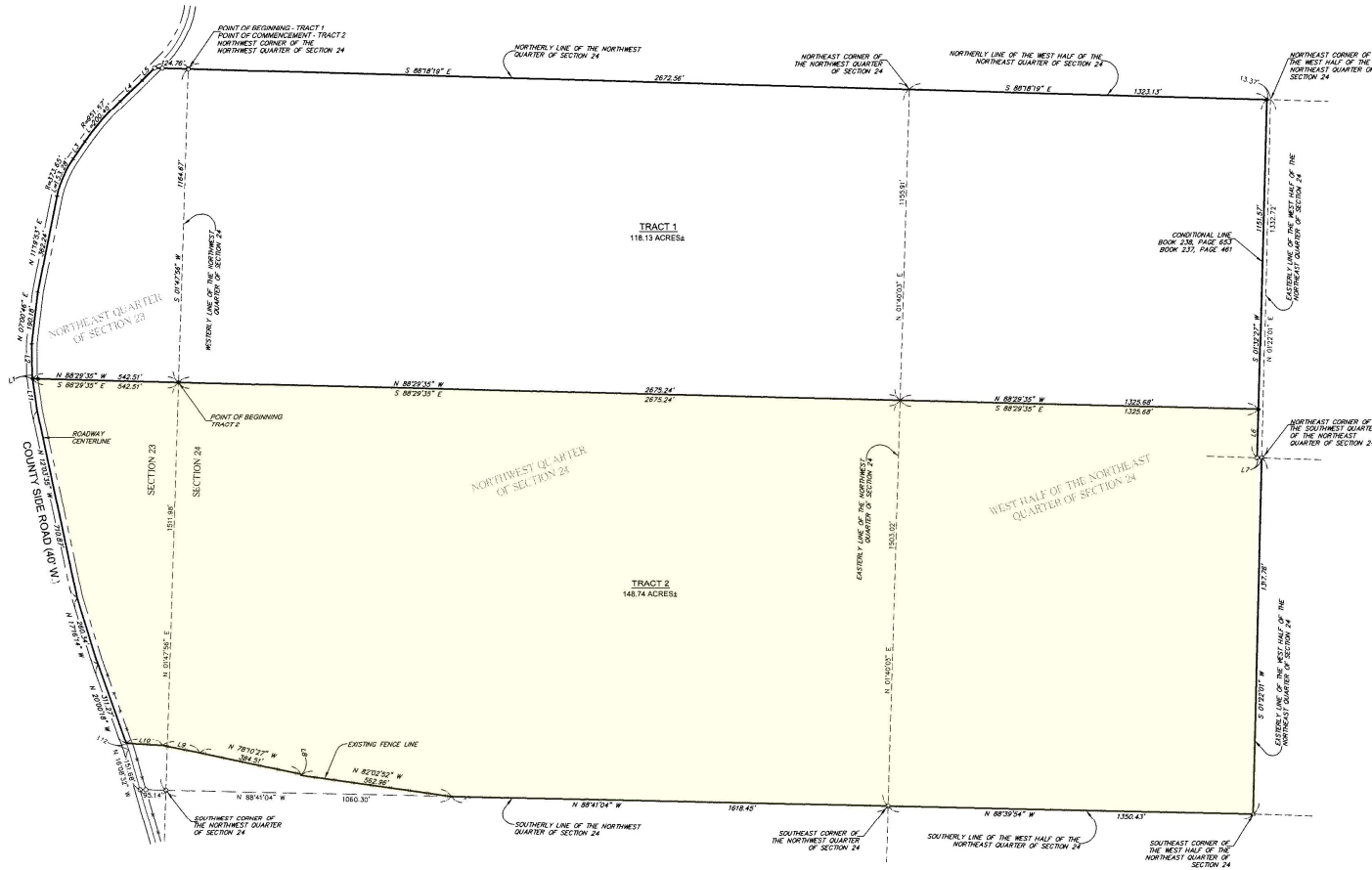


PLAT OF SURVEY

PART OF THE NORTHEAST QUARTER OF SECTION 23, PART OF THE NORTHWEST QUARTER AND PART OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 14 WEST OF THE FIFTH PRINCIPAL MERIDIAN, MILLER COUNTY, MISSOURI



SURVEYOR'S DESCRIPTION - TRACT 1

PART OF THE NORTHEAST QUARTER OF SECTION 23, PART OF THE NORTHWEST QUARTER AND PART OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 14 WEST OF THE FIFTH PRINCIPAL MERIDIAN, MILLER COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 24, THENCE SOUTH 88 DEGREES 18 MINUTES 19 SECONDS EAST ON THE NORTHERLY LINE OF THE NORTHWEST QUARTER OF SAID SECTION, 2672.36 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE SOUTH 88 DEGREES 18 MINUTES 19 SECONDS EAST ON THE NORTHERLY LINE OF THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION, 1333.13 FEET TO A CONDITIONAL LINE AS DESCRIBED IN DEED BOOK 237, PAGE 461 IN THE MILLER COUNTY RECORDERS OFFICE; THENCE SOUTH 01 DEGREES 32 MINUTES 27 SECONDS WEST ON SAID CONDITIONAL LINE, 1151.57 FEET; THENCE NORTH 88 DEGREES 29 MINUTES 35 SECONDS WEST, 1325.68 FEET TO THE EASTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 24; THENCE CONTINUING NORTH 88 DEGREES 29 MINUTES 35 SECONDS WEST, 2672.24 FEET TO THE WESTERLY LINE OF THE SAID NORTHWEST QUARTER OF SECTION 24; THENCE CONTINUING NORTH 88 DEGREES 29 MINUTES 35 SECONDS WEST, 542.51 FEET TO THE CENTERLINE OF COUNTY SIDE ROAD (40' W.); THENCE NORTH 88 DEGREES 07 MINUTES 18 SECONDS WEST ON SAID CENTERLINE, 133.53 FEET; THENCE NORTH 133 DEGREES 03 SECONDS WEST ON SAID CENTERLINE, 118.73 FEET; THENCE NORTH 07 DEGREES 00 MINUTES 48 SECONDS EAST ON SAID CENTERLINE, 190.18 FEET; THENCE NORTH 11 DEGREES 18 MINUTES 53 SECONDS EAST ON SAID CENTERLINE, 382.24 FEET; THENCE NORTHEASTERLY 153.28 FEET ON SAID CENTERLINE ON A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 373.65 FEET, THE CHORD OF WHICH BEARS NORTH 23 DEGREES 04 MINUTES 58 SECONDS EAST, 152.21 FEET; THENCE NORTH 34 DEGREES 50 MINUTES 05 SECONDS EAST ON SAID CENTERLINE, 77.73 FEET; THENCE NORTHEASTERLY 200.40 FEET ON SAID CENTERLINE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 951.57 FEET, THE CHORD OF WHICH BEARS NORTH 40 DEGREES 52 MINUTES 05 SECONDS EAST, 200.03 FEET; THENCE NORTH 48 DEGREES 54 MINUTES 05 SECONDS EAST ON SAID CENTERLINE, 110.86 FEET; THENCE NORTH 45 DEGREES 02 MINUTES 14 SECONDS EAST ON SAID CENTERLINE, 65.94 FEET; THENCE LEAVING SAID CENTERLINE SOUTH 88 DEGREES 18 MINUTES 19 SECONDS EAST, 124.78 FEET TO THE POINT OF BEGINNING, CONTAINING 118.13 ACRES, MORE OR LESS.

SURVEYOR'S DESCRIPTION - TRACT 2

PART OF THE NORTHEAST QUARTER OF SECTION 23, PART OF THE NORTHWEST QUARTER AND PART OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 14 WEST OF THE FIFTH PRINCIPAL MERIDIAN, MILLER COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER, THENCE SOUTH 01 DEGREES 47 MINUTES 06 SECONDS WEST ON THE WESTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 24 A DISTANCE OF 1184.87 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 88 DEGREES 29 MINUTES 35 SECONDS EAST, 2672.24 FEET TO THE EASTERLY LINE OF SAID QUARTER SECTION; THENCE CONTINUING SOUTH 88 DEGREES 29 MINUTES 35 SECONDS EAST, 1325.68 FEET TO A CONDITIONAL LINE AS DESCRIBED IN DEED BOOK 237, PAGE 461 IN THE MILLER COUNTY RECORDERS OFFICE; THENCE SOUTH 01 DEGREES 32 MINUTES 27 SECONDS WEST ON SAID CONDITIONAL LINE, 181.11 FEET; THENCE SOUTH 84 DEGREES 12 MINUTES 37 SECONDS EAST, 17.42 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24; THENCE SOUTH 01 DEGREES 22 MINUTES 01 SECONDS WEST ON THE EASTERLY LINE OF THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION, 1317.76 FEET; THENCE NORTH 88 DEGREES 39 MINUTES 54 SECONDS WEST ON THE SOUTHERLY LINE OF THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION, 1330.43 FEET TO THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 24; THENCE NORTH 88 DEGREES 41 MINUTES 04 SECONDS WEST ON THE SOUTHERLY LINE OF THE NORTHWEST QUARTER OF SAID SECTION, 1616.45 FEET; THENCE NORTH 82 DEGREES 02 MINUTES 32 SECONDS WEST, 262.86 FEET; THENCE NORTH 10 DEGREES 10 MINUTES 37 SECONDS WEST, 4.44 FEET; THENCE NORTH 78 DEGREES 19 MINUTES 27 SECONDS WEST, 384.51 FEET; THENCE NORTH 78 DEGREES 53 MINUTES 57 SECONDS WEST, 139.75 FEET; THENCE NORTH 86 DEGREES 51 MINUTES 28 SECONDS WEST, 134.08 FEET TO THE CENTERLINE OF COUNTY SIDE ROAD (40' W.); THENCE NORTH 86 DEGREES 09 MINUTES 18 SECONDS WEST ON SAID CENTERLINE, 311.27 FEET; THENCE NORTH 17 DEGREES 16 MINUTES 14 SECONDS WEST ON SAID CENTERLINE, 260.34 FEET; THENCE NORTH 12 DEGREES 03 MINUTES 36 SECONDS WEST ON SAID CENTERLINE, 710.87 FEET; THENCE NORTH 08 DEGREES 07 MINUTES 08 SECONDS WEST ON SAID CENTERLINE, 119.48 FEET; THENCE LEAVING SAID CENTERLINE SOUTH 88 DEGREES 29 MINUTES 35 SECONDS EAST, 542.51 FEET TO THE POINT OF BEGINNING, CONTAINING 148.74 ACRES, MORE OR LESS.

LINE	BEARING	LENGTH
1.1	N 88°02'06" W	118.52
1.2	N 88°29'35" E	178.22
1.3	N 24°50'00" E	77.22
1.4	N 48°54'05" E	110.86
1.5	N 45°02'14" E	65.99
1.6	S 01°32'27" W	99.12
1.7	S 88°12'22" E	12.42
1.8	N 03°02'24" E	4.44
1.9	N 78°52'24" W	139.22
1.10	N 86°51'28" W	134.08
1.11	N 88°02'06" W	118.46
1.12	N 20°50'18" W	24.57

NOTES

Bearings are based on GPS observation on the Northerly line of the Northwest Quarter of Section 24. Said bearing being North 88 degrees 18 minutes 19 seconds West. Reference bearing from Missouri State Plane Coordinate System.

It is not warranted that this plat contains complete information regarding easements, reservations, restrictions, rights of way, building lines, encroachments, or other encumbrances. For complete information, a title opinion or commitment for title insurance should be obtained.

SURVEYOR'S CERTIFICATE

I certify that this survey conforms to the current minimum standards for property boundary surveys in Missouri and that this plat accurately reflects the information found at the time of the survey.

8/16/2019
 Timothy C. Alverson Date
 Missouri Professional Land Survey No. 2531
 Expiration Date: December 31, 2020

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