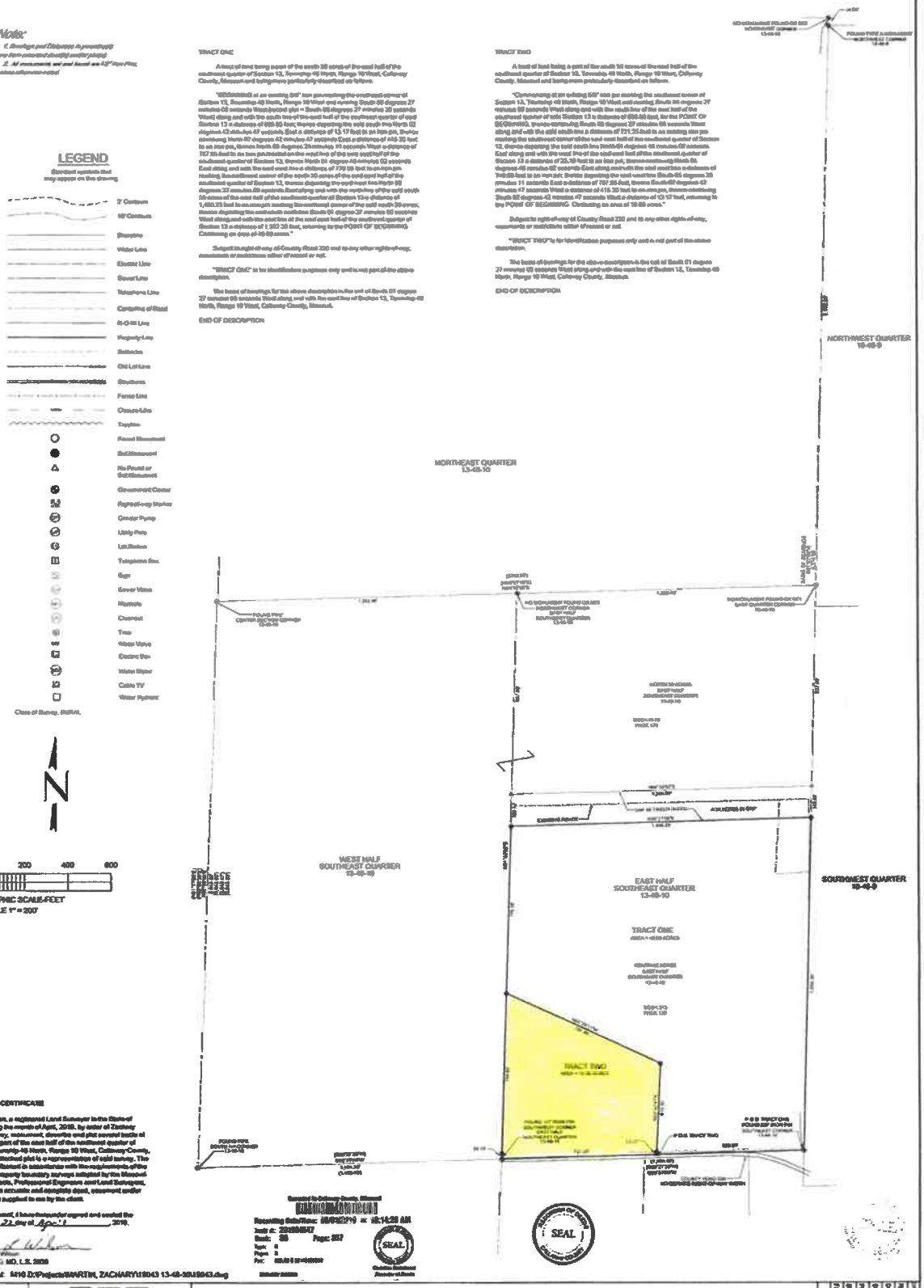
MARTIN: Survey



TRACT ONE

A tract of land being apart of the south 30 acres of the east half of the southeast quarter of Section 13, Township 48 North, Range 10 West, Callaway County, Missouri and being more particularly described as follows:

"Beginning at an existing 5/8" iron pin marking the southeast corner of Section 13, Township 48 North, Range 10 West and running South 88 degrees 27 minutes 08 seconds West along said with the south line of the east half of the southeast quarter of said Section 13 a distance of 668.55 feet; thence departing the said south line North 02 degrees 42 minutes 47 seconds East a distance of 13.17 feet to an iron pin, thence North 87 degrees 42 minutes 47 seconds East a distance of 445.35 feet to an iron pin, thence North 69 degrees 28 minutes 31 seconds West a distance of 767.85 feet to an iron pin located on the east line of the west quarter of the southeast quarter of Section 13, thence North 01 degree 46 minutes 02 seconds East along said with the said east line a distance of 739.95 feet to an iron pin marking the southeast corner of the south 30 acres of the said east half of the southeast quarter of Section 13, thence departing the said east line North 88 degrees 27 minutes 08 seconds East along and with the north line of the said south 30 acres of the east half of the southeast quarter of Section 13 a distance of 1,468.25 feet to an angle marking the northeast corner of the said south 30 acres; thence departing the said south northern South 00 degree 37 minutes 00 seconds West along and with the eastern of the east half of the southeast quarter of Section 13 a distance of 1,302.28 feet, returning to the POINT OF BEGINNING. Containing an area of 19.00 acres."

Subject to right-of-way of County Road 230 and to any other right-of-way, easements or restrictions either of record or not.

"TRACT ONE" is for identification purposes only and is not part of the above description.

The basis of bearings for the above description is the east of South 01 degree 37 minutes 00 seconds West along and with the east line of Section 13, Township 48 North, Range 10 West, Callaway County, Missouri.

END OF DESCRIPTION

TRACT TWO

A tract of land being a part of the south 30 acres of the east half of the southeast quarter of Section 13, Township 48 North, Range 10 West, Callaway County, Missouri and being more particularly described as follows:

"Commencing at an existing 5/8" iron pin marking the southeast corner of Section 13, Township 48 North, Range 10 West and running South 88 degrees 27 minutes 08 seconds West along and with the south line of the east half of the southeast quarter of said Section 13 a distance of 668.55 feet, for the POINT OF BEGINNING; thence continuing South 88 degrees 27 minutes 08 seconds West along and with the said south line a distance of 221.25 feet to an existing iron pin marking the southeast corner of the east west half of the southeast quarter of Section 13; thence departing the said south line North 01 degree 46 minutes 02 seconds East along and with the west line of the said east half of the southeast quarter of Section 13 a distance of 35.10 feet to an iron pin, thence continuing North 01 degree 46 minutes 02 seconds East along and with the said east line a distance of 749.85 feet to an iron pin; thence departing the said east line North 65 degrees 28 minutes 31 seconds East a distance of 767.85 feet, thence North 87 degrees 42 minutes 47 seconds East a distance of 445.35 feet to an iron pin, thence continuing South 02 degrees 42 minutes 47 seconds West a distance of 13.17 feet, returning to the POINT OF BEGINNING. Containing an area of 19.00 acres."

Subject to right-of-way of County Road 230 and to any other right-of-way, easements or restrictions either of record or not.

"TRACT TWO" is for identification purposes only and is not part of the above description.

The basis of bearings for the above description is the call of South 01 degree 37 minutes 00 seconds West along and with the east line of Section 13, Township 48 North, Range 10 West, Callaway County, Missouri.

END OF DESCRIPTION

Recorded in Callaway County, Missouri
Recording Date/Time: 05/06/2019 at 10:14:28 AM
Instr #: 201905547
Book: 39 Page: 257
Type: S
Pages: 1
Fee: $20.00

FILE LOCATION: M:\0 D:\Projects\MARTIN, ZACHARY\18043 13-48-10\18043.dwg

MILLER COMPANIES
Engineering • Land Surveying • Environmental Services
P.O. BOX 232, ROCHEPORT, MO 65279

Part of the East Half of the Southeast Quarter of
Section 13, Township 48 North, Range 10 West, Callaway County, MO

PROJECT #	MO 18043
SCALE	1" = 200'
DRAWN BY	M.P.W.
REVISIONS	
DRAWING DATE	4/8/19
MO LOC NO.	20191027196
FIELD BOOK	18-48-10 P.69
SHEET	1 OF 1