

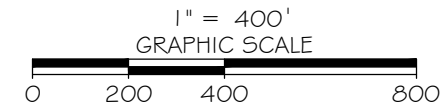
PLAT OF SURVEY

A TRACT BEING PART OF THE NORTHWEST AND NORTHEAST QUARTERS OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 8 WEST OF THE FOURTH PRINCIPAL MERIDIAN, HANCOCK COUNTY, ILLINOIS

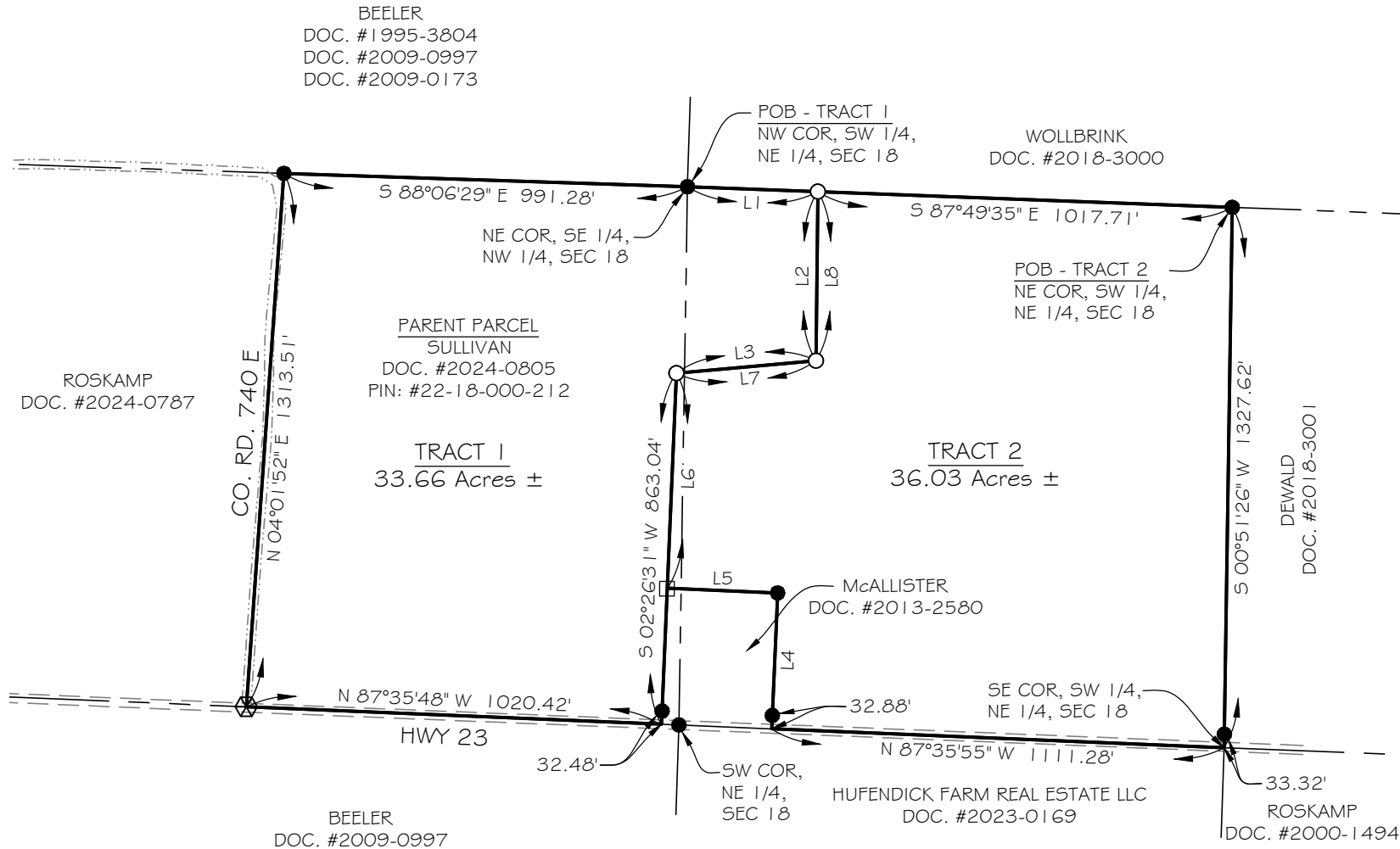


Legend

- #5 REBAR SET
- IRON PIN/PIPE FOUND
- ⊗ MAG SPIKE FOUND
- POST
- POB POINT OF BEGINNING
- (M) DISTANCE MEASURED THIS SURVEY
- (PR) DISTANCE PER PLAT RECORD
- (DR) DISTANCE PER DEED RECORD
- X— FENCE



RECORDER'S USE ONLY



LINE	BEARING	DISTANCE
L1	S 87°49'34" E	320.54'
L2	S 00°37'49" W	415.22'
L3	S 84°52'30" W	343.89'
L4	N 02°26'28" E	334.24'
L5	N 87°35'55" W	270.90'
L6	N 02°26'32" E	528.80'
L7	N 84°52'30" E	343.89'
L8	N 00°37'49" E	415.22'

SURVEYORS NOTES:

- 1) THE PROFESSIONAL LAND SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. THERE MAY EXIST OTHER DOCUMENTS OF RECORD OR NOT OF RECORD THAT MAY AFFECT THIS SURVEYED PARCEL.
- 2) THE PROPERTY OWNER NAMES AND RECORDED DEED INFORMATION WERE OBTAINED FROM THE COUNTY RECORDER AND/OR COUNTY ASSESSOR OFFICE AND ARE CONSIDERED TO BE CURRENT. THE PROFESSIONAL LAND SURVEYOR MAKES NO GUARANTEES TO THE CORRECTNESS OF THE DEEDS OR THE CURRENT STATUS OF PROPERTY OWNERSHIP.
- 3) BASIS OF BEARINGS IS BASED UPON THE ILLINOIS STATE PLANE COORDINATE SYSTEM OF 1983, WEST ZONE.
- 4) BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE "X" OR AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN AS IDENTIFIED FOR THE COUNTY OF HANCOCK, ILLINOIS BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY ON FLOOD INSURANCE RATE MAP NUMBER 17067C0400E, DATED OCTOBER 16, 2009 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE.
- 5) THE FIELD WORK WAS COMPLETED AUGUST, 2024

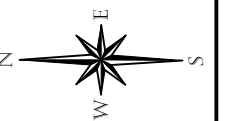
THIS IS A RESULT OF MY SURVEY AS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION DURING AUGUST 2024, WHICH I CERTIFY TO BE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT SAID SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY:

Norman D. Ellerbrock 8/29/2024
 NORMAN D. ELLERBROCK
 ILLINOIS PROFESSIONAL LAND SURVEYOR #35-3159
 LICENSE EXPIRES NOVEMBER 30, 2024
 ILLINOIS PROFESSIONAL DESIGN FIRM #184-006044



SHEET NO. 1 OF 2	PROJECT NO. 24-0139	DRAWING NAME BOUNDARY SURVEY	DRAWN FWS	CHECKED NDE
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FOUR POINTS LAND SURVEYING
& ENGINEERING, INC.
 17 NORTHPORT PLAZA
 HANNIBAL, MO. 63401
 573-406-5533
 ILLINOIS PROFESSIONAL DESIGN FIRM #184-006044



PREPARED FOR:
JOE SULLIVAN

SUGGESTED DESCRIPTION
TRACT 1 - 33.66 ACRES

A TRACT OF LAND LYING IN PART OF THE NORTHWEST AND NORTHEAST QUARTERS OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 8 WEST OF THE FOURTH PRINCIPAL MERIDIAN, HANCOCK COUNTY, ILLINOIS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A FOUND IRON PIN AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID NORTHEAST QUARTER; THENCE SOUTH 87 DEGREES 49 MINUTES 34 SECONDS EAST ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID NORTHEAST QUARTER A DISTANCE OF 320.54 FEET TO A #5 REBAR SET; THENCE LEAVING SAID NORTH LINE SOUTH 00 DEGREES 37 MINUTES 49 SECONDS WEST A DISTANCE OF 415.22 FEET TO A #5 REBAR SET; THENCE SOUTH 84 DEGREES 52 MINUTES 30 SECONDS WEST A DISTANCE OF 343.89 FEET TO A #5 REBAR SET; THENCE SOUTH 02 DEGREES 26 MINUTES 31 SECONDS WEST A DISTANCE OF 863.04 FEET TO A POINT ON THE SOUTH LINE OF SAID NORTHWEST QUARTER, A FOUND IRON PIN AS A REFERENCE MARKER BEARS NORTH 02 DEGREES 26 MINUTES 31 SECONDS EAST A DISTANCE OF 32.48 FEET; THENCE NORTH 87 DEGREES 35 MINUTES 48 SECONDS WEST ALONG SAID SOUTH LINE A DISTANCE OF 1020.42 FEET TO A FOUND MAG SPIKE; THENCE LEAVING SAID SOUTH LINE NORTH 04 DEGREES 01 MINUTES 52 SECONDS EAST A DISTANCE OF 1313.51 FEET TO A FOUND IRON PIN ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID NORTHWEST QUARTER; THENCE SOUTH 88 DEGREES 06 MINUTES 29 SECONDS EAST ALONG SAID NORTH LINE A DISTANCE OF 991.28 FEET TO THE POINT OF BEGINNING, CONTAINING 33.66 ACRES MORE OR LESS BEING SUBJECT TO ALL THAT PORTION BEING USED FOR PUBLIC ROAD PURPOSES.

SUGGESTED DESCRIPTION
TRACT 2 - 36.03 ACRES

A TRACT OF LAND LYING IN PART OF THE NORTHWEST AND NORTHEAST QUARTERS OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 8 WEST OF THE FOURTH PRINCIPAL MERIDIAN, HANCOCK COUNTY, ILLINOIS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A FOUND IRON PIN AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID NORTHEAST QUARTER; THENCE SOUTH 00 DEGREES 51 MINUTES 26 SECONDS WEST A DISTANCE OF 1327.62 FEET TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID NORTHEAST QUARTER, A FOUND IRON PIN BEARS NORTH 00 DEGREES 51 MINUTES 26 SECONDS EAST A DISTANCE OF 33.32 FEET; THENCE NORTH 87 DEGREES 35 MINUTES 55 SECONDS WEST ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER A DISTANCE OF 1111.28 FEET, A FOUND IRON PIN BEARS NORTH 02 DEGREES 26 MINUTES 28 SECONDS EAST A DISTANCE OF 32.88 FEET; THENCE LEAVING SAID SOUTH LINE NORTH 02 DEGREES 26 MINUTES 28 SECONDS EAST A DISTANCE OF 334.24 FEET TO A FOUND IRON PIN; THENCE NORTH 87 DEGREES 35 MINUTES 55 SECONDS WEST A DISTANCE OF 270.90 FEET TO A FOUND POST; THENCE NORTH 02 DEGREES 26 MINUTES 32 SECONDS EAST A DISTANCE OF 528.80 FEET TO A #5 REBAR SET; THENCE NORTH 84 DEGREES 52 MINUTES 30 SECONDS EAST A DISTANCE OF 343.89 FEET TO A #5 REBAR SET; THENCE NORTH 00 DEGREES 37 MINUTES 49 SECONDS EAST A DISTANCE OF 415.22 FEET TO A #5 REBAR SET ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID NORTHEAST QUARTER; THENCE SOUTH 87 DEGREES 49 MINUTES 35 SECONDS EAST ALONG SAID NORTH LINE A DISTANCE OF 1017.71 FEET TO THE POINT OF BEGINNING, CONTAINING 36.03 ACRES MORE OR LESS BEING SUBJECT TO ALL THAT PORTION BEING USED FOR PUBLIC ROAD PURPOSES.

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SHEET NO. 2 OF 2	PROJECT NO. 24-0139	DRAWING NAME BOUNDARY SURVEY	FIELD KLB	DRAWN FWS	CHECKED NDE
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