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Electronically Recorded

Tracy K. Martin
Recorder of Deeds

SHARED ROADWAY AGREEMENT

DATE OF DOCUMENT

October 20, 2023

GRANTOR

Jeanne S. Fausek Irrevocable Trust for the benefit of William F. Fausek dated 9/10/2008

MAILING ADDRESS: 2970 Chain Bridge Road NW, Washington, DC 20016

GRANTEE

Jeanne S. Fausek Irrevocable Trust for the benefit of William F. Fausek dated 9/10/2008

MAILING ADDRESS: 2970 Chain Bridge Road NW, Washington, DC 20016

LEGAL DESCRIPTION

See on Pages 2, Exhibits A & B

REFERENCE BOOK AND PAGE

N/A

E-RECORDED simplifile*

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LEGAL DESCRIPTION

See on Pages 2, Exhibits A & B

REFERENCE BOOK AND PAGE

N/A

SHARED ROADWAY AGREEMENT

THIS INDENTURE, made the 20th day of October, 2023, by and between David Bohigian, Trustee of the Jeanne S. Fausek Irrevocable Trust for the benefit of William F. Fausek dated 9/10/2008, his successors and assigns, hereinafter referred to as GRANTOR, and David Bohigian, Trustee of the Jeanne S. Fausek Irrevocable Trust for the benefit of William F. Fausek dated 9/10/2008, his successors and assigns, hereinafter referred to as GRANTEE;

Grantor is the owner of real estate, more particularly described in Exhibit A - Encumbered Tracts, and Grantee is the owner of land described in Exhibit B - Benefited Tracts. Grantor and Grantee have agreed upon this Shared Roadway Agreement for ingress, egress and utilities and encumbering the land of Grantor in favor of Grantee and for the benefit of the land of Grantee.

WITNESSETH: That for good and valuable consideration, receipt of which is hereby acknowledged, GRANTOR does hereby convey and confirm unto GRANTEE, his successors and assigns, a permanent right of ingress and egress, along with the right to place utilities, over and across a roadway identified as follows:

A 20.00 FEET WIDE SHARED ROADWAY #1 LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND LYING 10.00 FEET EACH SIDE OF THE FOLLOWING DESCRIBED LINE TO-WIT: COMMENCING AT THE NORTH QUARTER CORNER OF FRACTIONAL SECTION 10; THENCE SOUTH 89 DEGREES, 12 MINUTES AND 25 SECONDS EAST 659.66 FEET; THENCE CONTINUE SOUTH 89 DEGREES, 12 MINUTES AND 25 SECONDS EAST 1488.34 FEET; THENCE NORTH 00 DEGREES, 47 MINUTES AND 35 SECONDS EAST 660.00 FEET TO THE CENTERLINE OF LINCOLN COUNTY ROUTE #307; THENCE SOUTH 48 DEGREES, 36 MINUTES AND 07 SECONDS EAST 353.28 FEET; THENCE SOUTH 18 DEGREES, 05 MINUTES AND 43 SECONDS EAST 242.88 FEET; THENCE SOUTH 15 DEGREES, 05 MINUTES AND 14 SECONDS EAST 29.03 FEET TO THE TRUE POINT OF BEGINNING OF SAID LINE; THENCE NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST 2084.66 FEET; THENCE NORTH 57 DEGREES, 01 MINUTES AND 48 SECONDS EAST 67.35 FEET; THENCE NORTH 35 DEGREES, 10 MINUTES AND 25 SECONDS EAST 58.38 FEET; THENCE NORTH 19 DEGREES, 34 MINUTES AND 19 SECONDS EAST 162.70 FEET TO THE POINT OF TERMINATION OF SAID LINE. AS PER SURVEY #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

It is further agreed between the parties that they will share the necessary costs of

maintaining and repairing the existing roadway so as to remain in its current condition. Provided, however, that if damage to said roadway is directly caused by either party, or their invitees, then said party shall bear the cost of repairing the roadway to the condition which existed immediately prior to said damage. The party desiring to place utilities along said shared roadway shall bear the cost of installing and maintaining said utilities, returning the roadway to the condition which existed immediately prior to the installation of utilities.

This agreement shall inure to and bind the successors and assigns of the parties and shall constitute a covenant running with the lands of Grantor and Grantee.

The GRANTOR warrants and covenants unto GRANTEE that, subject to liens and encumbrances of record at the date of the Shared Roadway Agreement, he is the owner of the above described lands and has the full right and authority to validly grant this Shared Roadway Agreement.

GRANTOR:

Jeanne S. Fausek Irrevocable Trust for the benefit of
William F. Fausek

By:

David Bohigian TTEE
David Bohigian, Trustee

District of Columbia

Signed and sworn to (or affirmed) before me on _____ by _____
(Date) Name of Individual making statement

Signature of Notarial Officer

Title of Office

My Commission Expires: _____

District of Columbia

Signed and sworn to (or affirmed) before me on
October 20, 2028 by David Bohigian
Date Name(s) of Individual(s) making statement

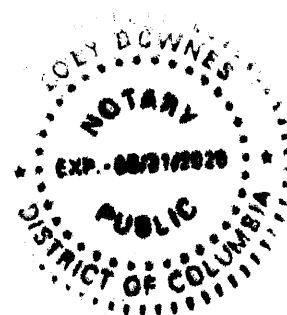
Zoeey Downes Zoeey Downes
Signature of Notarial Officer

Title of Office

Notary Public

My Commission Expires: 8/31/2028

Seal



GRANTEE:

Jeanne S. Fausek Irrevocable Trust for the benefit of
William F. Fausek

By:

David Bohigian, Trustee

David Bohigian, Trustee

District of Columbia

Signed and sworn to (or affirmed) before me on _____ by _____
(Date) Name of Individual making statement

Signature of Notarial Officer

Title of Office

My Commission Expires: _____

District of Columbia

Signed and sworn to (or affirmed) before me on
October 20, 2023 by David C. Bohigian
Date Name(s) of Individual(s) making statement

Zoey Downes
Signature of Notarial Officer

Notary Public
Title of Office

Seal

My Commission Expires: 8/31/2028

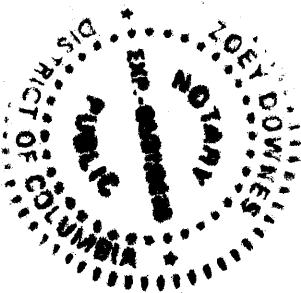


EXHIBIT A – Encumbered Tracts

TRACT #11 (23.5 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT: COMMENCING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 688.73 FEET TO A 5/8" IRON PIN; THENCE CONTINUE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 1126.96 FEET TO A 5/8" IRON PIN; THENCE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 1665.21 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE CONTINUE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 781.47 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE SOUTH 69 DEGREES, 34 MINUTES AND 19 SECONDS WEST 1330.51 FEET TO THE CENTERLINE OF LINCOLN COUNTY ROUTE #307; THENCE NORTH 15 DEGREES, 05 MINUTES AND 14 SECONDS WEST ALONG SAID CENTERLINE 29.03 FEET; THENCE NORTH 18 DEGREES, 05 MINUTES AND 43 SECONDS WEST ALONG SAID CENTERLINE 242.88 FEET; THENCE NORTH 48 DEGREES, 36 MINUTES AND 07 SECONDS WEST 353.28 FEET; THENCE NORTH 51 DEGREES, 13 MINUTES AND 00 SECONDS WEST ALONG SAID CENTERLINE 215.39 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST 25.00 FEET; THENCE 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST LEAVING SAID CENTERLINE 1450.73 FEET TO THE POINT OF BEGINNING, CONTAINING 23.5 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO THAT PORTION NOW BEING USED FOR PUBLIC ROAD PURPOSES AND SUBJECT TO OTHER EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY. AS PER SURVEY #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #12 (32.0 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT: COMMENCING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 688.73 FEET TO A 5/8" IRON PIN; THENCE CONTINUE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 1126.96 FEET TO A 5/8" IRON PIN; THENCE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 1665.21 FEET TO A 5/8" IRON PIN; THENCE CONTINUE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 781.47 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE SOUTH 69 DEGREES, 34 MINUTES AND 19 SECONDS WEST 582.74 FEET TO THE TRUE POINT OF BEGINNING, FROM WHICH A 5/8" IRON PIN BEARS SOUTH 47 DEGREES, 53 MINUTES AND 31 SECONDS EAST 8.00 FEET; THENCE SOUTH 47 DEGREES, 53 MINUTES AND 31 SECONDS EAST 479.93 FEET TO A 5/8" IRON PIN; THENCE SOUTH 19 DEGREES, 54 MINUTES AND 26 SECONDS EAST 1013.24 FEET TO A 5/8" IRON PIN; THENCE SOUTH 57 DEGREES, 06 MINUTES AND 33 SECONDS WEST 40.25 FEET TO A 5/8" IRON PIN; THENCE SOUTH 66 DEGREES, 42 MINUTES AND 42 SECONDS WEST 147.34 FEET TO A 5/8" IRON PIN; THENCE SOUTH 78 DEGREES, 30 MINUTES AND 50 SECONDS WEST 907.31 FEET TO THE CENTERLINE OF LINCOLN COUNTY ROUTE #307, FROM WHICH A 5/8" IRON PIN BEARS NORTH 78 DEGREES, 30 MINUTES AND 50 SECONDS EAST 20.00 FEET; THENCE NORTH 15 DEGREES, 05 MINUTES AND 14 SECONDS WEST ALONG SAID CENTERLINE 1319.78 FEET; THENCE NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST LEAVING SAID

EXHIBIT A – Encumbered Tracts
Continued

CENTERLINE 747.77 FEET TO THE POINT OF BEGINNING, CONTAINING 32.0 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO THAT PORTION NOW BEING USED FOR PUBLIC ROAD PURPOSES AND SUBJECT TO OTHER EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY. AS PER SURVEY #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #13 (19.1 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT: COMMENCING AT A FOUND 5/8" IRON PIN MARKING THE SOUTHWEST CORNER OF U.S. SURVEY #1638; THENCE NORTH 21 DEGREES, 00 MINUTES AND 04 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID U.S. SURVEY #1638 A DISTANCE OF 2266.90 FEET TO A 5/8" IRON PIN; THENCE NORTH 20 DEGREES, 59 MINUTES AND 39 SECONDS WEST ALONG SAID SOUTHWESTERLY LINE 2020.25 FEET TO THE CENTERLINE OF LEO HARDY ROAD; THENCE SOUTH 68 DEGREES, 25 MINUTES AND 52 SECONDS WEST LEAVING SAID SOUTHWESTERLY LINE AND ALONG SAID CENTERLINE 233.57 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST 15.00 FEET; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST LEAVING SAID CENTERLINE 3045.92 FEET TO A 5/8" IRON PIN; THENCE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 542.91 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE CONTINUE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 1040.86 FEET TO A 5/8" IRON PIN; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST 333.48 FEET TO A 5/8" IRON PIN; THENCE NORTH 47 DEGREES, 53 MINUTES AND 31 SECONDS WEST 479.93 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS SOUTH 47 DEGREES, 53 MINUTES AND 31 SECONDS EAST 8.00 FEET; THENCE NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST 1265.93 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS SOUTH 19 DEGREES, 54 MINUTES AND 26 SECONDS EAST 8.00 FEET; THENCE SOUTH 19 DEGREES, 54 MINUTES AND 26 SECONDS EAST 748.98 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #14 (40.6. AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT: COMMENCING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 688.73 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE SOUTH 26 DEGREES, 24 MINUTES AND 48 SECONDS EAST 1694.17 FEET TO A 5/8" IRON PIN; THENCE SOUTH 74 DEGREES, 20 MINUTES AND 02 SECONDS WEST 971.03 FEET TO A 5/8" IRON PIN; THENCE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 819.74 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE SOUTH 69 DEGREES, 34 MINUTES AND 19 SECONDS WEST 35.61 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 2446.68 FEET TO A 5/8" IRON PIN; THENCE NORTH 69 DEGREES, 18 MINUTES AND 01 SECOND EAST 1126.96 FEET TO THE POINT OF BEGINNING,

EXHIBIT A – Encumbered Tracts
Continued

CONTAINING 40.6 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #15 (16.3 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT: COMMENCING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 688.73 FEET TO A 5/8" IRON PIN; THENCE SOUTH 26 DEGREES, 24 MINUTES AND 48 SECONDS EAST 1694.17 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE NORTH 80 DEGREES, 12 MINUTES AND 56 SECONDS EAST 73.20 FEET TO A 5/8" IRON PIN; THENCE SOUTH 10 DEGREES, 32 MINUTES AND 17 SECONDS EAST 427.41 FEET TO A 5/8" IRON PIN; THENCE SOUTH 89 DEGREES, 14 MINUTES AND 51 SECONDS EAST 34.88 FEET TO A 5/8" IRON PIN; THENCE SOUTH 22 DEGREES, 44 MINUTES AND 13 SECONDS EAST 35.72 FEET TO A 5/8" IRON PIN; THENCE SOUTH 72 DEGREES, 00 MINUTES AND 19 SECONDS EAST 112.55 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 72 DEGREES, 00 MINUTES AND 19 SECONDS WEST 13.59 FEET; THENCE SOUTH 19 DEGREES, 34 MINUTES AND 19 SECONDS WEST 162.70 FEET TO A 5/8" IRON PIN; THENCE SOUTH 35 DEGREES, 10 MINUTES AND 25 SECONDS WEST 58.38 FEET TO A 5/8" IRON PIN; THENCE SOUTH 57 DEGREES, 01 MINUTE AND 48 SECONDS WEST 67.35 FEET TO A 5/8" IRON PIN; THENCE SOUTH 69 DEGREES, 34 MINUTES AND 19 SECONDS WEST 718.54 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 819.74 FEET TO A 5/8" IRON PIN; THENCE NORTH 74 DEGREES, 20 MINUTES AND 02 SECONDS EAST 971.03 FEET TO THE POINT OF BEGINNING, CONTAINING 16.3 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #16 (14.2 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #1638 & U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT: COMMENCING AT A FOUND 5/8" IRON PIN MARKING THE SOUTHWEST CORNER OF U.S. SURVEY #1638; THENCE NORTH 21 DEGREES, 00 MINUTES AND 04 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID U.S. SURVEY #1638 A DISTANCE OF 2266.90 FEET TO A 5/8" IRON PIN; THENCE NORTH 20 DEGREES, 59 MINUTES AND 39 SECONDS WEST ALONG SAID SOUTHWESTERLY LINE 2020.25 FEET TO THE CENTERLINE OF LEO HARDY ROAD; THENCE SOUTH 68 DEGREES, 25 MINUTES AND 52 SECONDS WEST LEAVING SAID SOUTHWESTERLY LINE AND ALONG SAID CENTERLINE 233.57 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST 15.00 FEET; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST LEAVING SAID CENTERLINE 3045.92 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 542.91 FEET TO A 5/8" IRON PIN; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST

748.98 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS SOUTH 19 DEGREES, 54 MINUTES AND 26 SECONDS EAST 8.00 FEET; THENCE NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST 70.97 FEET TO A 5/8" IRON PIN; THENCE NORTH 57 DEGREES, 01 MINUTE AND 48 SECONDS EAST 67.35 FEET TO A 5/8" IRON PIN; THENCE NORTH 35 DEGREES, 10 MINUTES AND 25 SECONDS EAST 58.38 FEET TO A 5/8" IRON PIN; THENCE NORTH 19 DEGREES, 34 MINUTES AND 19 SECONDS EAST 162.70 FEET; THENCE CONTINUE NORTH 19 DEGREES, 19 MINUTES AND 20 SECONDS EAST 2.95 FEET; THENCE NORTH 63 DEGREES, 47 MINUTES AND 51 SECONDS EAST 16.27 FEET TO A 5/8" IRON PIN; THENCE NORTH 63 DEGREES, 47 MINUTES AND 51 SECONDS EAST 267.39 FEET TO A 5/8" IRON PIN; THENCE NORTH 59 DEGREES, 29 MINUTES AND 23 SECONDS EAST 138.70 FEET TO A 5/8" IRON PIN; THENCE SOUTH 19 DEGREES, 21 MINUTES AND 58 SECONDS EAST 969.50 FEET TO A 5/8" IRON PIN; THENCE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 156.10 FEET TO THE POINT OF BEGINNING, CONTAINING 14.2 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

EXHIBIT B – Benefitted Tracts

TRACT #11 (23.5 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 688.73 FEET TO A 5/8" IRON PIN; THENCE CONTINUE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 1126.96 FEET TO A 5/8" IRON PIN; THENCE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 1665.21 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE CONTINUE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 781.47 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE SOUTH 69 DEGREES, 34 MINUTES AND 19 SECONDS WEST 1330.51 FEET TO THE CENTERLINE OF LINCOLN COUNTY ROUTE #307; THENCE NORTH 15 DEGREES, 05 MINUTES AND 14 SECONDS WEST ALONG SAID CENTERLINE 29.03 FEET; THENCE NORTH 18 DEGREES, 05 MINUTES AND 43 SECONDS WEST ALONG SAID CENTERLINE 242.88 FEET; THENCE NORTH 48 DEGREES, 36 MINUTES AND 07 SECONDS WEST 353.28 FEET; THENCE NORTH 51 DEGREES, 13 MINUTES AND 00 SECONDS WEST ALONG SAID CENTERLINE 215.39 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST 25.00 FEET; THENCE 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST LEAVING SAID CENTERLINE 1450.73 FEET TO THE POINT OF BEGINNING, CONTAINING 23.5 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO THAT PORTION NOW BEING USED FOR PUBLIC ROAD PURPOSES AND SUBJECT TO OTHER EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY. AS PER SURVEY #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #12 (32.0 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 688.73 FEET TO A 5/8" IRON PIN; THENCE CONTINUE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 1126.96 FEET TO A 5/8" IRON PIN; THENCE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 1665.21 FEET TO A 5/8" IRON PIN; THENCE CONTINUE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 781.47 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE SOUTH 69 DEGREES, 34 MINUTES AND 19 SECONDS WEST 582.74 FEET TO THE TRUE POINT OF BEGINNING, FROM WHICH A 5/8" IRON PIN BEARS SOUTH 47 DEGREES, 53 MINUTES AND 31 SECONDS EAST 8.00 FEET; THENCE SOUTH 47 DEGREES, 53 MINUTES AND 31 SECONDS EAST 479.93 FEET TO A 5/8" IRON PIN; THENCE SOUTH 19 DEGREES, 54 MINUTES AND 26 SECONDS EAST 1013.24 FEET TO A 5/8" IRON PIN; THENCE SOUTH 57 DEGREES, 06 MINUTES AND 33 SECONDS WEST 40.25 FEET TO A 5/8" IRON PIN; THENCE SOUTH 66 DEGREES, 42 MINUTES AND 42

EXHIBIT B – Benefitted Tracts
Continued

SECONDS WEST 147.34 FEET TO A 5/8" IRON PIN; THENCE SOUTH 78 DEGREES, 30 MINUTES AND 50 SECONDS WEST 907.31 FEET TO THE CENTERLINE OF LINCOLN COUNTY ROUTE #307, FROM WHICH A 5/8" IRON PIN BEARS NORTH 78 DEGREES, 30 MINUTES AND 50 SECONDS EAST 20.00 FEET; THENCE NORTH 15 DEGREES, 05 MINUTES AND 14 SECONDS WEST ALONG SAID CENTERLINE 1319.78 FEET; THENCE NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST LEAVING SAID CENTERLINE 747.77 FEET TO THE POINT OF BEGINNING, CONTAINING 32.0 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO THAT PORTION NOW BEING USED FOR PUBLIC ROAD PURPOSES AND SUBJECT TO OTHER EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY. AS PER SURVEY #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #13 (19.1 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT A FOUND 5/8" IRON PIN MARKING THE SOUTHWEST CORNER OF U.S. SURVEY #1638; THENCE NORTH 21 DEGREES, 00 MINUTES AND 04 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID U.S. SURVEY #1638 A DISTANCE OF 2266.90 FEET TO A 5/8" IRON PIN; THENCE NORTH 20 DEGREES, 59 MINUTES AND 39 SECONDS WEST ALONG SAID SOUTHWESTERLY LINE 2020.25 FEET TO THE CENTERLINE OF LEO HARDY ROAD; THENCE SOUTH 68 DEGREES, 25 MINUTES AND 52 SECONDS WEST LEAVING SAID SOUTHWESTERLY LINE AND ALONG SAID CENTERLINE 233.57 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST 15.00 FEET; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST LEAVING SAID CENTERLINE 3045.92 FEET TO A 5/8" IRON PIN; THENCE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 542.91 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE CONTINUE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 1040.86 FEET TO A 5/8" IRON PIN; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST 333.48 FEET TO A 5/8" IRON PIN; THENCE NORTH 47 DEGREES, 53 MINUTES AND 31 SECONDS WEST 479.93 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS SOUTH 47 DEGREES, 53 MINUTES AND 31 SECONDS EAST 8.00 FEET; THENCE NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST 1265.93 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS SOUTH 19 DEGREES, 54 MINUTES AND 26 SECONDS EAST 8.00 FEET; THENCE SOUTH 19 DEGREES, 54 MINUTES AND 26 SECONDS EAST 748.98 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #14 (40.6. AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE SOUTH 69 DEGREES, 18 MINUTES AND

EXHIBIT B – Benefitted Tracts
Continued

01 SECOND WEST 688.73 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE SOUTH 26 DEGREES, 24 MINUTES AND 48 SECONDS EAST 1694.17 FEET TO A 5/8" IRON PIN; THENCE SOUTH 74 DEGREES, 20 MINUTES AND 02 SECONDS WEST 971.03 FEET TO A 5/8" IRON PIN; THENCE SOUTH 31 DEGREES, 03 MINUTES AND 54 SECONDS EAST 819.74 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE SOUTH 69 DEGREES, 34 MINUTES AND 19 SECONDS WEST 35.61 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 2446.68 FEET TO A 5/8" IRON PIN; THENCE NORTH 69 DEGREES, 18 MINUTES AND 01 SECOND EAST 1126.96 FEET TO THE POINT OF BEGINNING, CONTAINING 40.6 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #15 (16.3 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE SOUTH 69 DEGREES, 18 MINUTES AND 01 SECOND WEST 688.73 FEET TO A 5/8" IRON PIN; THENCE SOUTH 26 DEGREES, 24 MINUTES AND 48 SECONDS EAST 1694.17 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE NORTH 80 DEGREES, 12 MINUTES AND 56 SECONDS EAST 73.20 FEET TO A 5/8" IRON PIN; THENCE SOUTH 10 DEGREES, 32 MINUTES AND 17 SECONDS EAST 427.41 FEET TO A 5/8" IRON PIN; THENCE SOUTH 89 DEGREES, 14 MINUTES AND 51 SECONDS EAST 34.88 FEET TO A 5/8" IRON PIN; THENCE SOUTH 22 DEGREES, 44 MINUTES AND 13 SECONDS EAST 35.72 FEET TO A 5/8" IRON PIN; THENCE SOUTH 72 DEGREES, 00 MINUTES AND 19 SECONDS EAST 112.55 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 72 DEGREES, 00 MINUTES AND 19 SECONDS WEST 13.59 FEET; THENCE SOUTH 19 DEGREES, 34 MINUTES AND 19 SECONDS WEST 162.70 FEET TO A 5/8" IRON PIN; THENCE SOUTH 35 DEGREES, 10 MINUTES AND 25 SECONDS WEST 58.38 FEET TO A 5/8" IRON PIN; THENCE SOUTH 57 DEGREES, 01 MINUTE AND 48 SECONDS WEST 67.35 FEET TO A 5/8" IRON PIN; THENCE SOUTH 69 DEGREES, 34 MINUTES AND 19 SECONDS WEST 718.54 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 20.00 FEET; THENCE NORTH 31 DEGREES, 03 MINUTES AND 54 SECONDS WEST 819.74 FEET TO A 5/8" IRON PIN; THENCE NORTH 74 DEGREES, 20 MINUTES AND 02 SECONDS EAST 971.03 FEET TO THE POINT OF BEGINNING, CONTAINING 16.3 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #16 (14.2 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #1638 & U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT A FOUND 5/8" IRON PIN MARKING THE SOUTHWEST CORNER OF U.S. SURVEY #1638; THENCE NORTH 21 DEGREES, 00 MINUTES AND 04 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID U.S. SURVEY #1638 A DISTANCE OF 2266.90 FEET TO A 5/8" IRON PIN; THENCE NORTH 20 DEGREES, 59 MINUTES AND 39 SECONDS WEST ALONG SAID SOUTHWESTERLY LINE 2020.25 FEET TO THE CENTERLINE OF LEO HARDY ROAD; THENCE SOUTH 68 DEGREES, 25 MINUTES AND 52 SECONDS WEST LEAVING SAID SOUTHWESTERLY LINE AND ALONG SAID CENTERLINE 233.57 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST 15.00 FEET; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST LEAVING SAID CENTERLINE 3045.92 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 542.91 FEET TO A 5/8" IRON PIN; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST 748.98 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS SOUTH 19 DEGREES, 54 MINUTES AND 26 SECONDS EAST 8.00 FEET; THENCE NORTH 69 DEGREES, 34 MINUTES AND 19 SECONDS EAST 70.97 FEET TO A 5/8" IRON PIN; THENCE NORTH 57 DEGREES, 01 MINUTE AND 48 SECONDS EAST 67.35 FEET TO A 5/8" IRON PIN; THENCE NORTH 35 DEGREES, 10 MINUTES AND 25 SECONDS EAST 58.38 FEET TO A 5/8" IRON PIN; THENCE NORTH 19 DEGREES, 34 MINUTES AND 19 SECONDS EAST 162.70 FEET; THENCE CONTINUE NORTH 19 DEGREES, 19 MINUTES AND 20 SECONDS EAST 2.95 FEET; THENCE NORTH 63 DEGREES, 47 MINUTES AND 51 SECONDS EAST 16.27 FEET TO A 5/8" IRON PIN; THENCE NORTH 63 DEGREES, 47 MINUTES AND 51 SECONDS EAST 267.39 FEET TO A 5/8" IRON PIN; THENCE NORTH 59 DEGREES, 29 MINUTES AND 23 SECONDS EAST 138.70 FEET TO A 5/8" IRON PIN; THENCE SOUTH 19 DEGREES, 21 MINUTES AND 58 SECONDS EAST 969.50 FEET TO A 5/8" IRON PIN; THENCE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 156.10 FEET TO THE POINT OF BEGINNING, CONTAINING 14.2 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #17 (95.2 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #1638 & U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT A FOUND 5/8" IRON PIN MARKING THE SOUTHWEST CORNER OF U.S. SURVEY #1638; THENCE NORTH 21 DEGREES, 00 MINUTES AND 04 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID U.S. SURVEY #1638 A DISTANCE OF 2266.90 FEET TO A 5/8" IRON PIN; THENCE NORTH 20 DEGREES, 59 MINUTES AND 39 SECONDS WEST ALONG SAID SOUTHWESTERLY LINE 2020.25 FEET TO THE CENTERLINE OF LEO HARDY ROAD; THENCE SOUTH 68 DEGREES, 25 MINUTES AND 52 SECONDS WEST LEAVING SAID SOUTHWESTERLY LINE AND ALONG SAID CENTERLINE 233.57 FEET TO A POINT FROM WHICH A 5/8" IRON PIN BEARS NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST 15.00 FEET; THENCE NORTH 19 DEGREES, 54 MINUTES AND 26 SECONDS WEST LEAVING SAID CENTERLINE 3045.92 FEET TO A 5/8" IRON PIN; THENCE NORTH 69 DEGREES, 00 MINUTES AND 08 SECONDS EAST 156.10 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE NORTH 19 DEGREES, 21 MINUTES AND 58 SECONDS WEST 969.50 FEET TO A 5/8" IRON PIN; THENCE SOUTH 59 DEGREES, 29 MINUTES AND 23 SECONDS WEST 138.70 FEET TO A 5/8" IRON PIN; THENCE SOUTH 63 DEGREES, 47 MINUTES AND 51 SECONDS WEST 267.39 FEET TO A 5/8" IRON PIN; THENCE NORTH 07 DEGREES, 53 MINUTES AND 23 SECONDS EAST 99.50 FEET TO A 5/8" IRON PIN; THENCE NORTH 18 DEGREES, 26 MINUTES AND 11 SECONDS EAST 97.32 FEET TO A 5/8"

EXHIBIT B – Benefitted Tracts
Continued

IRON PIN; THENCE NORTH 88 DEGREES, 26 MINUTES AND 41 SECONDS EAST 229.88 FEET TO A 5/8" IRON PIN; THENCE NORTH 17 DEGREES, 08 MINUTES AND 14 SECONDS WEST 135.70 FEET TO A 5/8" IRON PIN; THENCE NORTH 67 DEGREES, 51 MINUTES AND 34 SECONDS EAST 3523.04 FEET TO A 5/8" IRON PIN; THENCE SOUTH 22 DEGREES, 12 MINUTES AND 57 SECONDS EAST 1213.62 FEET TO A FOUND STONE; THENCE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 3508.45 FEET TO THE POINT OF BEGINNING, CONTAINING 95.2 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #18 (82.2 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #1638 & U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT THE NORTHWEST CORNER OF SAID U.S. SURVEY #1638; THENCE SOUTH 22 DEGREES, 13 MINUTES AND 06 SECONDS EAST ALONG THE SOUTHWESTERLY LINE OF SAID U.S. SURVEY #1638 A DISTANCE OF 2872.00 FEET TO A 5/8" IRON PIN; THENCE NORTH 68 DEGREES, 29 MINUTES AND 19 SECONDS EAST LEAVING SAID SOUTHWESTERLY LINE 2331.50 FEET TO FOUND IRON PIPE; THENCE NORTH 67 DEGREES, 14 MINUTES AND 35 SECONDS EAST 989.80 FEET TO A FOUND IRON PIPE; THENCE SOUTH 22 DEGREES, 12 MINUTES AND 57 SECONDS EAST 3894.42 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE CONTINUE SOUTH 22 DEGREES, 12 MINUTES AND 57 SECONDS EAST 945.92 FEET TO A 5/8" IRON PIN; THENCE SOUTH 67 DEGREES, 51 MINUTES AND 34 SECONDS WEST 3523.04 FEET TO A 5/8" IRON PIN; THENCE SOUTH 17 DEGREES, 08 MINUTES AND 14 SECONDS EAST 135.70 FEET TO A 5/8" IRON PIN; THENCE SOUTH 88 DEGREES, 26 MINUTES AND 41 SECONDS WEST 229.88 FEET TO A 5/8" IRON PIN; THENCE SOUTH 18 DEGREES, 26 MINUTES AND 11 SECONDS WEST 97.32 FEET TO A 5/8" IRON PIN; THENCE SOUTH 07 DEGREES, 53 MINUTES AND 23 SECONDS WEST 99.50 FEET TO A 5/8" IRON PIN; THENCE SOUTH 63 DEGREES, 47 MINUTES AND 51 SECONDS WEST 16.27 FEET TO A 5/8" IRON PIN; THENCE SOUTH 19 DEGREES, 19 MINUTES AND 20 SECONDS WEST 2.95 FEET; THENCE NORTH 72 DEGREES, 00 MINUTES AND 19 SECONDS WEST 13.59 FEET TO A 5/8" IRON PIN; THENCE NORTH 04 DEGREES, 21 MINUTES AND 36 SECONDS EAST 94.58 FEET TO A 5/8" IRON PIN; THENCE NORTH 18 DEGREES, 26 MINUTES AND 09 SECONDS EAST 123.44 FEET TO A 5/8" IRON PIN; THENCE NORTH 04 DEGREES, 21 MINUTES AND 19 SECONDS EAST 167.10 FEET TO A 5/8" IRON PIN; THENCE NORTH 67 DEGREES, 05 MINUTES AND 35 SECONDS EAST 97.09 FEET TO A 5/8" IRON PIN; THENCE NORTH 23 DEGREES, 03 MINUTES AND 23 SECONDS WEST 897.83 FEET TO A 5/8" IRON PIN; THENCE NORTH 69 DEGREES, 00 MINUTES AND 08 SECONDS EAST 3611.45 FEET TO THE POINT OF BEGINNING, CONTAINING 82.2 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.

TRACT #19 (324.7 AC)

A TRACT OF LAND LYING IN U.S. SURVEY #1638 & U.S. SURVEY #3131, TOWNSHIP 51 NORTH, RANGE 1 WEST, LINCOLN COUNTY AND TOWNSHIP 52 NORTH, RANGE 1 WEST, PIKE COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

EXHIBIT B – Benefitted Tracts
Continued

BEGINNING AT A FOUND STONE MARKING THE SOUTHEAST CORNER OF THE MERIWETHER TRACT PER BOOK 156 PAGE 473 IN THE OFFICE OF THE RECORDER OF DEEDS OF LINCOLN COUNTY, MISSOURI; THENCE NORTH 20 DEGREES, 57 MINUTES AND 01 SECOND WEST ALONG THE SOUTHWESTERLY LINE OF U.S. SURVEY #1638 A DISTANCE OF 1276.46 FEET TO A 5/8" IRON PIN; THENCE NORTH 19 DEGREES, 37 MINUTES AND 05 SECONDS WEST ALONG SAID SOUTHWESTERLY LINE 1570.09 FEET TO A 5/8" IRON PIN; THENCE NORTH 68 DEGREES, 29 MINUTES AND 19 SECONDS EAST LEAVING SAID SOUTHWESTERLY LINE 2331.50 FEET TO A FOUND IRON PIPE; THENCE NORTH 67 DEGREES, 14 MINUTES AND 35 SECONDS EAST 989.80 FEET TO A FOUND IRON PIPE; THENCE SOUTH 22 DEGREES, 12 MINUTES AND 57 SECONDS EAST 3894.42 FEET TO A 5/8" IRON PIN; THENCE SOUTH 69 DEGREES, 00 MINUTES AND 08 SECONDS WEST 3611.45 FEET TO A 5/8" IRON PIN; THENCE SOUTH 23 DEGREES, 03 MINUTES AND 23 SECONDS EAST 897.83 FEET TO A 5/8" IRON PIN; THENCE SOUTH 67 DEGREES, 05 MINUTES AND 35 SECONDS WEST 97.09 FEET TO A 5/8" IRON PIN; THENCE SOUTH 04 DEGREES, 21 MINUTES AND 19 SECONDS WEST 167.10 FEET TO A 5/8" IRON PIN; THENCE SOUTH 18 DEGREES, 26 MINUTES AND 09 SECONDS WEST 123.44 FEET TO A 5/8" IRON PIN; THENCE SOUTH 04 DEGREES, 21 MINUTES AND 36 SECONDS WEST 94.58 FEET TO A 5/8" IRON PIN; THENCE NORTH 72 DEGREES, 00 MINUTES AND 19 SECONDS WEST 98.96 FEET TO A 5/8" IRON PIN; THENCE NORTH 22 DEGREES, 44 MINUTES AND 13 SECONDS WEST 35.72 FEET TO A 5/8" IRON PIN; THENCE NORTH 89 DEGREES, 14 MINUTES AND 51 SECONDS WEST 34.88 FEET TO A 5/8" IRON PIN; THENCE NORTH 10 DEGREES, 32 MINUTES AND 17 SECONDS WEST 427.41 FEET TO A 5/8" IRON PIN; THENCE SOUTH 80 DEGREES, 12 MINUTES AND 56 SECONDS WEST 73.20 FEET TO A 5/8" IRON PIN; THENCE NORTH 26 DEGREES, 24 MINUTES AND 48 SECONDS WEST 1694.17 FEET TO A 5/8" IRON PIN; THENCE NORTH 69 DEGREES, 18 MINUTES AND 01 SECOND EAST 688.73 FEET TO THE POINT OF BEGINNING, CONTAINING 324.7 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 #2023-008243 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING SEPTEMBER OF 2023.