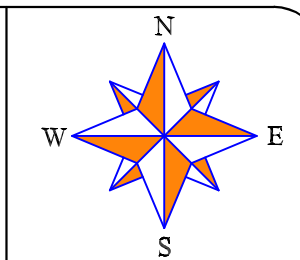


SPACE RESERVED FOR COUNTY RECORDER



BEARINGS ARE ASSUMED RURAL CLASS PROPERTY

CLEAVER AND ASSOCIATES, LLC.
P.O. BOX 338, 29331 HWY 63,
MACON, MO 63552
TELEPHONE (660) 239-4403
cleaverandassociates@gmail.com

SCALE: 1" = 500'
250 500 1000

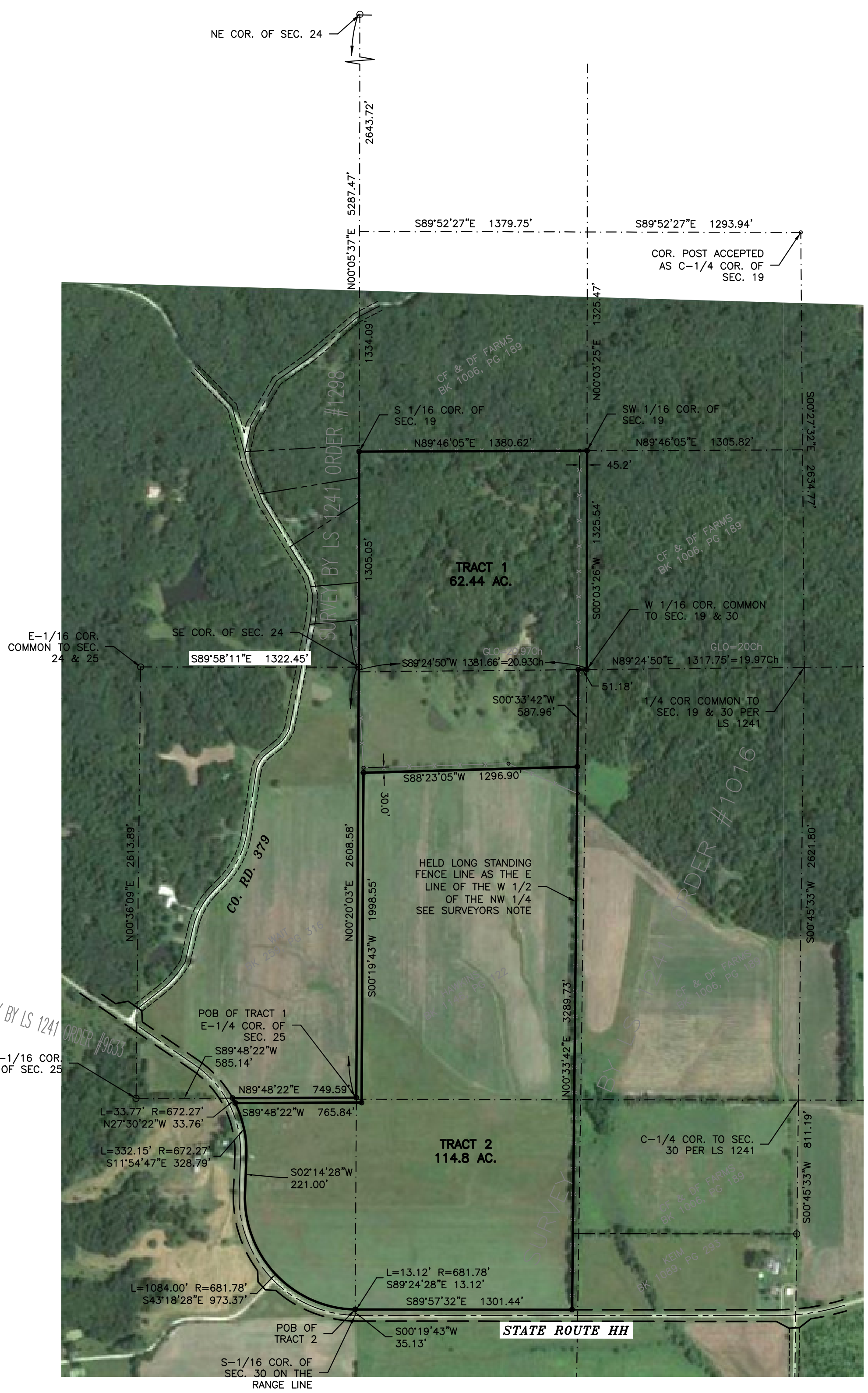
- LEGEND
- SET MONUMENT
 - FOUND MONUMENT
 - △ RIGHT OF WAY MARKER
 - STONE MONUMENT
 - CORNER POST
 - × FENCE LINE
 - OH= OVERHEAD ELECTRIC

NORTH MISSOURI LAND CO. / LUKE SHOEMAKER

SECTIONS 19 & 30, TOWNSHIP 61 NORTH, RANGE 15 WEST
SECTION 25, TOWNSHIP 61 NORTH, RANGE 16 WEST
ADAIR COUNTY, MISSOURI

REVISED: 02-28-2023
DATE: 02-21-2023

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DESCRIPTION OF TRACT 1: A TRACT OF LAND SITUATED IN THE THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 61, RANGE 16, THE SOUTHWEST QUARTER OF SECTION 19, AND A PORTION OF THE NORTHWEST QUARTER OF SECTION 30, ALL IN TOWNSHIP 61 NORTH, RANGE 15 WEST, ALL IN ADAIR COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON SET AT THE EAST 1/4 CORNER OF SECTION 25; THENCE ALONG THE RANGE LINE, N00°20'03"E A DISTANCE OF 2608.58' TO AN IRON ROD FOUND AT THE SOUTHEAST CORNER OF SECTION 24; THENCE CONTINUE ALONG THE RANGE LINE, N00°05'37"E A DISTANCE OF 1305.05' TO AN IRON ROD SET AT THE SOUTH 1/16 CORNER OF SECTION 19; THENCE ALONG THE SOUTH 1/16 LINE OF SAID SECTION 19, N89°46'05"E A DISTANCE OF 1380.62' TO AN IRON ROD SET AT THE SOUTHWEST 1/16 CORNER OF SAID SECTION; THENCE ALONG THE WEST 1/16 LINE OF SAID SECTION, S00°03'26"W A DISTANCE OF 1325.54' TO AN IRON ROD SET AT THE WEST 1/16 CORNER COMMON TO SECTIONS 19 & 30; THENCE ALONG THE LINE BETWEEN SAID SECTIONS, S89°24'50"W A DISTANCE OF 51.18' TO AN IRON ROD SET IN A FENCE LINE; THENCE ALONG SAID LINE, S00°33'42"W A DISTANCE OF 587.96' TO AN IRON ROD SET; THENCE LEAVING SAID LINE, S88°23'05"W A DISTANCE OF 1296.90' TO AN IRON ROD SET; THENCE S00°19'43"W A DISTANCE OF 1998.55' TO AN IRON ROD SET; THENCE S89°48'22"W A DISTANCE OF 765.84' TO AN IRON ROD SET ON THE EAST RIGHT OF WAY LINE OF STATE ROUTE HH; THENCE ALONG A NON-TANGENT ARC, 33.77' ALONG AN ARC TO THE LEFT, WITH A RADIUS OF 672.27', AND A CHORD THAT BEARS N27°30'22"W, A DISTANCE OF 33.76' TO AN IRON ROD SET ON THE MID LINE OF SECTION 25; THENCE ALONG SAID LINE, N89°48'22"E A DISTANCE OF 749.59' TO THE POINT OF BEGINNING.

THE ABOVE TRACT OF LAND CONTAINS 62.4 ACRES MORE OR LESS, SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, OR NOT OF RECORD, IF ANY.

DESCRIPTION OF TRACT 2: A TRACT OF LAND SITUATED IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 61, RANGE 16, AND A PORTION OF THE WEST HALF OF SECTION 30, TOWNSHIP 61 NORTH, RANGE 15 WEST, ADAIR COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON ROD SET AT THE INTERSECTION OF THE NORTH RIGHT OF WAY LINE OF STATE ROUTE HH AND THE LINE BETWEEN RANGES 15 & 16; THENCE ALONG SAID RIGHT OF WAY LINE AS FOLLOWS: 13.12' ALONG A NON-TANGENT ARC TO THE LEFT, WITH A RADIUS OF 681.78', AND A CHORD THAT BEARS S89°24'28"E, A DISTANCE OF 13.12'; THENCE S89°57'32"E A DISTANCE OF 1301.44' TO AN IRON ROD SET IN-LINE WITH AN OLD FENCE LINE RUNNING NORTH; THENCE ALONG SAID FENCE LINE, N00°33'42"E A DISTANCE OF 3289.73' TO AN IRON ROD SET; THENCE LEAVING SAID LINE, S88°23'05"W A DISTANCE OF 1296.90' TO AN IRON ROD SET; THENCE S00°19'43"W A DISTANCE OF 1998.55' TO AN IRON ROD SET; THENCE S89°48'22"W A DISTANCE OF 765.84' TO AN IRON ROD SET ON THE EAST RIGHT OF WAY LINE OF STATE ROUTE HH; THENCE ALONG SAID RIGHT OF WAY LINE AS FOLLOWS: 332.15' ALONG AN ARC TO THE RIGHT, WITH A RADIUS OF 672.27', AND A CHORD THAT BEARS S11°54'47"E, A DISTANCE OF 328.79'; THENCE S02°14'28"W A DISTANCE OF 221.00'; THENCE 1084.00' ALONG AN ARC TO THE LEFT, WITH A RADIUS OF 681.78', AND A CHORD THAT BEARS S43°18'28"E, A DISTANCE OF 973.37' TO THE POINT OF BEGINNING.

THE ABOVE TRACT OF LAND CONTAINS 114.8 ACRES MORE OR LESS, SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, OR NOT OF RECORD, IF ANY.

SURVEYORS NOTE:

THE DEEDS BETWEEN THE CLIENT AND THE ADJOINER CALL OUT EITHER THE WEST OR EAST 1/2 OF THE NW 1/4 INDICATING A SPLIT AND THE EXISTING FENCE LINE CLOSELY SUPPORTS THIS. THE GLO BREAK DOWN IS NOT A SPLIT AND WOULD BE EAST OF THE FENCE LOCATION.

I HEREBY CERTIFY THE SURVEY PLATTED HEREON COMPLIES WITH THE CURRENT STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

MARK W. ROBERTSON, P.L.S.
L.S. # 2008016665