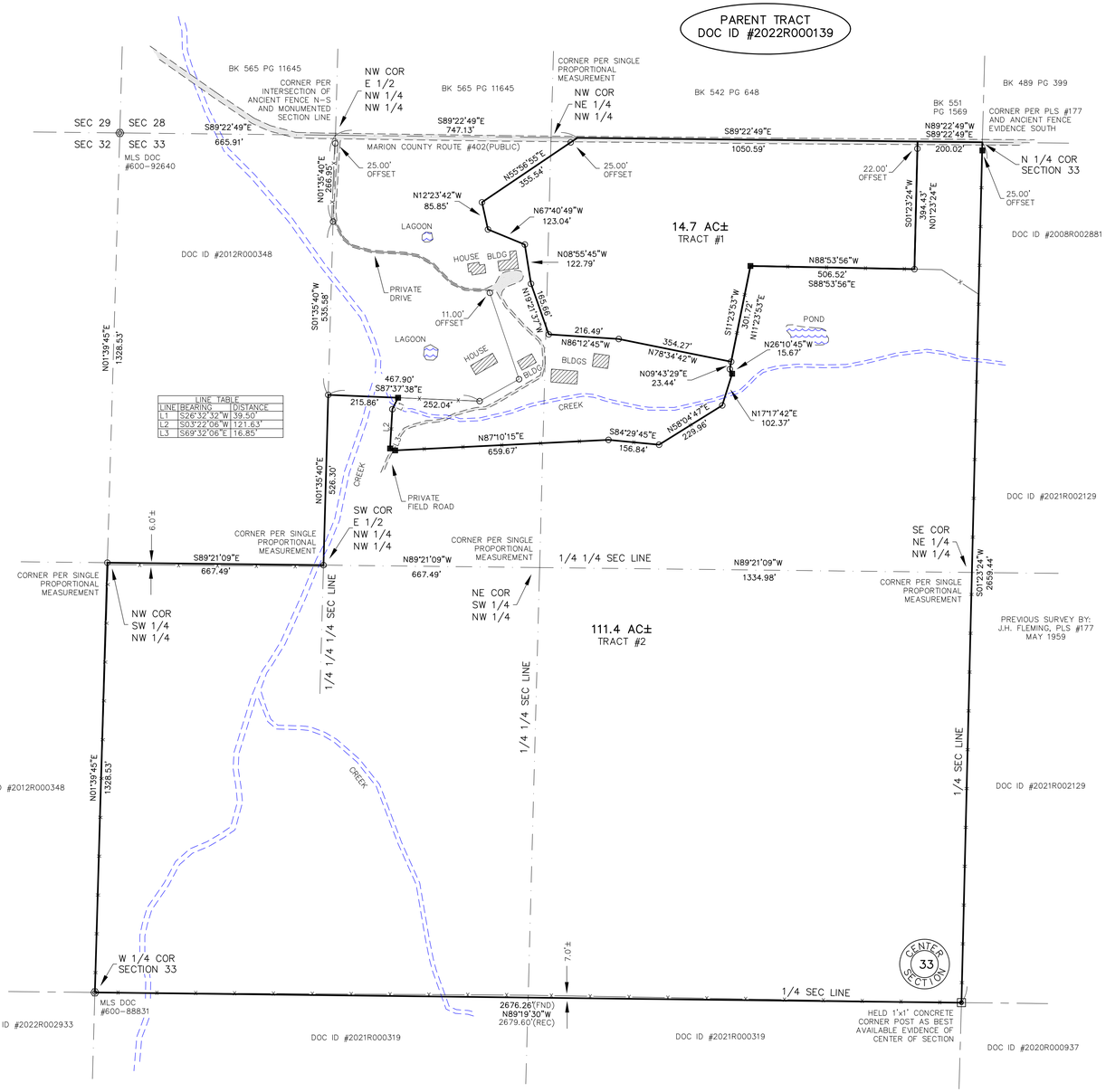

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S26°32'32"W	39.50'
L2	S03°22'06"W	121.63'
L3	S69°32'06"E	16.85'

GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

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

◎ = ALUMINUM MONUMENT FOUND
◙ = CONCRETE CORNER POST FOUND
■ = CORNER POST FOUND
○ = 5/8" IRON PIN SET
-X- = FENCELINE

RECORDER INFORMATION ONLY

DESCRIPTION – 14.7 ACRE TRACT #1

A TRACT OF LAND LYING IN THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 58 NORTH, RANGE 5 WEST, MARION COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 33, FROM WHICH A FOUND CORNER POST BEARS SOUTH 01 DEGREE, 23 MINUTES AND 24 SECONDS WEST 25.34 FEET; THENCE NORTH 89 DEGREES, 22 MINUTES AND 49 SECONDS WEST ALONG THE NORTH LINE OF SAID SECTION AND ALONG MARION COUNTY ROUTE #402 A DISTANCE OF 200.02 FEET TO THE TRUE POINT OF BEGINNING, FROM WHICH A 5/8"IRON PIN BEARS SOUTH 01 DEGREE, 23 MINUTES AND 24 MINUTES WEST 22.00 FEET; THENCE SOUTH 01 DEGREE, 23 MINUTES AND 24 MINUTES WEST LEAVING SAID NORTH LINE AND SAID COUNTY ROUTE AND PARALLEL WITH THE NORTH-SOUTH CENTERLINE OF SAID SECTION 394.43 FEET TO A 5/8" IRON PIN; THENCE NORTH 88 DEGREES, 53 MINUTES AND 56 SECONDS WEST 506.52 FEET TO A FOUND CORNER POST; THENCE SOUTH 11 DEGREES, 23 MINUTES AND 53 SECONDS WEST 301.72 FEET TO A 5/8" IRON PIN; THENCE NORTH 78 DEGREES, 34 MINUTES AND 42 SECONDS WEST 354.27 FEET TO A 5/8" IRON PIN; THENCE NORTH 86 DEGREES, 12 MINUTES AND 45 SECONDS WEST 216.49 FEET TO A 5/8" IRON PIN; THENCE NORTH 19 DEGREES, 21 MINUTES AND 37 SECONDS WEST 165.66 FEET TO A 5/8" IRON PIN; THENCE NORTH 08 DEGREES, 55 MINUTES AND 45 SECONDS WEST 122.79 FEET TO A 5/8" IRON PIN; THENCE NORTH 67 DEGREES, 40 MINUTES AND 49 SECONDS WEST 123.04 FEET TO A 5/8" IRON PIN; THENCE NORTH 12 DEGREES, 23 MINUTES AND 42 SECONDS WEST 85.85 FEET TO A 5/8" IRON PIN; THENCE NORTH 55 DEGREES, 56 MINUTES AND 55 SECONDS EAST 355.54 FEET TO THE NORTH LINE OF SAID SECTION, FROM WHICH A 5/8" IRON PIN BEARS SOUTH 55 DEGREES, 56 MINUTES AND 55 SECONDS WEST 25.00 FEET; THENCE SOUTH 89 DEGREES, 22 MINUTES AND 49 SECONDS EAST ALONG SAID NORTH LINE AND ALONG MARION COUNTY ROUTE #402 A DISTANCE OF 1050.59 FEET TO THE POINT OF BEGINNING, CONTAINING 14.7 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 #2024-008770 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING JULY OF 2024.

DESCRIPTION – 111.4 ACRE TRACT #2

A TRACT OF LAND LYING IN THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 58 NORTH, RANGE 5 WEST, MARION COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:

BEGINNING AT THE NORTH QUARTER CORNER OF SAID SECTION 33, FROM WHICH A FOUND CORNER POST BEARS SOUTH 01 DEGREE, 23 MINUTES AND 24 SECONDS WEST 25.00 FEET; THENCE SOUTH 01 DEGREE, 23 MINUTES AND 24 SECONDS WEST ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 2659.44 FEET TO A FOUND CONCRETE CORNER POST MARKING THE CENTER OF SAID SECTION; THENCE NORTH 89 DEGREES, 19 MINUTES AND 30 SECONDS WEST LEAVING SAID NORTH-SOUTH CENTERLINE AND ALONG THE EAST-WEST CENTERLINE OF SAID SECTION 2676.26 FEET TO A FOUND ALUMINUM MONUMENT MARKING THE WEST QUARTER CORNER OF SAID SECTION; THENCE NORTH 01 DEGREE, 39 MINUTES AND 45 SECONDS EAST LEAVING SAID EAST-WEST CENTERLINE AND ALONG THE WEST LINE OF SAID SECTION 1328.53 FEET TO A 5/8" IRON PIN MARKING THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE SOUTH 89 DEGREES, 21 MINUTES AND 09 SECONDS EAST LEAVING SAID WEST LINE AND ALONG THE NORTH LINE OF SAID QUARTER-QUARTER SECTION 667.49 FEET TO A 5/8" IRON PIN MARKING THE SOUTHWEST CORNER OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE NORTH 01 DEGREE, 35 MINUTES AND 40 SECONDS EAST LEAVING SAID NORTH LINE AND ALONG THE WEST LINE OF SAID EAST HALF 526.30 FEET TO A 5/8" IRON PIN; THENCE SOUTH 87 DEGREES, 37 MINUTES AND 38 SECONDS EAST LEAVING SAID WEST LINE 215.86 FEET TO A FOUND CORNER POST; THENCE SOUTH 26 DEGREES, 32 MINUTES AND 32 SECONDS WEST 39.50 FEET TO A 5/8" IRON PIN; THENCE SOUTH 03 DEGREES, 22 MINUTES AND 06 SECONDS WEST 121.63 FEET TO A FOUND CORNER POST; THENCE SOUTH 69 DEGREES, 32 MINUTES AND 06 SECONDS EAST 16.85 FEET TO A FOUND CORNER POST; THENCE NORTH 87 DEGREES, 10 MINUTES AND 15 SECONDS EAST 659.67 FEET TO A 5/8" IRON PIN; THENCE SOUTH 84 DEGREES, 29 MINUTES AND 45 SECONDS EAST 156.84 FEET TO A 5/8" IRON PIN; THENCE NORTH 58 DEGREES, 04 MINUTES AND 47 SECONDS EAST 229.96 FEET TO A 5/8" IRON PIN; THENCE NORTH 17 DEGREES, 17 MINUTES AND 42 SECONDS EAST 102.37 FEET TO A FOUND CORNER POST; THENCE NORTH 26 DEGREES, 10 MINUTES AND 45 SECONDS WEST 15.67 FEET TO A 5/8" IRON PIN; THENCE NORTH 09 DEGREES, 43 MINUTES AND 29 SECONDS EAST 23.44 FEET TO A 5/8" IRON PIN; THENCE NORTH 11 DEGREES, 23 MINUTES AND 53 SECONDS EAST 301.72 FEET TO A FOUND CORNER POST; THENCE SOUTH 88 DEGREES, 53 MINUTES AND 56 SECONDS EAST 506.52 FEET TO A 5/8" IRON PIN; THENCE NORTH 01 DEGREE, 23 MINUTES AND 24 SECONDS EAST PARALLEL WITH THE NORTH-SOUTH CENTERLINE OF SAID SECTION 394.43 FEET TO THE NORTH LINE OF SAID SECTION, FROM WHICH A 5/8" IRON PIN BEARS SOUTH 01 DEGREE, 23 MINUTES AND 24 SECONDS WEST 22.00 FEET; THENCE SOUTH 89 DEGREES, 22 MINUTES AND 49 SECONDS EAST ALONG SAID NORTH LINE AND ALONG MARION COUNTY ROUTE #402 A DISTANCE OF 200.02 FEET TO THE POINT OF BEGINNING, CONTAINING 111.4 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 #2024-008770 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING JULY OF 2024.

NOTE:
ALL IMPROVEMENTS ARE TO BE CONSIDERED APPROXIMATE UNLESS DIMENSIONED TO PROPERTY LINES.

THIS PLAT AS A RESULT OF A SURVEY MADE UNDER MY DIRECT SUPERVISION ON JULY 17, 2024 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.

7-17-24

JASON D. JANES, P.L.S. #2004017826 – MISSOURI

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JANES SURVEYING, INC.
MISSOURI STATE CERTIFICATE OF AUTHORITY: #000342
RENEWAL: 12-31-25

A TRACT OF LAND LYING IN THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 58 NORTH, RANGE 5 WEST, MARION COUNTY, MISSOURI.

BOUNDARY SURVEY
(AS MADE FOR STERNKE FARM)

STATE OF MISSOURI
JASON D. JANES
NUMBER PLS-2004017826
PROFESSIONAL LAND SURVEYOR
LICENSE RENEWAL: 12-31-24

JASON D. JANES, SURVEYOR
MO# PLS-2004017826

JSI PROJECT NO.
2024-008770

FIELD BOOK NO: 129

FIELD:RYAN
DRAWN:JOE
CHECKED:DOUG
REVISED:
REVISED: