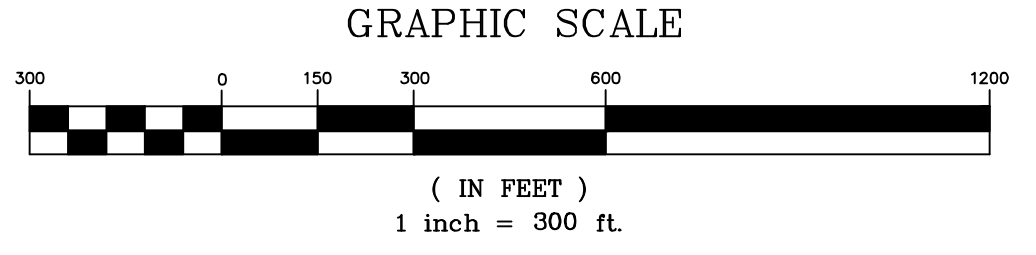


● = 5/8" IRON PIN FOUND
○ = 5/8" IRON PIN SET



GRID NORTH
BEARING REFERENCES:
BASED ON
GPS OBSERVATIONS
'NAD83' STATE PLANE COORDINATE SYSTEM
ZONE: MISSOURI EAST

RECORDER INFORMATION ONLY

DESCRIPTION - 19.1 ACRE TRACT
A TRACT OF LAND LYING IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 64 NORTH, RANGE 8 WEST, CLARK COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT THE NORTHEAST CORNER OF THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 21; THENCE SOUTH 01 DEGREE, 26 MINUTES AND 19 SECONDS WEST ALONG THE EAST LINE OF SAID WEST HALF 801.86 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE CONTINUE SOUTH 01 DEGREE, 26 MINUTES AND 19 SECONDS WEST ALONG SAID EAST LINE 410.39 FEET TO A 5/8" IRON PIN; THENCE NORTH 86 DEGREES, 23 MINUTES AND 17 SECONDS WEST LEAVING SAID EAST LINE 1269.50 FEET TO A 5/8" IRON PIN ON THE EAST RIGHT-OF-WAY OF MISSOURI ROUTE 21; THENCE NORTHERLY ALONG SAID RIGHT-OF-WAY AND ALONG A 6.262' DEGREE CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 17 DEGREES, 52 MINUTES AND 24 SECONDS, AN ARC LENGTH OF 285.41 FEET AND A CHORD OF NORTH 21 DEGREES, 17 MINUTES AND 10 SECONDS EAST 284.26 FEET TO A 5/8" IRON PIN; THENCE NORTH 30 DEGREES, 13 MINUTES AND 22 SECONDS EAST ALONG SAID RIGHT-OF-WAY 692.53 FEET TO A 5/8" IRON PIN; THENCE NORTHERLY ALONG SAID RIGHT-OF-WAY AND ALONG A 6.129' DEGREE CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 20 DEGREES, 42 MINUTES AND 15 SECONDS, AN ARC LENGTH OF 337.82 FEET AND A CHORD OF NORTH 40 DEGREES, 34 MINUTES AND 29 SECONDS EAST 335.99 FEET TO A 5/8" IRON PIN; THENCE NORTH 50 DEGREES, 55 MINUTES AND 37 SECONDS EAST 67.82 FEET TO A 5/8" IRON PIN ON THE NORTH LINE OF SAID SECTION; THENCE SOUTH 87 DEGREES, 04 MINUTES AND 45 SECONDS EAST LEAVING SAID RIGHT-OF-WAY AND ALONG SAID NORTH LINE 135.03 FEET TO A 5/8" IRON PIN; THENCE SOUTH 01 DEGREE, 27 MINUTES AND 34 SECONDS WEST LEAVING SAID NORTH LINE 796.95 FEET TO A 5/8" IRON PIN; THENCE SOUTH 86 DEGREES, 26 MINUTES AND 30 SECONDS EAST 440.60 FEET TO THE POINT OF BEGINNING, CONTAINING 19.1 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY. AS PER SURVEY #2018-005511 OF DOUG WALKER, MISSOURI PROFESSIONAL LAND SURVEYOR #2014000200 DURING MARCH OF 2019.

DESCRIPTION - 63.2 ACRE TRACT
A TRACT OF LAND LYING IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 16 & NORTH HALF OF THE NORTH HALF OF SECTION 21, TOWNSHIP 64 NORTH, RANGE 8 WEST, CLARK COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

BEGINNING AT A 5/8" IRON PIN MARKING THE QUARTER CORNER COMMON TO SAID SECTIONS 16 & 21; THENCE SOUTH 87 DEGREES, 07 MINUTES AND 31 SECONDS EAST ALONG THE LINE COMMON TO SAID SECTIONS 16 & 21 A DISTANCE OF 620.91 FEET TO A 5/8" IRON PIN ON THE WEST RIGHT-OF-WAY OF MISSOURI ROUTE 21; THENCE SOUTHERLY LEAVING SAID COMMON SECTION LINE AND ALONG SAID RIGHT-OF-WAY AND ALONG A 5.645' DEGREE CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 19 DEGREES, 23 MINUTES AND 44 SECONDS, AN ARC LENGTH OF 343.55 FEET AND A CHORD OF SOUTH 39 DEGREES, 55 MINUTES AND 14 SECONDS WEST 341.91 FEET TO A 5/8" IRON PIN; THENCE SOUTH 30 DEGREES, 13 MINUTES AND 22 SECONDS WEST ALONG SAID RIGHT-OF-WAY 543.80 FEET TO A 5/8" IRON PIN; THENCE SOUTH 89 DEGREES, 52 MINUTES AND 46 SECONDS WEST ALONG SAID RIGHT-OF-WAY 170.00 FEET TO A 5/8" IRON PIN; THENCE SOUTH 02 DEGREES, 25 MINUTES AND 57 SECONDS WEST ALONG SAID RIGHT-OF-WAY 45.65 FEET TO A 5/8" IRON PIN; THENCE NORTH 86 DEGREES, 50 MINUTES AND 10 SECONDS WEST LEAVING SAID RIGHT-OF-WAY 598.50 FEET TO A 5/8" IRON PIN; THENCE NORTH 86 DEGREES, 08 MINUTES AND 07 SECONDS WEST 295.19 FEET TO A 5/8" IRON PIN; THENCE NORTH 02 DEGREES, 01 MINUTE AND 51 SECONDS EAST 830.90 FEET TO A 5/8" IRON PIN; THENCE NORTH 88 DEGREES, 04 MINUTES AND 54 SECONDS WEST 414.10 FEET TO A 5/8" IRON PIN ON THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 16; THENCE NORTH 01 DEGREE, 32 MINUTES AND 04 SECONDS EAST ALONG SAID WEST LINE 1287.23 FEET TO A 5/8" IRON PIN MARKING THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE SOUTH 87 DEGREES, 03 MINUTES AND 26 SECONDS EAST LEAVING SAID WEST LINE AND ALONG THE NORTH LINE OF SAID QUARTER-QUARTER SECTION 1321.53 FEET TO A 5/8" IRON PIN MARKING THE NORTHEAST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE SOUTH 01 DEGREE, 28 MINUTES AND 07 SECONDS WEST LEAVING SAID NORTH LINE AND ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 1328.96 FEET TO THE POINT OF BEGINNING, CONTAINING 63.2 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY. AS PER SURVEY #2018-005511 OF DOUG WALKER, MISSOURI PROFESSIONAL LAND SURVEYOR #2014000200 DURING MARCH OF 2019.

DESCRIPTION - 86.0 ACRE TRACT
A TRACT OF LAND LYING IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 16 & THE WEST HALF OF SECTION 21, TOWNSHIP 64 NORTH, RANGE 8 WEST, CLARK COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

BEGINNING AT A FOUND 5/8" IRON PIN MARKING THE CORNER COMMON TO SECTIONS 16, 17, 20 & 21; THENCE SOUTH 87 DEGREES, 06 MINUTES AND 02 SECONDS EAST ALONG THE LINE COMMON TO SAID SECTIONS 16 & 21 A DISTANCE OF 1321.79 FEET TO A FOUND 5/8" IRON PIN MARKING THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTH 01 DEGREE, 30 MINUTES AND 28 SECONDS EAST LEAVING SAID COMMON SECTION LINE AND ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 16 A DISTANCE OF 42.20 FEET TO A 5/8" IRON PIN; THENCE SOUTH 85 DEGREES, 04 MINUTES AND 54 SECONDS EAST LEAVING SAID WEST LINE 414.01 FEET TO A 5/8" IRON PIN; THENCE SOUTH 02 DEGREES, 01 MINUTE AND 51 SECONDS WEST 830.90 FEET TO A 5/8" IRON PIN; THENCE SOUTH 86 DEGREES, 08 MINUTES AND 07 SECONDS EAST 295.19 FEET TO A 5/8" IRON PIN; THENCE SOUTH 86 DEGREES, 50 MINUTES AND 10 SECONDS EAST 598.50 FEET TO A 5/8" IRON PIN ON THE WEST RIGHT-OF-WAY OF MISSOURI ROUTE 21; THENCE SOUTH 02 DEGREES, 25 MINUTES AND 57 SECONDS WEST ALONG SAID RIGHT-OF-WAY 45.65 FEET TO A 5/8" IRON PIN; THENCE SOUTHERLY ALONG SAID RIGHT-OF-WAY AND ALONG A 5.759' DEGREE CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 10 DEGREES, 25 MINUTES AND 05 SECONDS, AN ARC LENGTH OF 181.20 FEET AND A CHORD OF SOUTH 06 DEGREES, 55 MINUTES AND 44 SECONDS WEST 180.95 FEET TO A 5/8" IRON PIN; THENCE SOUTH 01 DEGREE, 42 MINUTES AND 42 SECONDS WEST ALONG SAID RIGHT-OF-WAY 1206.61 FEET TO A 5/8" IRON PIN; THENCE SOUTHERLY ALONG SAID RIGHT-OF-WAY AND ALONG A 13.311' DEGREE CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 35 DEGREES, 04 MINUTES AND 44 SECONDS, AN ARC LENGTH OF 263.53 FEET AND A CHORD OF SOUTH 19 DEGREES, 15 MINUTES AND 04 SECONDS WEST 259.43 FEET TO A 5/8" IRON PIN; THENCE NORTH 87 DEGREES, 15 MINUTES AND 41 SECONDS WEST LEAVING SAID RIGHT-OF-WAY 442.51 FEET TO A 5/8" IRON PIN; THENCE NORTH 02 DEGREES, 04 MINUTES AND 07 SECONDS EAST 881.28 FEET TO A 5/8" IRON PIN; THENCE NORTH 84 DEGREES, 32 MINUTES AND 42 SECONDS WEST 325.29 FEET TO A 5/8" IRON PIN; THENCE NORTH 01 DEGREE, 20 MINUTES AND 00 SECONDS EAST 597.31 FEET TO A 5/8" IRON PIN; THENCE NORTH 87 DEGREES, 10 MINUTES AND 55 SECONDS WEST 1759.79 FEET TO A 5/8" IRON PIN MARKING THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTH 01 DEGREE, 45 MINUTES AND 02 SECONDS EAST ALONG THE WEST LINE OF SAID SECTION 21 A DISTANCE OF 1332.30 FEET TO THE POINT OF BEGINNING, CONTAINING 86.0 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY. AS PER SURVEY #2018-005511 OF DOUG WALKER, MISSOURI PROFESSIONAL LAND SURVEYOR #2014000200 DURING MARCH OF 2019.

THIS PLAT AS A RESULT OF A SURVEY MADE UNDER MY DIRECT SUPERVISION ON MARCH 22, 2019 REPRESENTS A TRUE AND ACCURATE RECORD OF SAID SURVEY AND WAS EXECUTED IN ACCORDANCE WITH THE CURRENT STANDARDS FOR RURAL PROPERTY BOUNDARY SURVEYS OF THE MISSOURI DEPARTMENT OF AGRICULTURE.

Douglas Walker
DOUG WALKER, P.L.S. #2014000200 - MISSOURI
3-22-19

JANES SURVEYING, INC.
222 S. MAIN - P.O. BOX 146
PALMYRA, MO. 63461
PHONE 573-366-7077 / FAX 573-366-9091

MISSOURI STATE CERTIFICATE OF AUTHORITY #000342
RENEWAL: 12-31-19

A TRACT OF LAND LYING IN THE THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 16 & SECTION 21, TOWNSHIP 64 NORTH, RANGE 8 WEST, CLARK COUNTY, MISSOURI.

BOUNDARY SURVEY

(AS MADE FOR BETSY DEMOIS)

DOUG WALKER, SURVEYOR
MO# PLS-2014000200

DOUG WALKER, SURVEYOR MO# PLS-2014000200
JSI PROJECT NO. 2018-005511
FIELD BOOK NO: 68
FIELD: RYAN
DRAWN: TYLER
CHECKED: ERICA
REVISED:
LICENSE RENEWAL: 12-31-20