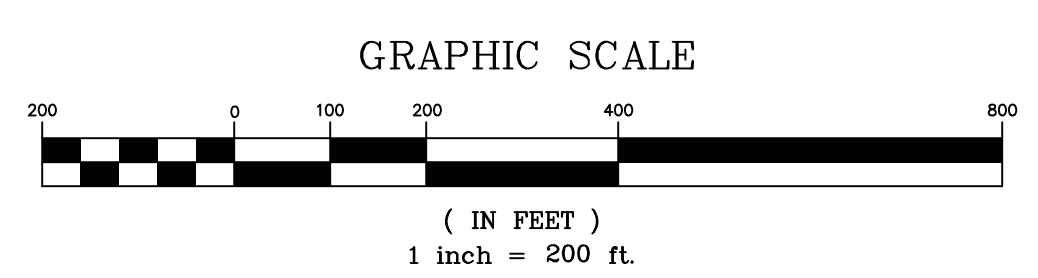


DESCRIPTION - 78.9 ACRE TRACT  
 A TRACT OF LAND LYING IN THE SOUTH HALF OF SECTION 18 & THE NORTH HALF OF SECTION 19, TOWNSHIP 54 NORTH, RANGE 2 WEST, PIKE COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:  
 COMMENCING AT THE CORNER COMMON TO SAID SECTIONS 18 & 19; THENCE SOUTH 88 DEGREES, 25 MINUTES AND 49 SECONDS EAST ALONG THE LINE COMMON SAID SECTIONS 18 & 19 A DISTANCE OF 1477.62 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 00 DEGREES, 43 MINUTES AND 58 SECONDS WEST LEAVING SAID COMMON SECTION LINE 662.53 FEET TO A 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE NORTH 37 DEGREES, 33 MINUTES AND 31 SECONDS EAST 610.34 FEET TO A 5/8" IRON PIN; THENCE NORTH 62 DEGREES, 46 MINUTES AND 32 SECONDS EAST 170.21 FEET TO A 5/8" IRON PIN; THENCE NORTH 82 DEGREES, 26 MINUTES AND 52 SECONDS EAST 327.73 FEET TO A 5/8" IRON PIN; THENCE NORTH 88 DEGREES, 13 MINUTES AND 57 SECONDS EAST 419.65 FEET TO A 5/8" IRON PIN; THENCE SOUTH 85 DEGREES, 26 MINUTES AND 23 SECONDS EAST 405.84 FEET TO A 5/8" IRON PIN; THENCE SOUTH 88 DEGREES, 59 MINUTES AND 18 SECONDS EAST 544.46 FEET TO A 5/8" IRON PIN; THENCE NORTH 88 DEGREES, 53 MINUTES AND 16 SECONDS EAST 706.65 FEET TO A 5/8" IRON PIN; THENCE SOUTH 40 DEGREES, 52 MINUTES AND 50 SECONDS EAST 461.06 FEET TO A 5/8" IRON PIN; THENCE SOUTH 87 DEGREES, 48 MINUTES AND 49 SECONDS EAST 802.36 FEET TO A 5/8" IRON PIN ON THE WEST RIGHT-OF-WAY OF MISSOURI ROUTE "AD"; THENCE SOUTH 44 DEGREES, 25 MINUTES AND 31 SECONDS WEST ALONG SAID RIGHT-OF-WAY 418.68 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTHERLY ALONG SAID RIGHT-OF-WAY AND ALONG A 10 DEGREE, 39 MINUTE AND 02 SECOND CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 32 DEGREES, 08 MINUTES AND 38 SECONDS, AN ARC LENGTH OF 301.80 FEET AND A CHORD OF SOUTH 60 DEGREES, 29 MINUTES AND 50 SECONDS WEST 297.86 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 76 DEGREES, 34 MINUTES AND 09 SECONDS WEST ALONG SAID RIGHT-OF-WAY 198.88 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 13 DEGREES, 25 MINUTES AND 51 SECONDS EAST LEAVING SAID RIGHT-OF-WAY 35.00 FEET TO THE CENTERLINE OF PIKE COUNTY ROUTE #130; THENCE SOUTH 77 DEGREES, 00 MINUTES AND 53 SECONDS WEST ALONG SAID CENTERLINE 719.32 FEET; THENCE WESTERLY ALONG SAID CENTERLINE AND ALONG A 05 DEGREE, 43 MINUTE AND 47 SECOND CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 12 DEGREES, 46 MINUTES AND 40 SECONDS, AN ARC LENGTH OF 223.01 FEET AND A CHORD OF SOUTH 83 DEGREES, 24 MINUTES AND 13 SECONDS WEST 222.55 FEET; THENCE SOUTH 89 DEGREES, 47 MINUTES AND 33 SECONDS WEST ALONG SAID CENTERLINE 355.14 FEET; THENCE WESTERLY ALONG SAID CENTERLINE AND ALONG A 05 DEGREE, 43 MINUTE AND 47 SECOND CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 05 DEGREES, 00 MINUTES AND 49 SECONDS, AN ARC LENGTH OF 87.50 FEET AND A CHORD OF SOUTH 87 DEGREES, 17 MINUTES AND 09 SECONDS WEST 87.48 FEET; THENCE SOUTH 84 DEGREES, 46 MINUTES AND 44 SECONDS WEST ALONG SAID CENTERLINE 202.21 FEET; THENCE WESTERLY ALONG SAID CENTERLINE AND ALONG A 05 DEGREE, 43 MINUTE AND 46 SECOND CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 12 DEGREES, 51 MINUTES AND 48 SECONDS, AN ARC LENGTH OF 224.51 FEET AND A CHORD OF NORTH 88 DEGREES, 47 MINUTES AND 22 SECONDS WEST 224.04 FEET; THENCE NORTH 82 DEGREES, 21 MINUTES AND 28 SECONDS WEST ALONG SAID CENTERLINE 379.82 FEET; THENCE WESTERLY ALONG SAID CENTERLINE AND ALONG A 05 DEGREE, 43 MINUTE AND 48 SECOND CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 05 DEGREES, 28 MINUTES AND 01 SECOND, AN ARC LENGTH OF 95.41 FEET AND A CHORD OF NORTH 79 DEGREES, 37 MINUTES AND 37 SECONDS WEST 95.38 FEET; THENCE NORTH 76 DEGREES, 53 MINUTES AND 27 SECONDS WEST ALONG SAID CENTERLINE 290.06 FEET; THENCE WESTERLY ALONG SAID CENTERLINE AND ALONG AN 11 DEGREE, 27 MINUTE AND 34 SECOND CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 20 DEGREES, 28 MINUTES AND 36 SECONDS, AN ARC LENGTH OF 178.69 FEET AND A CHORD OF NORTH 87 DEGREES, 07 MINUTES AND 45 SECONDS WEST 177.74 FEET; THENCE SOUTH 82 DEGREES, 37 MINUTES AND 57 SECONDS WEST ALONG SAID CENTERLINE 348.68 FEET; THENCE WESTERLY ALONG SAID CENTERLINE AND ALONG AN 11 DEGREE, 27 MINUTE AND 31 SECOND CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 11 DEGREES, 41 MINUTES AND 52 SECONDS, AN ARC LENGTH OF 102.09 FEET AND A CHORD OF SOUTH 88 DEGREES, 28 MINUTES AND 53 SECONDS WEST 101.91 FEET; THENCE NORTH 85 DEGREES, 40 MINUTES AND 11 SECONDS WEST ALONG SAID CENTERLINE 126.06 FEET TO A POINT FROM WHICH A FOUND 5/8" IRON PIN BEARS NORTH 00 DEGREES, 43 MINUTES AND 58 SECONDS EAST 25.00 FEET; THENCE NORTH 00 DEGREES, 43 MINUTES AND 58 SECONDS EAST LEAVING SAID CENTERLINE 402.79 FEET TO THE POINT OF BEGINNING, CONTAINING 78.9 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO THAT PORTION NOW BEING USED FOR PUBLIC PURPOSES AND SUBJECT TO OTHER EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY, AS PER SURVEY #2023-008367 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING OCTOBER OF 2023.

DESCRIPTION - 76.0 ACRE TRACT  
 A TRACT OF LAND LYING IN THE SOUTH HALF OF SECTION 18 & THE NORTH HALF OF SECTION 19, TOWNSHIP 54 NORTH, RANGE 2 WEST, PIKE COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:  
 COMMENCING AT THE CORNER COMMON TO SAID SECTIONS 18 & 19; THENCE SOUTH 88 DEGREES, 25 MINUTES AND 49 SECONDS EAST ALONG THE LINE COMMON TO SAID SECTIONS 18 & 19 A DISTANCE OF 1477.62 FEET TO A FOUND 5/8" IRON PIN; THENCE NORTH 00 DEGREES, 38 MINUTES AND 18 SECONDS EAST LEAVING SAID COMMON SECTION LINE 1413.27 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 88 DEGREES, 51 MINUTES AND 40 SECONDS EAST 1946.67 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 28 DEGREES, 02 MINUTES AND 07 SECONDS EAST 758.29 FEET TO A 5/8" IRON PIN; THENCE NORTH 90 DEGREES, 00 MINUTES AND 00 SECONDS EAST 434.04 FEET TO A FOUND 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE NORTH 04 DEGREES, 18 MINUTES AND 50 SECONDS EAST 295.89 FEET TO A FOUND 5/8" IRON PIN; THENCE NORTH 70 DEGREES, 00 MINUTES AND 00 SECONDS EAST 906.34 FEET TO A FOUND 5/8" IRON PIN; THENCE NORTH 60 DEGREES, 51 MINUTES AND 27 SECONDS EAST 877.81 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 89 DEGREES, 09 MINUTES AND 56 SECONDS EAST 593.12 FEET TO A FOUND 5/8" IRON PIN ON THE WEST RIGHT-OF-WAY OF MISSOURI ROUTE "AD"; THENCE SOUTH 00 DEGREES, 49 MINUTES AND 27 SECONDS WEST ALONG SAID RIGHT-OF-WAY 518.09 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 03 DEGREES, 41 MINUTES AND 11 SECONDS WEST ALONG SAID RIGHT-OF-WAY 100.12 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTHERLY ALONG SAID RIGHT-OF-WAY AND ALONG A 10 DEGREE, 51 MINUTE AND 08 SECOND CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 43 DEGREES, 36 MINUTES AND 04 SECONDS, AN ARC LENGTH OF 401.77 FEET AND A CHORD OF SOUTH 22 DEGREES, 37 MINUTES AND 29 SECONDS WEST 392.15 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 38 DEGREES, 42 MINUTES AND 53 SECONDS WEST ALONG SAID RIGHT-OF-WAY 100.50 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 44 DEGREES, 25 MINUTES AND 31 SECONDS WEST ALONG SAID RIGHT-OF-WAY 1173.01 FEET TO A 5/8" IRON PIN; THENCE NORTH 88 DEGREES, 34 MINUTES AND 21 SECONDS WEST LEAVING SAID RIGHT-OF-WAY 950.18 FEET TO A 5/8" IRON PIN; THENCE NORTH 45 DEGREES, 16 MINUTES AND 14 SECONDS WEST 142.74 FEET TO A 5/8" IRON PIN; THENCE NORTH 00 DEGREES, 46 MINUTES AND 31 SECONDS EAST 217.77 FEET TO A 5/8" IRON PIN; THENCE NORTH 88 DEGREES, 25 MINUTES AND 49 SECONDS WEST 229.18 FEET TO A 5/8" IRON PIN; THENCE NORTH 70 DEGREES, 06 MINUTES AND 46 SECONDS WEST 291.16 FEET TO A 5/8" IRON PIN; THENCE NORTH 04 DEGREES, 17 MINUTES AND 27 SECONDS EAST 438.18 FEET TO THE POINT OF BEGINNING, CONTAINING 76.0 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 #2023-008367 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING OCTOBER OF 2023.

DESCRIPTION - 94.6 ACRE TRACT  
 A TRACT OF LAND LYING IN THE SOUTH HALF OF SECTION 18 & THE NORTH HALF OF SECTION 19, TOWNSHIP 54 NORTH, RANGE 2 WEST, PIKE COUNTY, MISSOURI AND BEING MORE FULLY DESCRIBED AS FOLLOWS TO-WIT:  
 COMMENCING AT THE CORNER COMMON TO SAID SECTIONS 18 & 19; THENCE SOUTH 88 DEGREES, 25 MINUTES AND 49 SECONDS EAST ALONG THE LINE COMMON SAID SECTIONS 18 & 19 A DISTANCE OF 1477.62 FEET TO A FOUND 5/8" IRON PIN MARKING THE TRUE POINT OF BEGINNING; THENCE NORTH 37 DEGREES, 33 MINUTES AND 31 SECONDS EAST 610.34 FEET TO A 5/8" IRON PIN; THENCE NORTH 82 DEGREES, 26 MINUTES AND 52 SECONDS EAST 327.73 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 88 DEGREES, 51 MINUTES AND 40 SECONDS EAST 1946.67 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 28 DEGREES, 02 MINUTES AND 07 SECONDS EAST 758.29 FEET TO A 5/8" IRON PIN; THENCE NORTH 90 DEGREES, 00 MINUTES AND 00 SECONDS EAST 434.04 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 04 DEGREES, 17 MINUTES AND 27 SECONDS WEST 438.18 FEET TO A 5/8" IRON PIN; THENCE SOUTH 70 DEGREES, 06 MINUTES AND 46 SECONDS EAST 291.16 FEET TO A 5/8" IRON PIN; THENCE SOUTH 38 DEGREES, 42 MINUTES AND 53 SECONDS WEST 392.15 FEET TO A FOUND 5/8" IRON PIN; THENCE SOUTH 44 DEGREES, 25 MINUTES AND 31 SECONDS WEST ALONG SAID RIGHT-OF-WAY 1173.01 FEET TO A 5/8" IRON PIN; THENCE NORTH 88 DEGREES, 53 MINUTES AND 16 SECONDS WEST 706.65 FEET TO A 5/8" IRON PIN; THENCE NORTH 88 DEGREES, 59 MINUTES AND 18 SECONDS WEST 544.46 FEET TO A 5/8" IRON PIN; THENCE NORTH 85 DEGREES, 26 MINUTES AND 23 SECONDS WEST 405.84 FEET TO A 5/8" IRON PIN; THENCE SOUTH 86 DEGREES, 13 MINUTES AND 57 SECONDS WEST 419.65 FEET TO A 5/8" IRON PIN; THENCE SOUTH 82 DEGREES, 26 MINUTES AND 52 SECONDS WEST 327.73 FEET TO A 5/8" IRON PIN; THENCE SOUTH 62 DEGREES, 46 MINUTES AND 32 SECONDS WEST 170.21 FEET TO A 5/8" IRON PIN; THENCE SOUTH 37 DEGREES, 33 MINUTES AND 31 SECONDS WEST 610.34 FEET TO A 5/8" IRON PIN; THENCE NORTH 00 DEGREES, 43 MINUTES AND 58 SECONDS EAST 25.00 FEET TO A 5/8" IRON PIN; THENCE NORTH 00 DEGREES, 43 MINUTES AND 58 SECONDS EAST LEAVING SAID CENTERLINE 402.79 FEET TO THE POINT OF BEGINNING, CONTAINING 94.6 ACRES, MORE OR LESS, WITH THE ABOVE DESCRIBED BEING SUBJECT TO THAT PORTION NOW BEING USED FOR PUBLIC PURPOSES AND SUBJECT TO OTHER EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD, IF ANY, AS PER SURVEY #2023-008367 OF JASON D. JANES, MISSOURI PROFESSIONAL LAND SURVEYOR #2004017826 DURING OCTOBER OF 2023.



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

NOTE: ALL BEARINGS ARE RECORD & GRID UNLESS OTHERWISE NOTED.

RECORDER INFORMATION ONLY

BK 332 PG 9324

BK 332 PG 9324

BK 332 PG 9324

BK 332 PG 9324

BK 324 PG 9696

BK 324 PG 9696

BK 324 PG 9696

BK 321 PG 7375

BK 328 PG 8857

- = FOUND 5/8" IRON PIN SET BY D.B. MAYHEW AUGUST 2013
- = 5/8" IRON PIN SET THIS SURVEY

PARENT TRACT BK 328 PG 3213

PREVIOUS SURVEY BY: D.B. MAYHEW PLS #2389 AUGUST 2013

\*\*\*DETAIL SKETCH\*\*\* (NOT TO SCALE)

76.0 AC±

94.6 AC±

78.9 AC±

THIS PLAT AS A RESULT OF A SURVEY MADE UNDER MY DIRECT SUPERVISION ON OCTOBER 18, 2023 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.

JASON D. JANES, P.L.S. #2004017826 - MISSOURI PIKE COUNTY SURVEYOR

**JANES SURVEYING INC.**  
 222 S. MAIN - P.O. BOX 146  
 PALMYRA, MO. 63461  
 PHONE 844-789-7020 / FAX 573-769-5512  
 WWW.JANESURVEYING.COM

JANES SURVEYING, INC.  
 MISSOURI STATE CERTIFICATE OF AUTHORITY #000342  
 RENEWAL: 12-31-23

A TRACT OF LAND LYING IN THE SOUTH HALF OF SECTION 18 & THE NORTH HALF OF SECTION 19, TOWNSHIP 54 NORTH, RANGE 2 WEST, PIKE COUNTY, MISSOURI.

BOUNDARY SURVEY (AS MADE FOR JOE OGDEN)

STATE OF MISSOURI  
 JASON D. JANES  
 NUMBER PLS-2004017826  
 MISSOURI PROFESSIONAL LAND SURVEYOR

JASON D. JANES, SURVEYOR  
 MO# PLS-2004017826  
**JSI PROJECT NO. 2023-008367**  
 FIELD BOOK NO: 109  
 FIELD: BRENT  
 DRAWN: TYLER  
 CHECKED: DOUG  
 REVISED:  
 REVISED:



LICENSE RENEWAL: 12-31-24