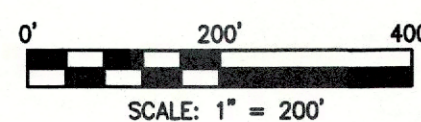
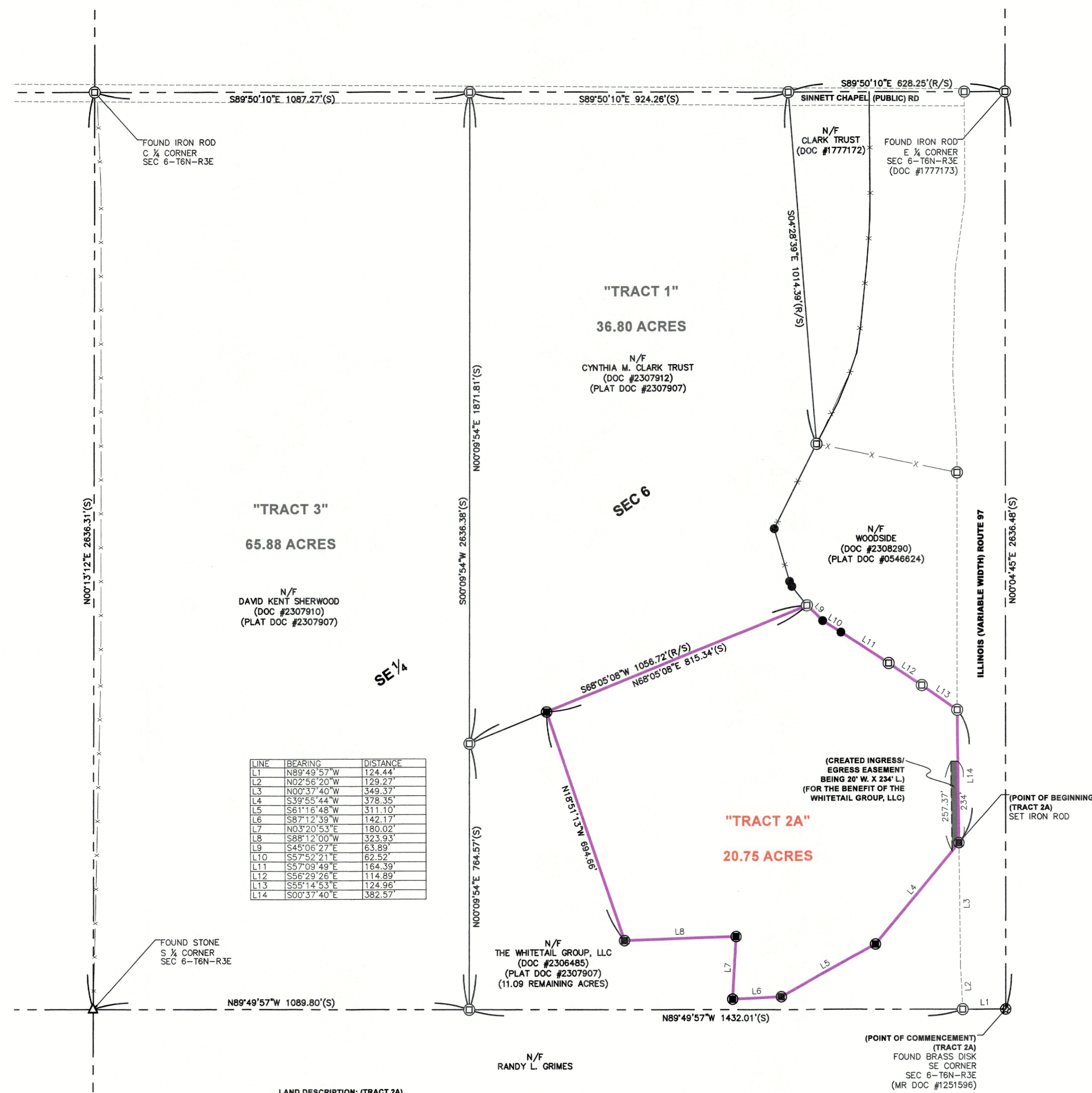


ONE TRACT OF LAND BEING PART OF THE SOUTHEAST QUARTER OF FRACTIONAL SECTION 6,
TOWNSHIP 6 NORTH, RANGE 3 EAST OF THE FOURTH PRINCIPAL MERIDIAN, FULTON COUNTY, ILLINOIS



LEGEND

- N/F NOW OR FORMERLY
- X — EXISTING FENCE LINE
- ⊕ FOUND IRON ROD
- FENCE CORNER POST
- ▲ FOUND STONE
- ⊗ FOUND BRASS DISK
- SET (1/2"x24") IRON ROD W/ CAP STAMPED "JONES INC PDF 5094"



LINE	BEARING	DISTANCE
L1	N89°49'57"W	124.44
L2	N00°09'54"W	129.23
L3	N00°37'40"W	349.37
L4	S39°55'44"W	378.35
L5	S61°12'43"W	311.10
L6	S87°12'39"W	142.17
L7	N03°20'53"E	180.02
L8	S88°12'09"W	323.93
L9	S45°00'21"E	63.89
L10	S57°52'21"E	62.52
L11	S57°09'49"E	114.89
L12	S55°24'29"E	124.96
L13	S55°14'51"E	124.96
L14	S00°37'40"E	382.57

LAND DESCRIPTION: (TRACT 2A)

A TRACT OF LAND BEING PART OF THE SOUTHEAST QUARTER OF FRACTIONAL SECTION 6, TOWNSHIP 6 NORTH, RANGE 3 EAST OF THE FOURTH PRINCIPAL MERIDIAN, FULTON COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND BRASS DISK MARKING THE SOUTHEAST CORNER OF SAID SECTION 6; THENCE ALONG THE SOUTH LINE OF SAID QUARTER, NORTH 89 DEGREES 49 MINUTES 57 SECONDS WEST, 124.44 FEET TO A FOUND IRON ROD ON THE WEST RIGHT-OF-WAY (ROW) LINE OF ILLINOIS ROUTE #97; THENCE LEAVING SAID SOUTH LINE, ALONG SAID WEST (ROW) LINE, NORTH 02 DEGREES 56 MINUTES 20 SECONDS WEST, 129.27 FEET; THENCE NORTH 03 DEGREES 37 MINUTES 40 SECONDS WEST, 349.37 FEET TO A SET IRON ROD MARKING THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED.

FROM THE POINT OF BEGINNING; THENCE LEAVING SAID WEST (ROW) LINE, SOUTH 39 DEGREES 53 MINUTES 44 SECONDS WEST, 378.35 FEET TO A SET IRON ROD; THENCE SOUTH 61 DEGREES 16 MINUTES 48 SECONDS WEST, 311.10 FEET TO A SET IRON ROD; THENCE SOUTH 87 DEGREES 12 MINUTES 39 SECONDS WEST, 142.17 FEET TO A SET IRON ROD; THENCE NORTH 03 DEGREES 20 MINUTES 53 SECONDS EAST, 180.02 FEET TO A SET IRON ROD; THENCE SOUTH 88 DEGREES 12 MINUTES 00 SECONDS WEST, 323.93 FEET TO A SET IRON ROD; THENCE NORTH 18 DEGREES 51 MINUTES 13 SECONDS WEST, 694.86 FEET TO A SET IRON ROD; THENCE NORTH 68 DEGREES 09 MINUTES 08 SECONDS EAST, 815.34 FEET TO A FOUND IRON ROD; THENCE SOUTH 45 DEGREES 06 MINUTES 27 SECONDS EAST, 63.89 FEET TO A FOUND FENCE POST; THENCE SOUTH 57 DEGREES 52 MINUTES 21 SECONDS EAST, 62.52 FEET TO A FOUND IRON ROD; THENCE SOUTH 57 DEGREES 09 MINUTES 49 SECONDS EAST, 114.89 FEET TO A FOUND IRON ROD; THENCE SOUTH 55 DEGREES 24 MINUTES 29 SECONDS EAST, 124.96 FEET TO A FOUND IRON ROD; THENCE SOUTH 55 DEGREES 14 MINUTES 53 SECONDS EAST, 124.96 FEET TO A FOUND IRON ROD ON THE AFOREMENTIONED WEST (ROW) LINE; THENCE ALONG SAID WEST (ROW) LINE, SOUTH 00 DEGREES 37 MINUTES 40 SECONDS EAST, 382.57 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED TRACT OF LAND CONTAINING 20.75 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 A (20 FEET WIDE BY 234 FEET LONG) INGRESS/EGRESS EASEMENT IMMEDIATELY ADJOINING AND LYING WEST OF THE WEST (ROW) LINE OF ILLINOIS ROUTE #97, AND BEING BOUNDED ON THE SOUTH BY THE SOUTHEAST CORNER OF THE ABOVE-DESCRIBED TRACT OF LAND, AND EXTENDING NORTH ALONG SAID WEST (ROW) LINE, A DISTANCE OF 234 FEET, 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 13, 2025.
- THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.
- BASES OF BEARINGS: GRID BEARINGS ARE BASED UPON THE UNITED STATES PLANE COORDINATE SYSTEM OF 1983, ILLINOIS WEST 1202 ZONE.
- SOURCE OF RECORD TITLE: A WARRANTY DEED TO THE WHITTAL GROUP, LLC, RECORDED AS DOCUMENT NUMBER 2306485 IN THE FULTON COUNTY, ILLINOIS, RECORDER'S OFFICE.

SURVEYOR'S CERTIFICATION:

TO: THE WHITTAL GROUP, LLC
C/O TERRILL TITLE CO., INC.
117 S. SIDE SQUARE
MACOMB, ILLINOIS 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: 2025-008

ROYCE P. JONES,
IL. PROFESSIONAL LAND SURVEYOR NO. 035-003644

DATED: JANUARY 14, 2025

MY LICENSE EXPIRES NOVEMBER 30, 2026



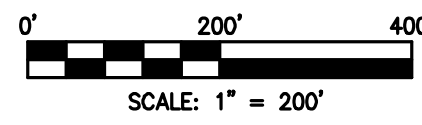
REVISIONS
DATE
DESCRIPTION

BOUNDARY SURVEY

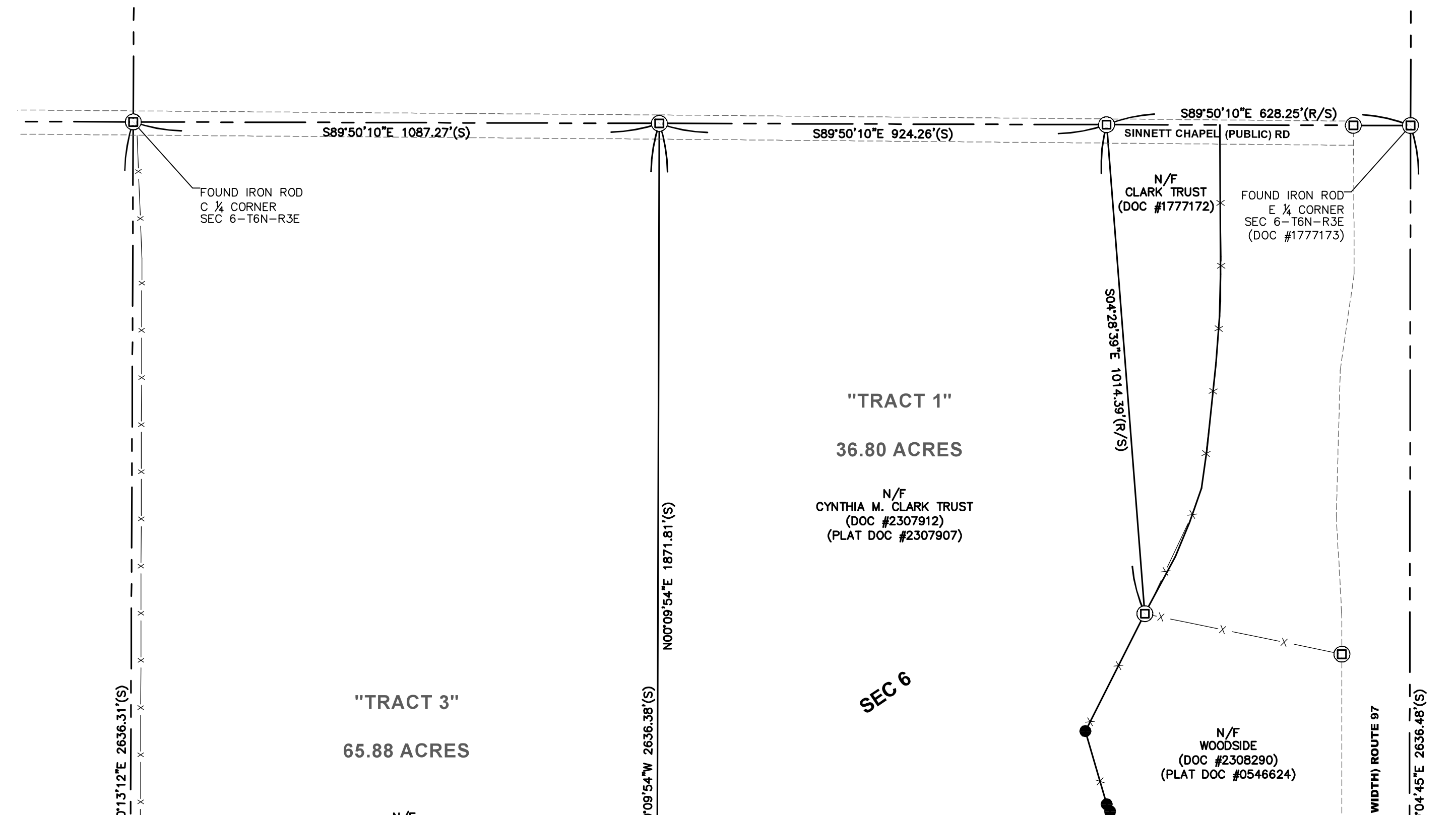
JONES SURVEYING & ENGINEERING CORP.
246 BOWER ROAD
MACOMB, IL 61455
PK(309) 833-2534
F:(309) 833-2533
LICENSED IN ILLINOIS, IDWA, MISSOURI, & INDIANA
www.thejonescorp.com

DRAWN BY	RPJ
CHECKED BY	RPJ/CTF
DATE	01.14.2025
Job Number	2025-008

ONE TRACT OF LAND BEING PART OF THE SOUTHEAST QUARTER OF FRACTIONAL SECTION 6,
TOWNSHIP 6 NORTH, RANGE 3 EAST OF THE FOURTH PRINCIPAL MERIDIAN, FULTON COUNTY, ILLINOIS



LEGEND	
N/F NOW OR FORMERLY	
—X—	EXISTING FENCE LINE
⊙	FOUND IRON ROD
●	FENCE CORNER POST
△	FOUND STONE
⊗	FOUND BRASS DISK
⊙	SET (1/2"x24") IRON ROD W/ CAP STAMPED "JONES INC PDF 5094"



LINE	BEARING
L1	N89°49'57\"/>



LAND DESCRIPTION

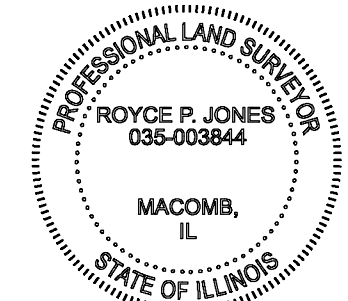
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FROM THE POINT OF BEGINNING; THENCE LEAVING SAID WEST (ROW) LINE, SOUTH 39 DEGREES 55 MINUTES 44 SECONDS WEST, 378.35 FEET TO A SET IRON ROD; THENCE SOUTH 61 DEGREES 16 MINUTES 48 SECONDS WEST, 311.10 FEET TO A SET IRON ROD; THENCE SOUTH 87 DEGREES 12 MINUTES 39 SECONDS WEST, 142.17 FEET TO A SET IRON ROD; THENCE NORTH 03 DEGREES 20 MINUTES 53 SECONDS EAST, 180.02 FEET TO A SET IRON ROD; THENCE SOUTH 88 DEGREES 12 MINUTES 00 SECONDS WEST, 323.93 FEET TO A SET IRON ROD; THENCE NORTH 18 DEGREES 51 MINUTES 13 SECONDS WEST, 694.66 FEET TO A SET IRON ROD; THENCE NORTH 68 DEGREES 05 MINUTES 08 SECONDS EAST, 815.34 FEET TO A FOUND IRON ROD; THENCE SOUTH 45 DEGREES 08 MINUTES 27 SECONDS EAST, 63.89 FEET TO A FOUND FENCE POST; THENCE SOUTH 57 DEGREES 09 MINUTES 49 SECONDS EAST, 164.39 FEET TO A FOUND IRON ROD; THENCE SOUTH 56 DEGREES 29 MINUTES 26 SECONDS EAST, 114.89 FEET TO A FOUND IRON ROD; THENCE SOUTH 55 DEGREES 14 MINUTES 53 SECONDS EAST, 124.96 FEET TO A FOUND IRON ROD ON THE AFOREMENTIONED WEST (ROW) LINE; THENCE ALONG SAID WEST (ROW) LINE, SOUTH 00 DEGREES 37 MINUTES 40 SECONDS EAST, 382.57 FEET TO THE POINT OF BEGINNING.

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- GENERAL NOTES:**
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 - FIELD WORK COMPLETED: JANUARY 13, 2025.
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 - BASIS OF BEARINGS: GRID BEARINGS ARE BASED UPON THE UNITED STATES PLANE COORDINATE SYSTEM OF 1983, ILLINOIS WEST 1202 ZONE.
 - SOURCE OF RECORD TITLE: A WARRANTY DEED TO THE WHITETAIL GROUP, LLC, RECORDED AS DOCUMENT NUMBER 2306485 IN THE FULTON COUNTY, ILLINOIS, RECORDER'S OFFICE.



SURVEYOR'S CERTIFICATION:

TO: THE WHITETAIL GROUP, LLC
C/O TERRILL TITLE CO., INC.
117 S. SIDE SQUARE
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JONES SURVEYING & ENGINEERING CORPORATION
PROFESSIONAL DESIGN FIRM NO: 5094
PROJECT NO: 2025-008

ROYCE P. JONES,
IL. PROFESSIONAL LAND SURVEYOR NO. 035-003844
DATED: JANUARY 14, 2025
MY LICENSE EXPIRES NOVEMBER 30, 2026

REVISIONS	
NO.	DATE

BOUNDARY SURVEY

JONES SURVEYING & ENGINEERING CORP.
246 BOWER ROAD
MACOMB, IL 61455
P:(309) 833-2534
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www.thejonescorp.com

103 EAST BROADWAY
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