

Table with 3 columns: LINE, BEARING, DISTANCE. It lists 140 line items with bearings and distances in feet.

TRACT 1: A tract of land being part of the North Half of the Southwest Quarter of Section 23, Township 41 North, Range 15 West, Miller County, Missouri, being more particularly described as follows: Commencing at an iron rod marking the Northwest corner of the Northeast Quarter of said Section 23; thence South 03 degrees 22 minutes 34 seconds West, a distance of 284.95 feet to an iron rod and the POINT OF BEGINNING; thence South 87 degrees 59 minutes 02 seconds East, a distance of 989.78 feet to an iron rod; thence South 03 degrees 22 minutes 34 seconds East, a distance of 591.72 feet to the centerline of a creek, being 5.0 feet South 03 degrees 22 minutes 34 seconds West of an iron rod; thence along said centerline the following seven courses: North 87 degrees 42 minutes 33 seconds West, a distance of 115.70 feet; thence South 74 degrees 30 minutes 04 seconds West, a distance of 178.77 feet; thence North 76 degrees 55 minutes 07 seconds West, a distance of 216.37 feet; thence North 86 degrees 33 minutes 51 seconds West, a distance of 54.37 feet; thence North 84 degrees 19 minutes 19 seconds West, a distance of 191.43 feet; thence North 74 degrees 36 minutes 36 seconds West, a distance of 113.68 feet; thence South 86 degrees 50 minutes 15 seconds West, a distance of 32.51 feet to a plus cut in concrete on the Easterly right-of-way of Route 52; thence along said right-of-way, North 33 degrees 28 minutes 39 seconds West, a distance of 695.59 feet to an iron rod; thence leaving said right-of-way, South 87 degrees 59 minutes 02 seconds East, a distance of 315.03 feet to the POINT OF BEGINNING, containing 15.0 acres. Subject to any easements of record or not of record, if any.

TRACT 2: A tract of land being part of the North Half of the Southwest Quarter and the North Half of the Southeast Quarter of Section 23 and part of the North Half of the Southwest Quarter of Section 24, all in Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Beginning at an iron rod marking the Southwest corner of the North Half of the Southwest Quarter of said Section 23; thence North 88 degrees 35 minutes 17 seconds West, a distance of 908.91 feet to an iron rod on the Easterly right-of-way of Route 52; thence along said right-of-way, North 33 degrees 28 minutes 39 seconds West, a distance of 586.00 feet to a plus cut in concrete; thence along the centerline of a creek the following seven courses: North 86 degrees 50 minutes 15 seconds East, a distance of 113.68 feet; thence South 84 degrees 19 minutes 19 seconds East, a distance of 191.43 feet; thence South 86 degrees 33 minutes 51 seconds East, a distance of 54.37 feet; thence North 76 degrees 55 minutes 07 seconds East, a distance of 216.37 feet; thence North 86 degrees 33 minutes 51 seconds East, a distance of 54.37 feet; thence North 84 degrees 19 minutes 19 seconds East, a distance of 191.43 feet; thence North 74 degrees 36 minutes 36 seconds West, a distance of 113.68 feet; thence South 86 degrees 50 minutes 15 seconds West, a distance of 32.51 feet to a plus cut in concrete on the Easterly right-of-way of Route 52; thence along said right-of-way, North 33 degrees 28 minutes 39 seconds West, a distance of 695.59 feet to an iron rod; thence leaving said right-of-way, South 87 degrees 59 minutes 02 seconds East, a distance of 315.03 feet to the POINT OF BEGINNING, containing 15.0 acres. Subject to any easements of record or not of record, if any.

TRACT 3: A tract of land being part of the Southeast Quarter of the Northwest Quarter and part of the Northeast Quarter of the Southwest Quarter of Section 23, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Beginning at an iron rod marking the Northwest corner of the Southwest Quarter of said Section 23; thence along the North line of the Southeast Quarter of said Northwest Quarter, South 88 degrees 33 minutes 13 seconds East, a distance of 697.81 feet to an iron rod; thence South 02 degrees 54 minutes 22 seconds West, a distance of 1630.34 feet to an iron rod; thence North 87 degrees 59 minutes 02 seconds East, a distance of 700.00 feet to an iron rod on the West line of the Northwest Quarter of the Southwest Quarter of said Section 23; thence North 03 degrees 22 minutes 34 seconds East, a distance of 284.95 feet to an iron rod at the Southwest corner of the Southeast Quarter of the Northwest Quarter of said Section 23; thence North 02 degrees 54 minutes 22 seconds East, a distance of 1338.50 feet to the POINT OF BEGINNING, containing 26.1 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.

TRACT 4: A tract of land being part of the Southeast Quarter of the Northwest Quarter and part of the Northeast Quarter of the Southwest Quarter of Section 23, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Beginning at an iron rod marking the Northeast corner of the Southwest Quarter of said Section 23; thence along the Quarter Section line, South 03 degrees 26 minutes 37 seconds West, a distance of 1637.41 feet to an iron rod; thence North 87 degrees 59 minutes 02 seconds West, a distance of 663.70 feet to an iron rod; thence North 02 degrees 54 minutes 22 seconds East, a distance of 1630.34 feet to an iron rod on the North line of the Southeast Quarter of said Northwest Quarter; thence South 88 degrees 33 minutes 13 seconds East, a distance of 679.20 feet to the POINT OF BEGINNING, containing 25.2 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.

TRACT 5: A tract of land being part of the Northeast Quarter and part of the North Half of the Southeast Quarter of Section 23, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Beginning at an iron rod marking the Northeast corner of the Southwest Quarter of said Section 23; thence along the West line of the Northeast Quarter of said Section 23, North 03 degrees 26 minutes 37 seconds East, a distance of 152.45 feet to an iron rod; thence South 87 degrees 47 minutes 05 seconds East, a distance of 2722.17 feet to an iron rod on the East line of said Northeast Quarter; thence along the East line of said Section 23, South 03 degrees 32 minutes 48 seconds West, a distance of 1734.32 feet to a point at the centerline of a creek, being 40.0 feet South 03 degrees 32 minutes 48 seconds West of an iron rod; thence along said centerline the following thirteen courses: South 50 degrees 22 minutes 36 seconds West, a distance of 233.12 feet; thence South 30 degrees 11 minutes 08 seconds West, a distance of 218.04 feet; thence South 80 degrees 33 minutes 00 seconds West, a distance of 243.28 feet; thence South 74 degrees 58 minutes 15 seconds West, a distance of 288.60 feet; thence South 86 degrees 33 minutes 51 seconds West, a distance of 54.37 feet; thence North 84 degrees 19 minutes 19 seconds West, a distance of 191.43 feet; thence North 76 degrees 55 minutes 07 seconds West, a distance of 216.37 feet; thence North 86 degrees 33 minutes 51 seconds West, a distance of 54.37 feet; thence North 84 degrees 19 minutes 19 seconds West, a distance of 191.43 feet; thence North 74 degrees 36 minutes 36 seconds West, a distance of 113.68 feet; thence South 86 degrees 50 minutes 15 seconds West, a distance of 32.51 feet to a plus cut in concrete on the Easterly right-of-way of Route 52; thence along said right-of-way, North 33 degrees 28 minutes 39 seconds West, a distance of 695.59 feet to an iron rod; thence leaving said right-of-way, South 87 degrees 59 minutes 02 seconds East, a distance of 315.03 feet to the POINT OF BEGINNING, containing 15.0 acres. Subject to any easements of record or not of record, if any.

TRACT 6: A tract of land being part of the North Half of the Northeast Quarter of Section 23, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Commencing at an iron rod marking the Northwest corner of the Northeast Quarter of said Section 23; thence along the North line of said Northeast Quarter, South 03 degrees 26 minutes 37 seconds West, a distance of 600.00 feet to an iron rod; thence North 87 degrees 47 minutes 05 seconds East, a distance of 1452.00 feet to an iron rod; thence South 03 degrees 26 minutes 37 seconds West, a distance of 600.00 feet to an iron rod; thence North 87 degrees 47 minutes 05 seconds East, a distance of 1452.00 feet to an iron rod on the West line of said Northeast Quarter; thence North 03 degrees 26 minutes 37 seconds East, a distance of 600.00 feet to the POINT OF BEGINNING, containing 20.0 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.

TRACT 7: A tract of land being part of the North Half of the Northeast Quarter of Section 23, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Beginning at an iron rod marking the Northwest corner of the Northeast Quarter of said Section 23; thence along the North line of said Section 23, South 87 degrees 47 minutes 05 seconds East, a distance of 726.00 feet to an iron rod; thence South 03 degrees 26 minutes 37 seconds West, a distance of 600.00 feet to an iron rod; thence North 87 degrees 47 minutes 05 seconds East, a distance of 726.00 feet to an iron rod on the West line of said Northeast Quarter; thence North 03 degrees 26 minutes 37 seconds East, a distance of 600.00 feet to the POINT OF BEGINNING, containing 10.0 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.

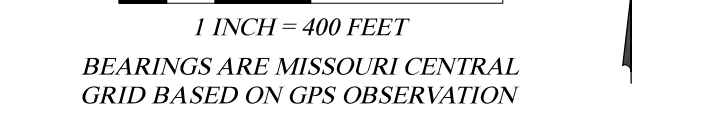
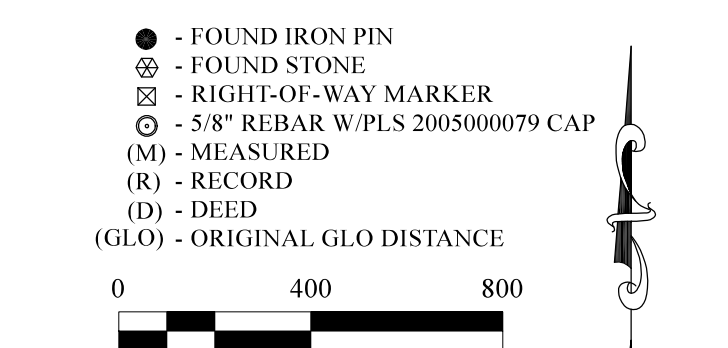
TRACT 8: A tract of land being part of the North Half of the Northeast Quarter of Section 23, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Commencing at an iron rod marking the Northwest corner of the Northeast Quarter of said Section 23; thence along the North line of said Section 23, South 87 degrees 47 minutes 05 seconds East, a distance of 726.00 feet to an iron rod and the POINT OF BEGINNING; thence continuing South 87 degrees 47 minutes 05 seconds East, a distance of 726.00 feet to an iron rod; thence South 03 degrees 26 minutes 37 seconds West, a distance of 600.00 feet to an iron rod; thence North 87 degrees 47 minutes 05 seconds East, a distance of 726.00 feet to an iron rod; thence North 03 degrees 26 minutes 37 seconds East, a distance of 600.00 feet to the POINT OF BEGINNING, containing 10.0 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.

TRACT 9: A tract of land being part of the North Half of the Northeast Quarter of Section 23, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Commencing at an iron rod marking the Northwest corner of the Northeast Quarter of said Section 23; thence along the North line of said Section 23, South 87 degrees 47 minutes 05 seconds East, a distance of 1452.00 feet to an iron rod and the POINT OF BEGINNING; thence continuing South 87 degrees 47 minutes 05 seconds East, a distance of 726.00 feet to an iron rod; thence South 03 degrees 26 minutes 37 seconds West, a distance of 600.00 feet to an iron rod; thence North 87 degrees 47 minutes 05 seconds East, a distance of 726.00 feet to an iron rod; thence North 03 degrees 26 minutes 37 seconds East, a distance of 600.00 feet to the POINT OF BEGINNING, containing 17.0 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.

TRACT 10: A tract of land being part of the North Half of the Northeast Quarter of Section 23, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Beginning at an iron rod marking the Northeast corner of said Section 23; thence along the East line of said Section 23, South 03 degrees 32 minutes 48 seconds West, a distance of 1200.05 feet to an iron rod; thence North 87 degrees 47 minutes 05 seconds East, a distance of 637.47 feet to an iron rod; thence North 03 degrees 32 minutes 48 seconds East, a distance of 1200.05 feet to an iron rod on the North line of said Section 23; thence South 87 degrees 47 minutes 05 seconds East, a distance of 637.47 feet to the POINT OF BEGINNING, containing 18.0 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.

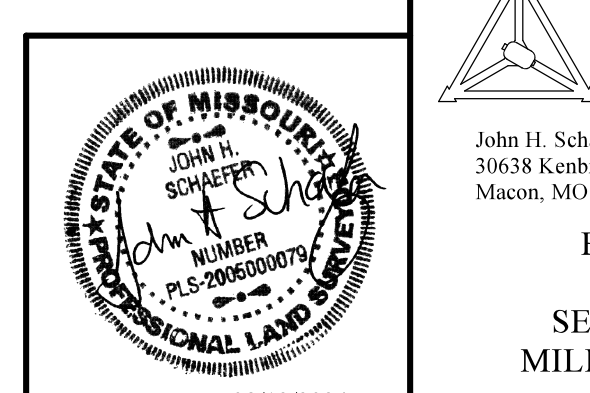
TRACT 11: A tract of land being part of the Northwest Quarter and part of the North Half of the Southwest Quarter of the Section 24, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Beginning at an iron rod marking the Northwest corner of said Section 24; thence along the North line of said Section 24, North 02 degrees 46 minutes 10 seconds East, a distance of 160.07 feet to an iron rod and the POINT OF BEGINNING; thence continuing North 02 degrees 46 minutes 10 seconds East, a distance of 160.07 feet to an iron rod marking the Northwest corner of Section 19, Township 41 North, Range 14 West; thence South 03 degrees 05 minutes 30 seconds West, a distance of 2466.20 feet to a stone marking the Southeast corner of said Northeast Quarter; thence North 87 degrees 34 minutes 22 seconds West, a distance of 2647.44 feet to an iron rod marking the Southwest corner of said Northeast Quarter; thence along the West line of said Northeast Quarter, North 04 degrees 43 minutes 10 seconds East, a distance of 2569.25 feet to an iron rod; thence North 86 degrees 43 minutes 52 seconds West, a distance of 1273.14 feet to an iron rod; thence North 03 degrees 32 minutes 48 seconds West, a distance of 75.00 feet to an iron rod on the North line of said Section 24; thence along said North line, South 87 degrees 47 minutes 05 seconds East, a distance of 1174.77 feet to the POINT OF BEGINNING, containing 164.2 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.

TRACT 12: A tract of land being all of the Northeast Quarter and part of the Northeast Quarter of the Northwest Quarter of the Section 24, Township 41 North, Range 15 West of the fifth principal meridian, Miller County, Missouri, being more particularly described as follows: Beginning at an iron rod marking the Northwest corner of the Northeast Quarter of said Section 24; thence South 87 degrees 47 minutes 05 seconds East, a distance of 333.40 feet; thence North 89 degrees 12 minutes 34 seconds West, a distance of 207.44 feet; thence North 75 degrees 41 minutes 18 seconds West, a distance of 399.56 feet; thence North 46 degrees 11 minutes 24 seconds West, a distance of 131.65 feet; thence North 80 degrees 13 minutes 05 seconds West, a distance of 257.78 feet; thence South 78 degrees 50 minutes 06 seconds West, a distance of 168.16 feet; thence North 87 degrees 47 minutes 05 seconds East, a distance of 263.59 feet; thence North 78 degrees 46 degrees 02 minutes 45 seconds West, a distance of 174.60 feet; thence South 46 degrees 02 minutes 45 seconds West, a distance of 140.51 feet; thence South 83 degrees 38 minutes 55 seconds West, a distance of 173.29 feet; thence South 50 degrees 22 minutes 36 seconds West, a distance of 95.29 feet to a point on the West line of said Southwest Quarter, being 40.0 feet South 03 degrees 32 minutes 48 seconds West of an iron rod; thence North 48 degrees 32 minutes 48 seconds East, a distance of 2934.37 feet to the POINT OF BEGINNING, containing 170.4 acres. Subject to that part currently being used for public roadway and any easements of record or not of record, if any.



REFERENCE SURVEYS:  
2001, BK B, PG 1017, GEORGE, PLS#2115  
2001, SRB, PG 51, HARMS, PLS#1692  
2004, BK B, PG 346, HARMS, PLS#1692  
2006, CSR# 11, PG 15, HARMS, PLS#1692  
2008, 2010-5398 SC B, PG 633, ANDERSON, PLS#2009  
2021, BK B, PG 1237, GEORGE, PLS#2115  
2021, BK B, PG 1283, ARNOLD, PLS#2191  
2023, BK B, PG 1309 & 1340, ARNOLD, PLS#2191

**SURVEYS STATEMENT**  
A survey of the property shown hereon has been performed to the best of my knowledge and belief in accordance with the current Missouri Standards for Property Boundary Surveys.  
  
John H. Schaefer,  
Missouri P.L.S.#200500079



CLIENT: JOE AND DONNA ALBERTSON  
DATE OF SURVEY: AUGUST 2, 2024  
ACCURACY CLASS: RURAL PROPERTY  
  
ALL DISTANCES AND AREAS SHOWN ARE BASED ON GROUND MEASUREMENTS. PROJECT SCALE FACTOR FOR MISSOURI CENTRAL GRID NAD 83 IS 0.999989380.  
  
FIELD: MGW DRAWN: JHS PROJECT 424-193  
SURVEY CERTIFICATE OF AUTHORITY LS-2006021550  
  
**SCHAEFER SURVEYING, LLC**  
John H. Schaefer, PLS  
30638 Kenbrook Pl.  
Macon, MO 65352  
PHONE: 660-395-5942  
EMAIL: john@schaeferurveying.com  
  
BOUNDARY SURVEY  
SEC. 23 & 24 T41N, R15W  
MILLER COUNTY, MISSOURI  
08/12/2024