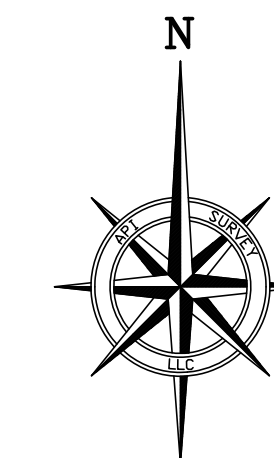


PLAT OF SURVEY

THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 23,
TOWNSHIP 4 SOUTH, RANGE 3 WEST OF THE THIRD PRINCIPAL MERIDIAN,
PERRY COUNTY, ILLINOIS.



SCALE: 1" = 200'

BASIS OF BEARINGS
ILLINOIS STATE PLANE
WEST ZONE GRID BEARINGS
NAD 83

LEGEND

- △ STONE FOUND
- IRON PIN SET
- ⊙ IRON PIN SET PREVIOUSLY
- MAG ⊙ MAG SPIKE SET
- ⊙ MAG SPIKE SET PREVIOUSLY
- ⊠ CONCRETE FENCE POST FOUND

LEGAL DESCRIPTION - TRACT "A"

THAT PART OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 4 SOUTH, RANGE 3 WEST OF THE THIRD PRINCIPAL MERIDIAN, PERRY COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN SET PREVIOUSLY AT THE NORTHWEST CORNER OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 23; THENCE SOUTH 89°07'03" EAST ON THE NORTH LINE OF SAID NORTH HALF, 2610.60 FEET TO AN IRON PIN SET PREVIOUSLY AT THE NORTHEAST CORNER OF SAID NORTH HALF; THENCE SOUTH 00°14'15" WEST ON THE EAST LINE OF SAID NORTH HALF, 1326.00 FEET TO AN IRON PIN SET PREVIOUSLY AT THE SOUTHEAST CORNER OF SAID NORTH HALF; THENCE NORTH 88°56'27" WEST ON THE SOUTH LINE OF SAID NORTH HALF, 615.67 FEET TO AN IRON PIN SET; THENCE NORTH 00°14'15" EAST, 412.05 FEET TO AN IRON PIN SET; THENCE NORTH 88°56'27" WEST, 714.84 FEET TO AN IRON PIN SET; THENCE NORTH 00°02'50" WEST, 826.50 FEET TO AN IRON PIN SET; THENCE NORTH 86°43'18" WEST, 1277.53 FEET TO A MAG SPIKE SET ON THE WEST LINE OF SAID NORTH HALF; THENCE NORTH 00°10'11" WEST ON SAID WEST LINE, 30.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 35.38 ACRES, MORE OR LESS, AND IS SUBJECT TO THE RIGHT OF WAY OF MISTY ROAD AND IS SUBJECT TO ALL OTHER EASEMENTS AND RIGHTS OF WAY OF RECORD.

LEGAL DESCRIPTION - TRACT "B"

THAT PART OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 4 SOUTH, RANGE 3 WEST OF THE THIRD PRINCIPAL MERIDIAN, PERRY COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT AN IRON PIN SET PREVIOUSLY AT THE NORTHWEST CORNER OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 23; THENCE SOUTH 00°10'11" EAST ON THE WEST LINE OF SAID NORTH HALF, 30.00 FEET TO A MAG SPIKE SET AND THE POINT OF BEGINNING; THENCE SOUTH 86°43'18" EAST, 1277.53 FEET TO AN IRON PIN SET; THENCE SOUTH 00°02'50" EAST, 826.50 FEET TO AN IRON PIN SET; THENCE SOUTH 88°56'27" EAST, 714.84 FEET TO AN IRON PIN SET; THENCE SOUTH 00°14'15" WEST, 412.05 FEET TO AN IRON PIN SET ON THE SOUTH LINE OF SAID NORTH HALF; THENCE NORTH 88°56'27" WEST ON SAID SOUTH LINE, 683.10 FEET TO A STONE FOUND AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 23; THENCE CONTINUING NORTH 88°56'27" WEST ON SAID SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER, 1302.55 FEET TO A MAG SPIKE SET AT THE SOUTHWEST CORNER OF SAID NORTH HALF; THENCE NORTH 00°10'11" WEST ON THE WEST LINE OF SAID NORTH HALF, 1288.12 FEET TO THE POINT OF BEGINNING.

CONTAINING 43.70 ACRES, MORE OR LESS, AND IS SUBJECT TO THE RIGHT OF WAY OF MISTY ROAD AND IS SUBJECT TO ALL OTHER EASEMENTS AND RIGHTS OF WAY OF RECORD.

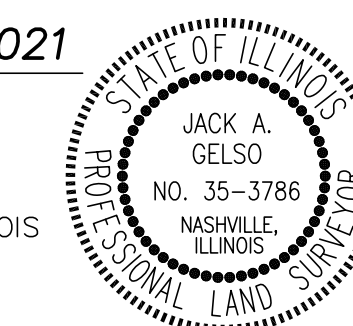
CERTIFICATION

THIS IS TO CERTIFY THAT AT THE REQUEST OF BRIAN LUDWIG, I HAVE SURVEYED, DIVIDED, AND PLATTED THE PROPERTY DESCRIBED AND SHOWN HEREON AND DO HEREBY CERTIFY THAT THIS PLAT IS A TRUE REPRESENTATION THEREOF. SURVEY IS SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD.

Jack A. Gelsso 6/23/2021
JACK A. GELSO DATE
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3786
(LICENSE EXPIRATION/RENEWAL DATE: 11-30-22)

THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

FIELD WORK COMPLETED JUNE 21, 2021.



API Survey LLC
11145 N. Mockingbird Road
Suite A
P.O. Box 333
Nashville, Illinois 62263
Ph: 618-478-9000
Email: gary@apisurvey.com
IDPR Design Firm License No. 184-006526

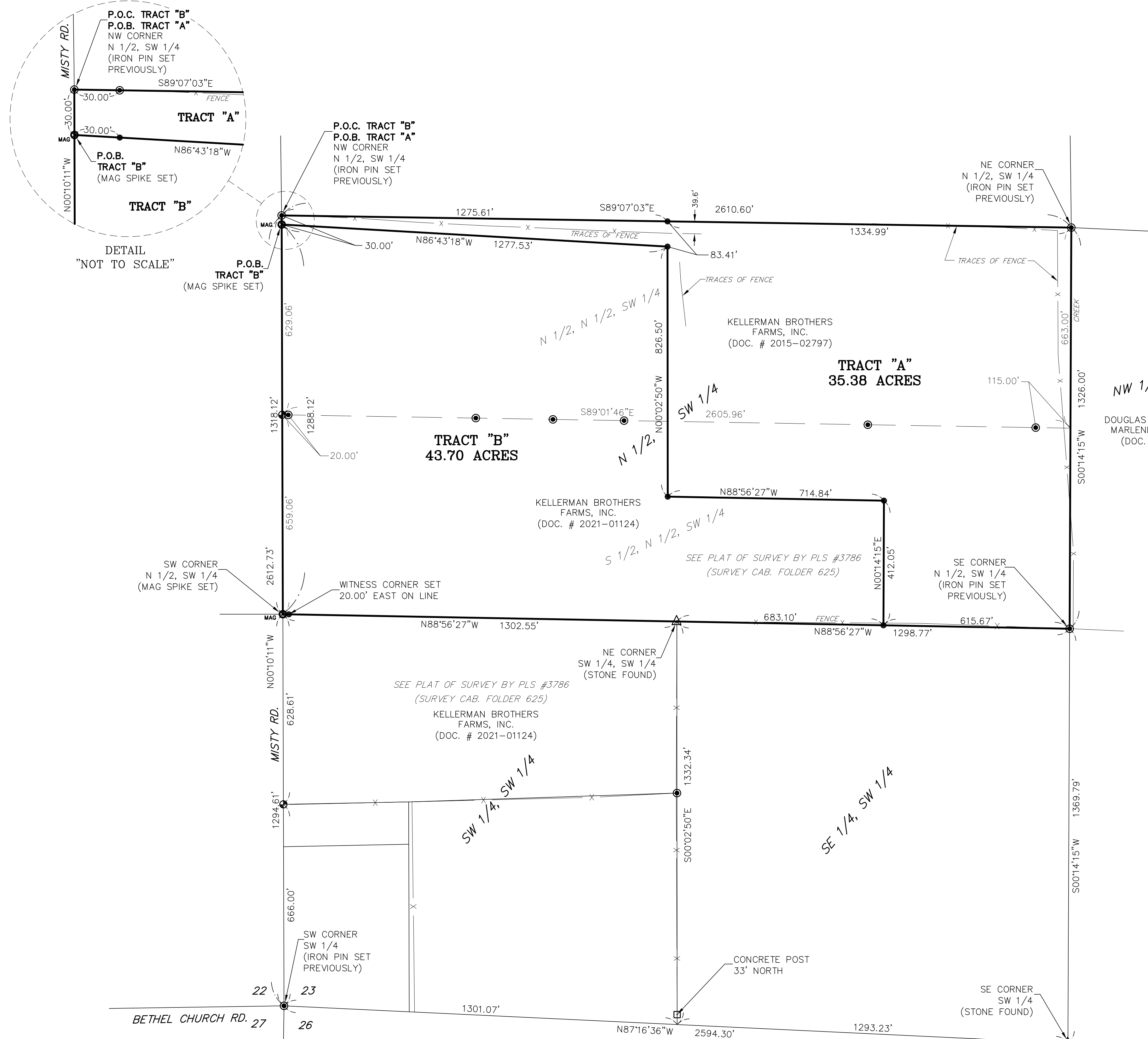
DRAWN: JAG	SURVEY: MG, DP
DWG NAME: 21-109 Plat	JOB NO.: 21-109

RECORDS REFERENCED:

- ORIGINAL GOVERNMENT SURVEY
- DEEDS AS LISTED HEREON
- PLAT BK "A" PG 192
- PLAT BK "A" PG 220
- PLAT OF SURVEY BY PLS #2331 DATED 02/27/1997, FOR GIACOMO
- PLAT OF SURVEY BY PLS #2331 DATED 11/30/2002, FOR GIACOMO

RECORDS REFERENCED:

- PLAT OF SURVEY BY PLS #2574 DATED 02/27/2014, FOR STEVE SCHWARZ (SURVEY CAB. FOLDER 611)
- PLAT OF SURVEY BY PLS #2331 DATED 10/15/1999, FOR RIGDON (SURVEY CAB. FOLDER 67)
- PLAT OF SURVEY BY PLS #3786 DATED 9/17/2014, FOR KRISTY GOODWIN (SURVEY CAB. FOLDER 625)



BETHEL CHURCH RD. 27
26
22
23