

PATRICK W. BROWN PLS 201302006
Patrick W Brown 3-13-2023

Beginning At The Southwest Corner Of Section 5; Thence North 00 Degrees 12 Minutes 16 Seconds East Along The West Line Of The Southwest Quarter 1270.80 Feet; Thence South 86 Degrees 51 Minutes 24 Seconds East Departing Said Line 2175.60 Feet; Thence South 01 Degrees 15 Minutes 51 Seconds East

1244.11 Feet To The South Line Of The Southwest Quarter, Thence North 87 Degrees 36 Minutes 17 Seconds West Along Said South Line 860.26 Feet To The Southeast Corner Of The Southwest Quarter Of Section 36, Township 36 North, Range 10 East, Tenth Principal Meridian, Thence North 87 Degrees 36 Minutes 17 Seconds West Along Said South Line 860.26 Feet To The Southeast Corner Of The Southwest Quarter Of Section 36, Township 36 North, Range 10 East, Tenth Principal Meridian, Thence North 87 Degrees 36 Minutes 11 Seconds West 636.80 Feet; Thence South 00 Degrees 43 Minutes 54 Seconds East 342.65 Feet To The South Line Of The Southwest Quarter, Thence North 87 Degrees 36 Minutes 03 Seconds West Along Said South Line Of The Southwest Quarter 5.56 Feet To The Southwest Corner Of The Southwest Quarter Of The Southwest Quarter Of The Southwest Quarter, Thence North 87 Degrees 36 Minutes 03 Seconds West Along Said South Line Of The Southwest Quarter 672.99 Feet To The Point Of Beginning, 59.14 Acres, More Or Less, Subject To The Taken And Road Rights Or Way Recorded On Farm Road 2020 And Farm Road 1020, Subject To Any And All Encumbrances And Rights Recorded Or Unrecorded.

A Part Of Section 5, Township 25 North, Range 25 West, Barry County, Missouri. Being More Particularly Described As Follows:

Beginning At The Southwest Corner Of The Northwest Quarter Of The Southwest Quarter; Thence North 00 Degrees 12 Minutes 16 Seconds East Along The West Line Of The Southwest Quarter 1195.93 Feet; Thence South 89 Degrees 09 Minutes 42 Seconds East Dispersed East Line 1251.91 Feet; Thence North 86 Degrees 06 Minutes 01 Seconds East 982.77 Feet; Thence South 03 Degrees 08 Minutes 22 Seconds East 1245.76 Feet; Thence South 01 Degrees 15 Minutes 51 Seconds East 173.48 Feet; Thence North 89 Degrees 09 Minutes 42 Seconds East 2174.60 Feet; Thence North 00 Degrees 12 Minutes 16 Seconds East 33.67 Feet; To The Point Of Beginning containing 66.09 Acres More Or Less. Subject To That Taken For Road Right-Of-Way Purposes Of Farm Road 1200. Subject To Any And All Encumbrances And Rights Recorded Or Unrecorded.

A Part Of Section 5, Township 25 North, Range 25 West, Barry County, Missouri. Being More Particularly Described As Follows:

Beginning At The Northeast Corner Of The West Half Of Lot 1 Of The Fractional Southwest Quarter Of Section 5, Thence South 00 Degrees 23 Minutes 18 Seconds West Along The West Line Of The West Half Of Lot 1 Of The Fractional Southwest Quarter Of Section 5, Thence South 00 Degrees 23 Minutes 03 Seconds West Along The East Line Of The Northeast Quarter Of The Southeast Quarter, Thence South 00 Degrees 23 Minutes 03 Seconds West Along The East Line Of The Northeast Quarter Of The Southeast Quarter 1226.78 Feet, Thence North 87 Degrees 44 Minutes 48 Seconds East Along The Departing Subdivision Line 87.56 Feet, Thence North 03 Degrees 08 Minutes 48 Seconds East 1245.76 Feet, Thence North 03 Degrees 08 Minutes 48 Seconds East 1245.76 Feet, Thence North 02 Degrees 16 Minutes 48 Seconds East 54.63 Feet, Thence North 01 Degrees 55 Minutes 45 Seconds East 506.71 Feet To The North Line Of Lot One Of The Fractional Northeast Quarter, Thence South 87 Degrees 44 Minutes 48 Seconds East Along The East Line Of The Northeast Quarter Of The Southeast Quarter 1226.78 Feet To The Northeast Corner Of The West Half Of Lot 1 Of The Fractional Northeast Quarter, Thence South 87 Degrees 33 Minutes 29 Seconds East Along The North Line Of Said Lot 1 A Distance Of 1345.43 Feet To The Point Of Beginning Containing The Same Area As The Original Subdivision, Thence North 87 Degrees 33 Minutes 29 Seconds East Subject To Any And All Encumbrances And Rights Reserved Or Unrecorded.

1. Except As Specifically Stated Or Shown On This Plat, This Survey Does Not Purport To Reflect Any Of The Following Which May Be Applicable To The Subject Real Estate: Easements, Building Setback Lines; Restrictive Covenant; Subdivision Restrictions; Zoning Or Other Land Use Regulations; And Any Other Facts Outside Of The Facts That An Accurate And Current Title Search May Disclose

2. Every Document Of Record Reviewed And Considered As Part Of This Survey Is Noted Hereon. Only The Documents Noted Hereon Were Supplied By The Surveyor. No Abstract Of Title, Nor Title Commitment, Nor Results Of Title Searches Were Furnished The Surveyor. There May Exist Other Documents Of Record That Would Affect This Parcel

3. Survey Is Valid If Stamped And Signature Is Present And Has Been Electronically Signed And Approved
By Patrick W. Brown

4. The Word "Verify" Or "Certificate" As Shown And Used Hereon Means An Expression Of Professional Opinion Regarding The Facts Of The Survey And Does Not Constitute A Warranty Or Guarantee, Expressed Or Implied.

5. All Adjoining Deed Reference And Ownerships Are Displayed From The County GIS Site. No Guarantee To The Accuracy Of These Claims.

Southeast C
Section 5
Township 25
Range 25-W
Existing Wag
Tire Iron

