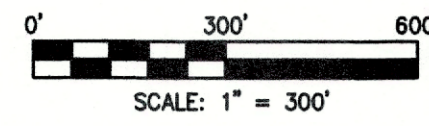


THREE TRACTS OF LAND BEING PART OF THE NORTHEAST AND SOUTHEAST QUARTERS OF SECTION 16,  
TOWNSHIP 2 NORTH, RANGE 2 WEST OF THE FOURTH PRINCIPAL MERIDIAN, SCHUYLER COUNTY, ILLINOIS



LEGEND	
N/F NOW OR FORMERLY	
—X— EXISTING FENCE LINE	
⊕ FOUND IRON ROD	
⊙ FOUND PK NAIL	
⊙ FOUND MAG SPIKE	
⊙ SET MAG SPIKE	
⊙ SET (1/2"x24") IRON ROD W/ CAP STAMPED "JONES INC PDF 5084"	

LAND DESCRIPTION: (TRACT 1)

A TRACT OF LAND BEING PART OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 2 WEST OF THE FOURTH PRINCIPAL MERIDIAN, SCHUYLER COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT A FOUND MAG SPIKE MARKING THE SOUTH QUARTER CORNER OF SAID SECTION 16; THENCE ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER, NORTH 00 DEGREES 13 MINUTES 53 SECONDS EAST, 1828.28 FEET TO A SET IRON ROD; THENCE LEAVING SAID WEST LINE, SOUTH 89 DEGREES 37 MINUTES 21 SECONDS EAST, 1338.11 FEET TO A SET IRON ROD ON THE EAST LINE OF THE WEST HALF OF SAID SOUTHEAST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 00 DEGREES 37 MINUTES 43 SECONDS WEST, 1828.67 FEET TO A SET MAG SPIKE MARKING THE EAST SIXTEENTH CORNER OF SAID SOUTHEAST QUARTER; THENCE LEAVING SAID EAST LINE, ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER, NORTH 89 DEGREES 36 MINUTES 24 SECONDS WEST, 1325.43 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED TRACT OF LAND CONTAINING 55.90 ACRES IS BASED UPON AN ACTUAL BOUNDARY SURVEY COMPLETED BY THE JONES SURVEYING AND ENGINEERING CORPORATION, DURING THE MONTH OF JANUARY 2025, AND IS SUBJECT TO ALL ROAD RIGHT-OF-WAYS, EASEMENTS OF RECORD AND/OR PRESCRIPTION, RESTRICTIONS, RESERVATIONS AND CONDITIONS OF RECORD, IF ANY.

LAND DESCRIPTION: (TRACT 2)

A TRACT OF LAND BEING PART OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 2 WEST OF THE FOURTH PRINCIPAL MERIDIAN, SCHUYLER COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

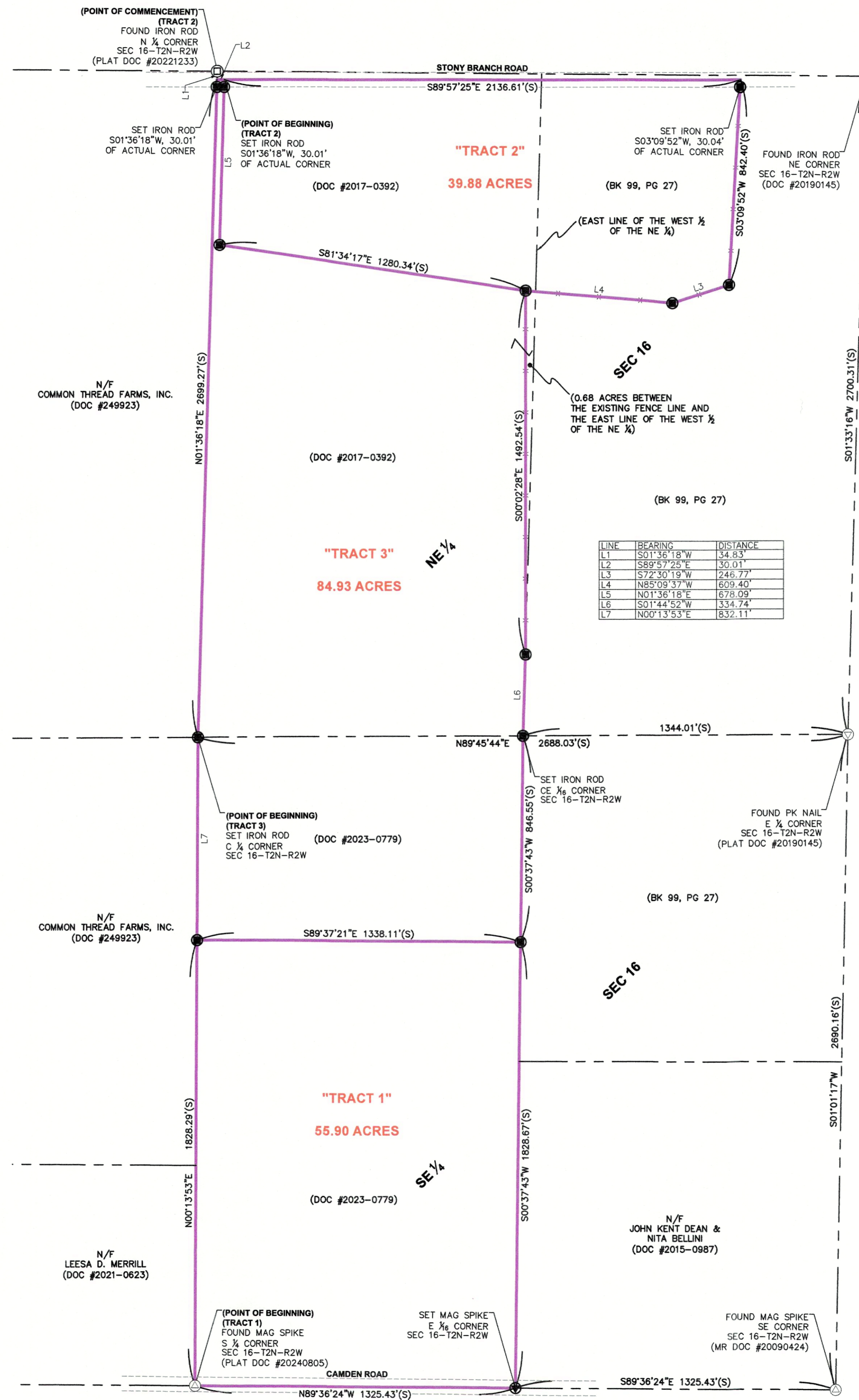
COMMENCING AT A FOUND IRON ROD MARKING THE NORTH QUARTER CORNER OF SAID SECTION 16; THENCE ALONG THE WEST LINE OF SAID NORTHEAST QUARTER, SOUTH 01 DEGREES 36 MINUTES 18 SECONDS WEST, 34.83 FEET TO THE EXISTING CENTERLINE OF STONY BRANCH ROAD; THENCE LEAVING SAID WEST LINE, ALONG SAID CENTERLINE, SOUTH 89 DEGREES 57 MINUTES 25 SECONDS EAST, 30.01 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED.

FROM THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID CENTERLINE, SOUTH 89 DEGREES 57 MINUTES 25 SECONDS EAST, 2136.61 FEET; THENCE LEAVING SAID CENTERLINE, TO AND ALONG AN EXISTING FENCE LINE, THE FOLLOWING THREE COURSES AND DISTANCES: SOUTH 03 DEGREES 09 MINUTES 52 SECONDS WEST, 842.40 FEET TO A SET IRON ROD; THENCE SOUTH 72 DEGREES 30 MINUTES 19 SECONDS WEST, 246.77 FEET TO A SET IRON ROD; THENCE NORTH 85 DEGREES 09 MINUTES 37 SECONDS WEST, 609.40 FEET TO A SET IRON ROD; THENCE LEAVING SAID FENCE LINE, NORTH 81 DEGREES 34 MINUTES 17 SECONDS WEST, 1280.34 FEET TO A SET IRON ROD; THENCE NORTH 01 DEGREES 36 MINUTES 18 SECONDS EAST, 678.09 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED TRACT OF LAND CONTAINING 39.88 ACRES IS BASED UPON AN ACTUAL BOUNDARY SURVEY COMPLETED BY THE JONES SURVEYING AND ENGINEERING CORPORATION, DURING THE MONTH OF JANUARY 2025, AND IS SUBJECT TO ALL ROAD RIGHT-OF-WAYS, EASEMENTS OF RECORD AND/OR PRESCRIPTION, RESTRICTIONS, RESERVATIONS AND CONDITIONS OF RECORD, IF ANY.

GENERAL NOTES:

- ALL DISTANCES ARE SURVEYED (S) AND RECORDED (R), UNLESS OTHERWISE NOTED.
- FIELD WORK COMPLETED: JANUARY 06, 2025.
- THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.
- BASIS OF BEARINGS: GRID BEARINGS ARE BASED UPON THE UNITED STATES PLANE COORDINATE SYSTEM OF 1983, ILLINOIS WEST 1202 ZONE.
- REGARDING TRACT 2, 23.33 ACRES ARE SITUATED IN THE WEST HALF OF THE NORTHEAST QUARTER AND 16.55 ACRES ARE SITUATED IN THE EAST HALF OF THE NORTHEAST QUARTER, ALL IN SECTION 16. REGARDING TRACT 3, 59.09 ACRES ARE SITUATED IN THE WEST HALF OF THE NORTHEAST QUARTER AND 25.84 ACRES ARE SITUATED IN THE WEST HALF OF THE SOUTHEAST QUARTER, ALL IN SECTION 16.

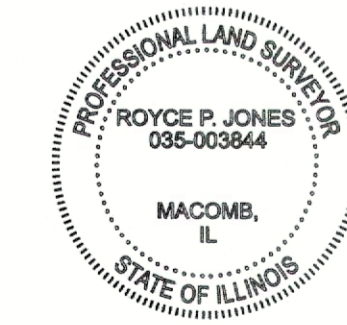


LAND DESCRIPTION: (TRACT 3)

A TRACT OF LAND BEING PART OF THE NORTHEAST AND SOUTHEAST QUARTERS OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 2 WEST OF THE FOURTH PRINCIPAL MERIDIAN, SCHUYLER COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT A SET IRON ROD MARKING THE CENTER OF SAID SECTION 16; THENCE ALONG THE WEST LINE OF SAID NORTHEAST QUARTER, NORTH 01 DEGREES 36 MINUTES 18 SECONDS EAST, 2699.27 FEET TO THE EXISTING CENTERLINE OF STONY BRANCH ROAD; THENCE LEAVING SAID WEST LINE, ALONG SAID CENTERLINE, SOUTH 89 DEGREES 57 MINUTES 25 SECONDS EAST, 30.01 FEET; THENCE LEAVING SAID CENTERLINE, SOUTH 01 DEGREES 36 MINUTES 18 SECONDS WEST, 678.09 FEET TO A SET IRON ROD; THENCE SOUTH 81 DEGREES 34 MINUTES 17 SECONDS EAST, 1280.34 FEET TO A SET IRON ROD; THENCE TO AND ALONG AN EXISTING FENCE LINE, SOUTH 00 DEGREES 02 MINUTES 28 SECONDS EAST, 1492.54 FEET TO A SET IRON ROD; THENCE LEAVING SAID FENCE LINE, SOUTH 01 DEGREES 44 MINUTES 52 SECONDS WEST, 334.74 FEET TO A SET IRON ROD MARKING THE CENTER-EAST SIXTEENTH CORNER OF SAID SECTION 16; THENCE ALONG THE EAST LINE OF THE WEST HALF OF SAID SOUTHEAST QUARTER, SOUTH 00 DEGREES 37 MINUTES 43 SECONDS WEST, 846.55 FEET TO A SET IRON ROD; THENCE LEAVING SAID EAST LINE, NORTH 89 DEGREES 37 MINUTES 21 SECONDS WEST, 1338.11 FEET TO A SET IRON ROD ON THE WEST LINE OF SAID SOUTHEAST QUARTER; THENCE ALONG SAID WEST LINE, NORTH 00 DEGREES 13 MINUTES 53 SECONDS EAST, 832.11 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED TRACT OF LAND CONTAINING 84.93 ACRES IS BASED UPON AN ACTUAL BOUNDARY SURVEY COMPLETED BY THE JONES SURVEYING AND ENGINEERING CORPORATION, DURING THE MONTH OF JANUARY 2025, AND IS SUBJECT TO ALL ROAD RIGHT-OF-WAYS, EASEMENTS OF RECORD AND/OR PRESCRIPTION, RESTRICTIONS, RESERVATIONS AND CONDITIONS OF RECORD, IF ANY.



SURVEYOR'S CERTIFICATION:

TO: JACK & SHELLY MARTIN  
C/O JOHN MCMILLAN  
ATTORNEY AT LAW  
402 E. JACKSON STREET  
MACOMB, IL 61455

THIS STATES THAT WE, THE JONES CORPORATION, PROFESSIONAL LAND SURVEYORS IN THE STATE OF ILLINOIS, HAVE SURVEYED THE ABOVE DESCRIBED TRACT OF LAND AND FURTHER CERTIFY THAT TO THE BEST OF OUR INFORMATION, KNOWLEDGE, AND BELIEF, THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THAT SURVEY AND WAS EXECUTED IN ACCORDANCE WITH THE CURRENT ILLINOIS MINIMUM STANDARDS OF PRACTICE APPLICABLE TO BOUNDARY SURVEYS.

JONES SURVEYING & ENGINEERING CORPORATION  
PROFESSIONAL DESIGN FIRM NO: 5094  
PROJECT NO: 2024-292  
ROYCE P. JONES  
IL PROFESSIONAL LAND SURVEYOR NO. 035-003844  
DATED: JANUARY 08, 2025  
MY LICENSE EXPIRES NOVEMBER 30, 2026

NO.	DATE	DESCRIPTION

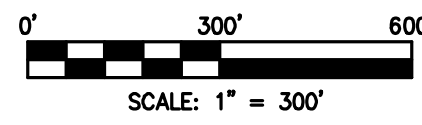
BOUNDARY SURVEY

JONES SURVEYING & ENGINEERING CORP.  
246 BOWER ROAD  
MACOMB, IL 61455  
P:(309) 833-2534  
F:(309) 833-2533  
LICENSED IN ILLINOIS, IOWA, MISSOURI, & INDIANA  
www.thejonescorp.com



DRAWN BY	RPJ
CHECKED BY	RPJ/CTF
DATE	01.08.2025
Job Number	2024-292

THREE TRACTS OF LAND BEING PART OF THE NORTHEAST AND SOUTHEAST QUARTERS OF SECTION 16,  
TOWNSHIP 2 NORTH, RANGE 2 WEST OF THE FOURTH PRINCIPAL MERIDIAN, SCHUYLER COUNTY, ILLINOIS



LEGEND	
N/F NOW OR FORMERLY	
—X— EXISTING FENCE LINE	
⊕ FOUND IRON ROD	
⊙ FOUND PK NAIL	
⊖ FOUND MAG SPIKE	
⊕ SET MAG SPIKE	
⊕ SET (1/2" x 24") IRON ROD W/ CAP STAMPED "JONES INC PDF 5094"	

LAND DESCRIPTION: (TRACT 1)

A TRACT OF LAND BEING PART OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 2 WEST OF THE FOURTH PRINCIPAL MERIDIAN, SCHUYLER COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT A FOUND MAG SPIKE MARKING THE SOUTH QUARTER CORNER OF SAID SECTION 16; THENCE ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER, NORTH 00 DEGREES 13 MINUTES 53 SECONDS EAST, 1828.29 FEET TO A SET IRON ROD; THENCE LEAVING SAID WEST LINE, SOUTH 89 DEGREES 37 MINUTES 21 SECONDS EAST, 1338.11 FEET TO A SET IRON ROD ON THE EAST LINE OF THE WEST HALF OF SAID SOUTHEAST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 00 DEGREES 37 MINUTES 43 SECONDS WEST, 1828.07 FEET TO A SET MAG SPIKE MARKING THE EAST SIXTEENTH CORNER OF SAID SOUTHEAST QUARTER; THENCE LEAVING SAID EAST LINE, ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER, NORTH 89 DEGREES 38 MINUTES 24 SECONDS WEST, 1325.43 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED TRACT OF LAND CONTAINING 55.90 ACRES IS BASED UPON AN ACTUAL BOUNDARY SURVEY COMPLETED BY THE JONES SURVEYING AND ENGINEERING CORPORATION, DURING THE MONTH OF JANUARY 2025, AND IS SUBJECT TO ALL ROAD RIGHT-OF-WAYS, EASEMENTS OF RECORD AND/OR PRESCRIPTION, RESTRICTIONS, RESERVATIONS AND CONDITIONS OF RECORD, IF ANY.

LAND DESCRIPTION: (TRACT 2)

A TRACT OF LAND BEING PART OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 2 WEST OF THE FOURTH PRINCIPAL MERIDIAN, SCHUYLER COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

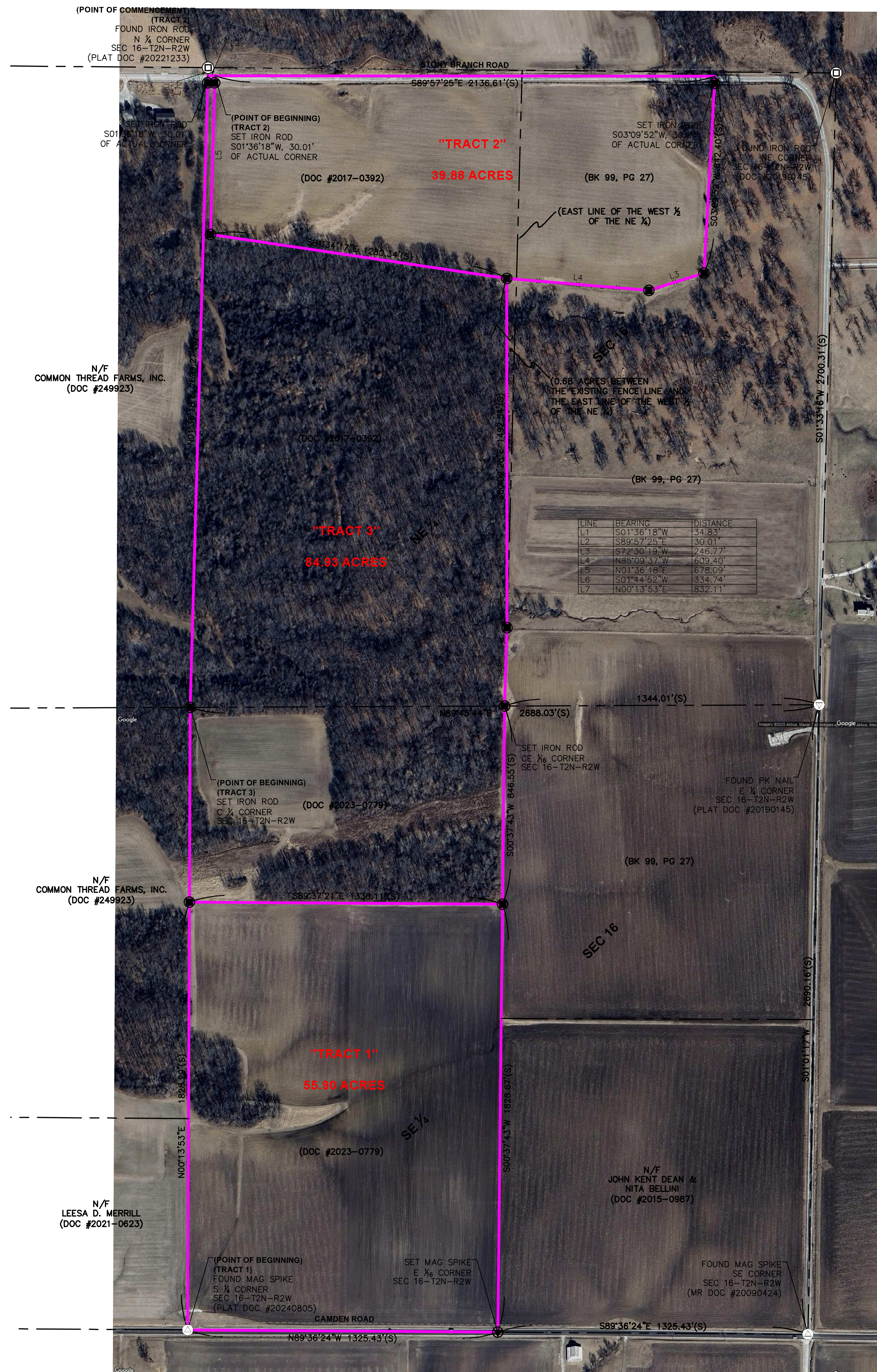
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FROM THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID CENTERLINE, SOUTH 89 DEGREES 57 MINUTES 25 SECONDS EAST, 2136.61 FEET; THENCE LEAVING SAID CENTERLINE, TO AND ALONG AN EXISTING FENCE LINE, THE FOLLOWING THREE COURSES AND DISTANCES: SOUTH 03 DEGREES 09 MINUTES 52 SECONDS WEST, 842.40 FEET TO A SET IRON ROD; THENCE SOUTH 72 DEGREES 30 MINUTES 19 SECONDS WEST, 246.77 FEET TO A SET IRON ROD; THENCE NORTH 85 DEGREES 09 MINUTES 37 SECONDS WEST, 609.40 FEET TO A SET IRON ROD; THENCE LEAVING SAID FENCE LINE, NORTH 81 DEGREES 34 MINUTES 17 SECONDS WEST, 1280.34 FEET TO A SET IRON ROD; THENCE NORTH 01 DEGREES 36 MINUTES 18 SECONDS EAST, 678.09 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED TRACT OF LAND CONTAINING 39.88 ACRES IS BASED UPON AN ACTUAL BOUNDARY SURVEY COMPLETED BY THE JONES SURVEYING AND ENGINEERING CORPORATION, DURING THE MONTH OF JANUARY 2025, AND IS SUBJECT TO ALL ROAD RIGHT-OF-WAYS, EASEMENTS OF RECORD AND/OR PRESCRIPTION, RESTRICTIONS, RESERVATIONS AND CONDITIONS OF RECORD, IF ANY.

GENERAL NOTES:

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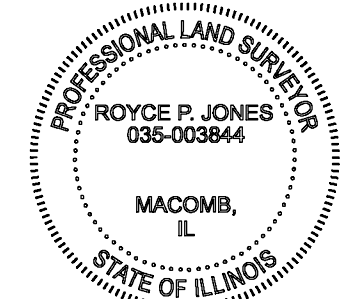
LINE	BEARING	DISTANCE
L1	S01°36'18"W	34.83'
L2	S89°57'25"E	30.01'
L3	S72°30'19"W	246.77'
L4	N85°09'37"W	609.40'
L5	N01°36'18"E	678.09'
L6	S01°44'52"W	334.74'
L7	N00°13'53"E	832.11'

LAND DESCRIPTION: (TRACT 3)

A TRACT OF LAND BEING PART OF THE NORTHEAST AND SOUTHEAST QUARTERS OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 2 WEST OF THE FOURTH PRINCIPAL MERIDIAN, SCHUYLER COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT A SET IRON ROD MARKING THE CENTER OF SAID SECTION 16; THENCE ALONG THE WEST LINE OF SAID NORTHEAST QUARTER, NORTH 01 DEGREES 36 MINUTES 18 SECONDS EAST, 2899.27 FEET TO THE EXISTING CENTERLINE OF STONY BRANCH ROAD; THENCE LEAVING SAID WEST LINE, ALONG SAID CENTERLINE, SOUTH 89 DEGREES 57 MINUTES 25 SECONDS EAST, 30.01 FEET; THENCE LEAVING SAID CENTERLINE, SOUTH 01 DEGREES 36 MINUTES 18 SECONDS WEST, 678.09 FEET TO A SET IRON ROD; THENCE SOUTH 81 DEGREES 34 MINUTES 17 SECONDS EAST, 1280.34 FEET TO A SET IRON ROD; THENCE TO AND ALONG AN EXISTING FENCE LINE, SOUTH 00 DEGREES 02 MINUTES 28 SECONDS EAST, 1492.54 FEET TO A SET IRON ROD; THENCE LEAVING SAID FENCE LINE, SOUTH 01 DEGREES 44 MINUTES 52 SECONDS WEST, 334.74 FEET TO A SET IRON ROD MARKING THE CENTER-EAST SIXTEENTH CORNER OF SAID SECTION 16; THENCE ALONG THE EAST LINE OF THE WEST HALF OF SAID SOUTHEAST QUARTER, SOUTH 00 DEGREES 37 MINUTES 43 SECONDS WEST, 846.55 FEET TO A SET IRON ROD; THENCE LEAVING SAID EAST LINE, NORTH 89 DEGREES 37 MINUTES 21 SECONDS WEST, 1338.11 FEET TO A SET IRON ROD ON THE WEST LINE OF SAID SOUTHEAST QUARTER; THENCE ALONG SAID WEST LINE, NORTH 00 DEGREES 13 MINUTES 53 SECONDS EAST, 832.11 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED TRACT OF LAND CONTAINING 84.03 ACRES IS BASED UPON AN ACTUAL BOUNDARY SURVEY COMPLETED BY THE JONES SURVEYING AND ENGINEERING CORPORATION, DURING THE MONTH OF JANUARY 2025, AND IS SUBJECT TO ALL ROAD RIGHT-OF-WAYS, EASEMENTS OF RECORD AND/OR PRESCRIPTION, RESTRICTIONS, RESERVATIONS AND CONDITIONS OF RECORD, IF ANY.



SURVEYOR'S CERTIFICATION:

TO: JACK & SHELLY MARTIN  
C/O JOHN McMILLAN  
ATTORNEY AT LAW  
402 E. JACKSON STREET  
MACOMB, IL 61455

THIS STATES THAT WE, THE JONES CORPORATION, PROFESSIONAL LAND SURVEYORS IN THE STATE OF ILLINOIS, HAVE SURVEYED THE ABOVE DESCRIBED TRACT OF LAND AND FURTHER CERTIFY THAT TO THE BEST OF OUR INFORMATION, KNOWLEDGE, AND BELIEF, THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THAT SURVEY AND WAS EXECUTED IN ACCORDANCE WITH THE CURRENT ILLINOIS MINIMUM STANDARDS OF PRACTICE APPLICABLE TO BOUNDARY SURVEYS.

JONES SURVEYING & ENGINEERING CORPORATION  
PROFESSIONAL DESIGN FIRM NO: 5094

PROJECT NO: 2024-292

ROYCE P. JONES,  
IL PROFESSIONAL LAND SURVEYOR NO. 035-003844

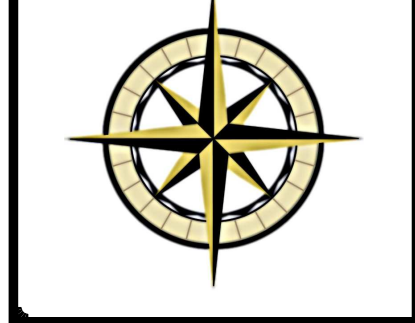
DATED: JANUARY 08, 2025

MY LICENSE EXPIRES NOVEMBER 30, 2026

REVISIONS	
DATE	DESC.

BOUNDARY SURVEY

**JONES SURVEYING & ENGINEERING CORP.**  
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DRAWN BY	RPJ
CHECKED BY	RPJ/CTF
DATE	01.08.2025
Job Number	2024-292