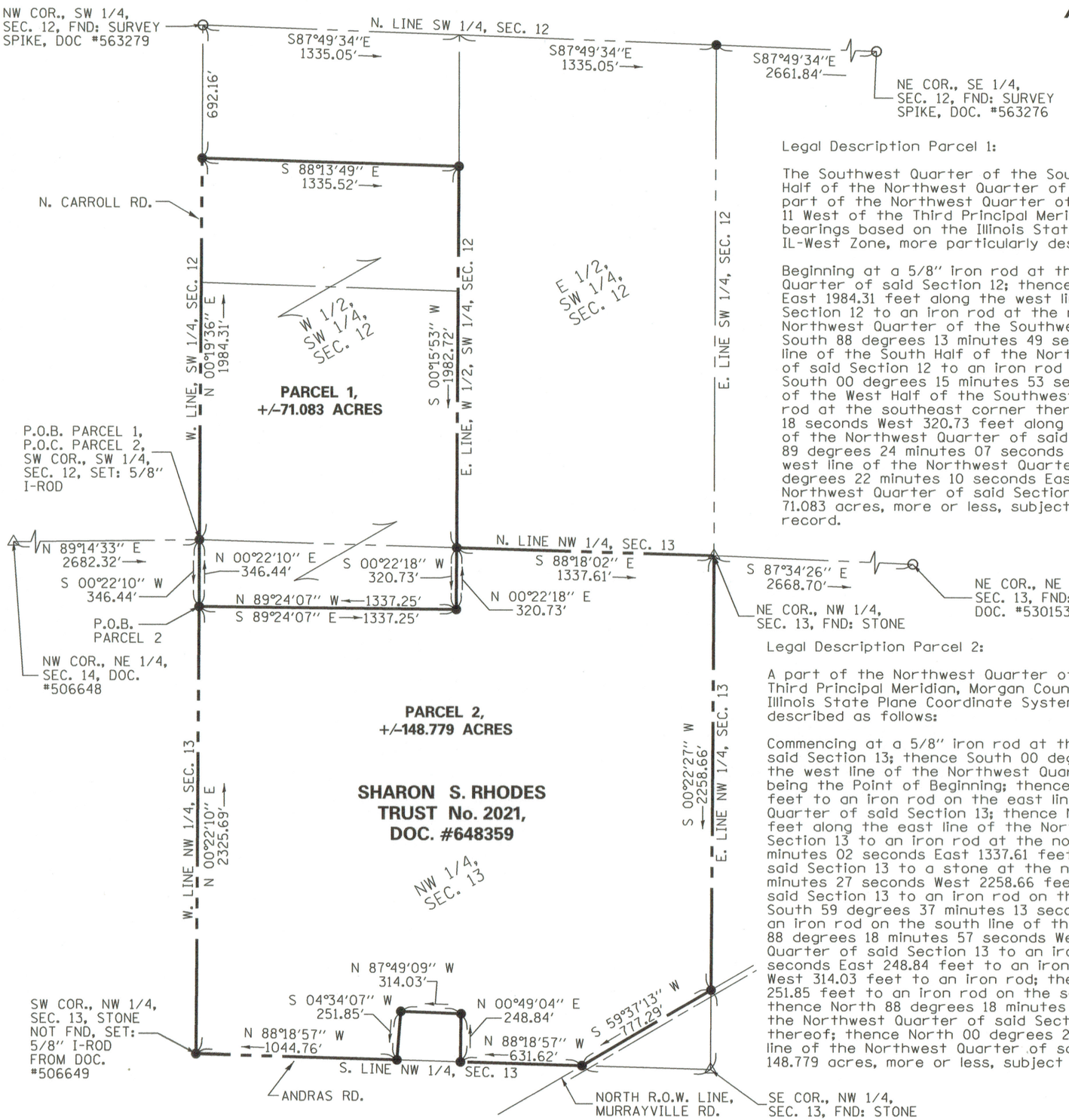
PART OF THE W 1/2 OF THE SW 1/4, SEC. 12, AND PART OF THE NW 1/4, SEC. 13, T. 13 N., R. 11 W., 3RD P.M., MORGAN COUNTY, ILLINOIS



Legal Description Parcel 1:

The Southwest Quarter of the Southwest Quarter of Section 12, the South Half of the Northwest Quarter of the Southwest Quarter of Section 12, and part of the Northwest Quarter of Section 13, all in Township 13 North, Range 11 West of the Third Principal Meridian, Morgan County, Illinois, described using bearings based on the Illinois State Plane Coordinate System NAD-83 (2011 ADJ) IL-West Zone, more particularly described as follows:

Beginning at a 5/8" iron rod at the southwest corner of the Southwest Quarter of said Section 12; thence North 00 degrees 19 minutes 36 seconds East 1984.31 feet along the west line of the Southwest Quarter of said Section 12 to an iron rod at the northwest corner of the South Half of the Northwest Quarter of the Southwest Quarter of said Section 12; thence South 88 degrees 13 minutes 49 seconds East 1335.52 feet along the north line of the South Half of the Northwest Quarter of the Southwest Quarter of said Section 12 to an iron rod at the northeast corner thereof; thence South 00 degrees 15 minutes 53 seconds West 1982.72 feet along the east line of the West Half of the Southwest Quarter of said Section 12 to an iron rod at the southeast corner thereof; thence South 00 degrees 22 minutes 18 seconds West 320.73 feet along the east line of the Northwest Quarter of the Northwest Quarter of said Section 13 to an iron rod; thence North 89 degrees 24 minutes 07 seconds West 1337.25 feet to an iron rod on the west line of the Northwest Quarter of said Section 13; thence North 00 degrees 22 minutes 10 seconds East 346.44 feet along the west line of the Northwest Quarter of said Section 13 to the Point of Beginning, containing 71.083 acres, more or less, subject to all rights of way and easements of record.

Legal Description Parcel 2:

A part of the Northwest Quarter of Section 13, Township 13 North, Range 11 West of the Third Principal Meridian, Morgan County, Illinois, described using bearings based on the Illinois State Plane Coordinate System NAD-83 (2011 ADJ) IL-West Zone, more particularly described as follows:

Commencing at a 5/8" iron rod at the northwest corner of the Northwest Quarter of said Section 13; thence South 00 degrees 22 minutes 10 seconds West 346.44 feet along the west line of the Northwest Quarter of said Section 13 to an iron rod, said iron rod being the Point of Beginning; thence South 89 degrees 24 minutes 07 seconds East 1337.25 feet to an iron rod on the east line of the Northwest Quarter of the Northwest Quarter of said Section 13; thence North 00 degrees 22 minutes 18 seconds East 320.73 feet along the east line of the Northwest Quarter of the Northwest Quarter of said Section 13 to an iron rod at the northeast corner thereof; thence South 88 degrees 18 minutes 02 seconds East 1337.61 feet along the north line of the Northwest Quarter of said Section 13 to a stone at the northeast corner thereof; thence South 00 degrees 22 minutes 27 seconds West 2258.66 feet along the east line of the Northwest Quarter of said Section 13 to an iron rod on the north right of way line of Murrayville Road; thence South 59 degrees 37 minutes 13 seconds West 777.29 feet along said right of way line to an iron rod on the south line of the Northwest Quarter of said Section 13; thence North 88 degrees 18 minutes 57 seconds West 631.62 feet along the south line of the Northwest Quarter of said Section 13 to an iron rod; thence North 00 degrees 49 minutes 04 seconds East 248.84 feet to an iron rod; thence North 87 degrees 49 minutes 09 seconds West 314.03 feet to an iron rod; thence South 04 degrees 34 minutes 07 seconds West 251.85 feet to an iron rod on the south line of the Northwest Quarter of said Section 13; thence North 88 degrees 18 minutes 57 seconds West 1044.76 feet along the south line of the Northwest Quarter of said Section 13 to an iron rod at the southwest corner thereof; thence North 00 degrees 22 minutes 10 seconds East 2325.69 feet along the west line of the Northwest Quarter of said Section 13 to the Point of Beginning, containing 148.779 acres, more or less, subject to all rights of way and easements of record.

All bearings and distances are based on the Illinois State Plane Coordinate System NAD-83-West Zone, (2011 ADJ).

Field Work Completed: November 21, 2023

600' 0' 600'

GRAPHIC SCALE IN FEET
SCALE: 1" = 600'

PROFESSIONAL LAND SURVEYOR
JOSEPH S. TATE
3747
VIRGINIA ILLINOIS
STATE OF ILLINOIS

EXPIRES: 11/30/2024

I, JOSEPH S. TATE, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF ILLINOIS DO HEREBY CERTIFY THAT THE PLAT AND DESCRIPTION HEREON IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEY MADE UNDER MY SUPERVISION. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

Joseph S. Tate 11/27/2023

JOSEPH S. TATE
PROFESSIONAL LAND SURVEYOR NO. 3747

LEGEND

- ● 5/8" Iron Rod (Set)
- ○ Iron Rod/Pipe (Found)
- △ Stone (Found)
- ⊙ Survey Spike (Set)

MORGAN COUNTY, ILLINOIS

PLAT OF SURVEY
FOR
SHARON S. RHODES TRUST No.2021

TATE SURVEYING AND MAPPING, LLC
22339 VIRGINIA ROAD
VIRGINIA, ILLINOIS
(217) 248-6615
ILLINOIS PROFESSIONAL DESIGN FIRM NO. 184.007383

REVISED	DRAWN BY JST	SHEET NO.
	CHECKED BY JST	1
	DATE November 27, 2023	OF 1 SHEETS

11/27/2023 Job #23142/P001

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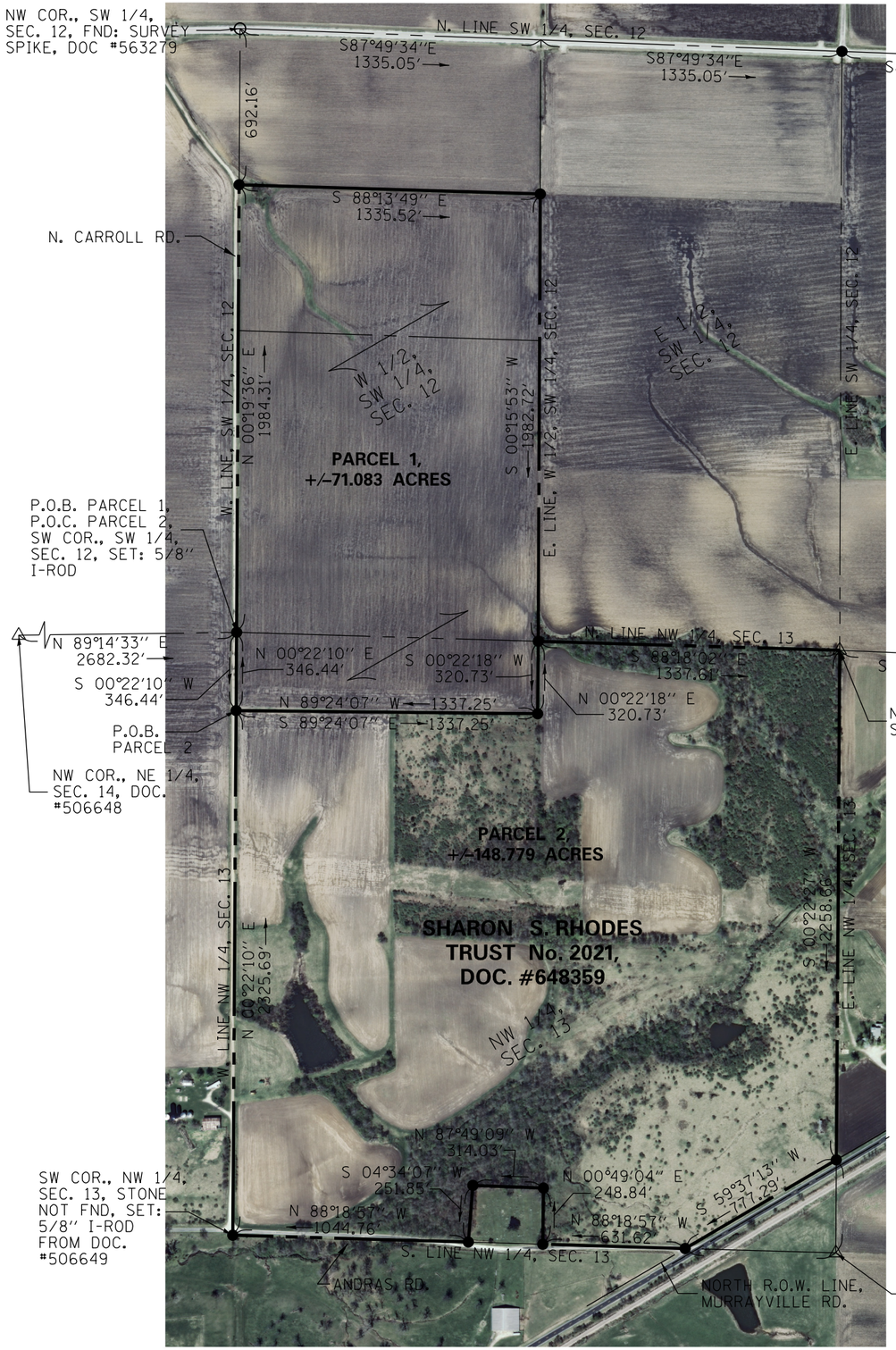

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