

SURVEYOR'S REPORT GREG KISTLER

I, Martin J. Herman, an Illinois Professional Land Surveyor, Number 35-3328, do hereby state that at the request of and for the benefit of GREG KISTLER, I have surveyed the Fractional Northwest Quarter of the Fractional Northwest Quarter of Fractional Section 31, Township 16 North, Range 4 West of the 4th P.M., Buffalo Prairie Township, and Lot 1 of the Assessor's Plat of 1861 and being the Northeast Quarter of Section 36, Township 16 North, Range 5 West of the 4th P.M., Drury Township, all in Rock Island County, Illinois, more particularly described as follows, to-wit:

TRACT A: Commencing at an iron pin found at the Northwest Corner of Fractional Section 31, said point being the Point of Beginning of Tract A, thence South 89 degrees- 13 minutes- 34 seconds East along the North Line of the Fractional Northwest Quarter of Fractional Section 31, a distance of 1526.88' to a point on the centerline of a public highway, thence South 17 degrees- 53 minutes- 36 seconds West along said centerline, a distance of 138.82' to a point, thence on a curve to the left with a radius of 1100.00', an arc length of 313.05' and a chord direction of South 09 degrees- 44 minutes- 25 seconds West along said centerline, a distance of 312.00' to a point, thence South 01 degrees- 35 minutes- 14 seconds West along said centerline, a distance of 813.45' to a point, thence North 89 degrees- 22 minutes- 22 seconds West, a distance of 1426.19' to an iron pin set on the West Line of the Fractional Northwest Quarter of Fractional Section 31, thence North 00 degrees- 47 minutes- 23 seconds East along said West Line, a distance of 1257.88' to the Point of Beginning of Tract A, containing 41.67 acres, more or less; AND

Lot 1 of the Assessor's Plat of 1861, more particularly described as follows, to-wit: Commencing at an iron pin set at the Northeast Corner of Section 36, said point being the Point of Beginning, thence North 88 degrees- 37 minutes- 49 seconds West along the North Line of the Northeast Quarter of Section 36, a distance of 1315.14' to a stone found at the North 1/16th Corner of the Northeast Quarter of Section 36, thence South 01 degrees- 11 minutes- 11 seconds West along the West Line of the Northeast Quarter of the Northeast Quarter of Section 36, a distance of 1419.04' to an iron pin set, thence South 85 degrees- 54 minutes- 59 seconds East, a distance of 424.20' to an iron pin set, thence South 74 degrees- 54 minutes- 59 seconds East, a distance of 376.29' to an iron pin set, thence North 88 degrees- 35 minutes- 01 seconds East, a distance of 537.16' to an iron pin set on the East Line of the Northeast Quarter of Section 36, thence North 00 degrees- 47 minutes- 23 seconds East along said East Line, a distance of 1502.29' to the Point of Beginning, containing 44.83 acres, more or less;

said above two tracts together being combined as "Tract 4", containing 86.50 acres, more or less.

TRACT B: Commencing at an iron pin found at the West Quarter Corner of Fractional Section 31, thence North 00 degrees- 47 minutes- 23 seconds East along the West Line of said Fractional Northwest Quarter, a distance of 1279.81' to an iron pin set, said point being the Point of Beginning of Tract B, thence South 88 degrees- 44 minutes- 26 seconds East along the South Line of the Fractional Northwest Quarter of the Fractional Northwest Quarter, of Fractional Section 31, a distance of 1425.70' to a point on the centerline of a public highway, thence North 01 degrees- 35 minutes- 14 seconds East along said centerline, a distance of 37.67' to a point, thence North 89 degrees- 22 minutes- 22 seconds West, a distance of 1426.19' to an iron pin set on the West Line of said Fractional Section 31, thence South 00 degrees- 47 minutes- 23 seconds West along said West Line, a distance of 21.93' to the Point of Beginning of Tract B, containing 0.98 acres, more or less.

TRACT C: Commencing at an iron pin set at the North Quarter Corner of Fractional Section 31, thence North 89 degrees- 13 minutes- 34 seconds West along the North Line of the Fractional Northwest Quarter of Fractional Section 31, a distance of 1317.18' to a point, said point being the Point of Beginning of Tract C, thence continuing North 89 degrees- 13 minutes- 34 seconds West along the North Line of the Fractional Northwest Quarter of the Fractional Northwest Quarter of Fractional Section 31, a distance of 20.65' to a point on the centerline of a public highway, thence South 17 degrees- 53 minutes- 36 seconds West along said centerline, a distance of 138.82' to a point, thence on a curve to the left with a radius of 1100.00', an arc length of 313.05' and a chord direction of South 09 degrees- 44 minutes- 25 seconds West along said centerline, a distance of 312.00' to a point, thence South 01 degrees- 35 minutes- 14 seconds West along said centerline, a distance of 851.14' to a point on the South Line of the Fractional Northwest Quarter of said Fractional Northwest Quarter, thence South 88 degrees- 44 minutes- 26 seconds East along said South Line, a distance of 101.30' to a point on the East Line of the Fractional Northwest Quarter of the Fractional Northwest Quarter of Fractional Section 31, thence North 01 degrees- 47 minutes- 53 seconds East along said East Line, a distance of 1292.93' to the Point of Beginning of Tract C, containing 2.71 acres, more or less.

I further certify that this professional service conforms to the current minimum standards of practice applicable to Illinois boundary surveys.

FEMA STATEMENT: The above parcel is in Zone "X" as rated on Map Parcel Number 17161C0400F dated April 5, 2010.

Also subject to covenants, conditions and restrictions, if any, and easements, either apparent or of record; all applicable Zoning Laws; any and all dedications and/or uses for public or private road purposes, and all utility lines and easements, either above or below ground, of record or not, and all existing fences as now located; and all right-of-ways for drainage ditches, drain tiles, feeders and laterals, if any, also subject to all EPA (Environmental Protection Agency) and OSHA (Occupational Safety Hazard Act) rules, regulations and/or statements. This survey is also subject to any facts that may be disclosed by a full and accurate title search.

I, Martin J. Herman, an Illinois Professional Land Surveyor, do hereby certify that this Plat is a true and correct representation of a Survey made by me or under my direct personal supervision, of the above-described property.

Martin J. Herman I.P.L.S. No. 35-3328
Aledo, Illinois
License Renewal/Exp. Date: 11/30/24

Parcel: 20-36-200-003 & 21-31-100-001 (To Be Combined)
Parcel Address: Farm Ground

DATE

PLAT OF SURVEY

OF THE FRAC. NW 1/4 OF THE FRAC. NW 1/4 OF FRAC. SECTION 31, T16N, R4W OF THE 4TH P.M., BUFFALO PRAIRIE TOWNSHIP, AND LOT 1 OF THE ASSESSOR'S PLAT OF 1861 AND BEING THE NE 1/4 OF THE NE 1/4 & PART OF THE SE 1/4 OF THE NE 1/4 OF SECTION 36, T16N, R5W OF THE 4TH P.M., DRURY TOWNSHIP & ALL IN ROCK ISLAND COUNTY, ILLINOIS.

APPROVED ON BEHALF OF THE ROCK ISLAND COUNTY ZONING THIS DAY OF 2023 A.D.

ROCK ISLAND COUNTY ZONING OFFICER

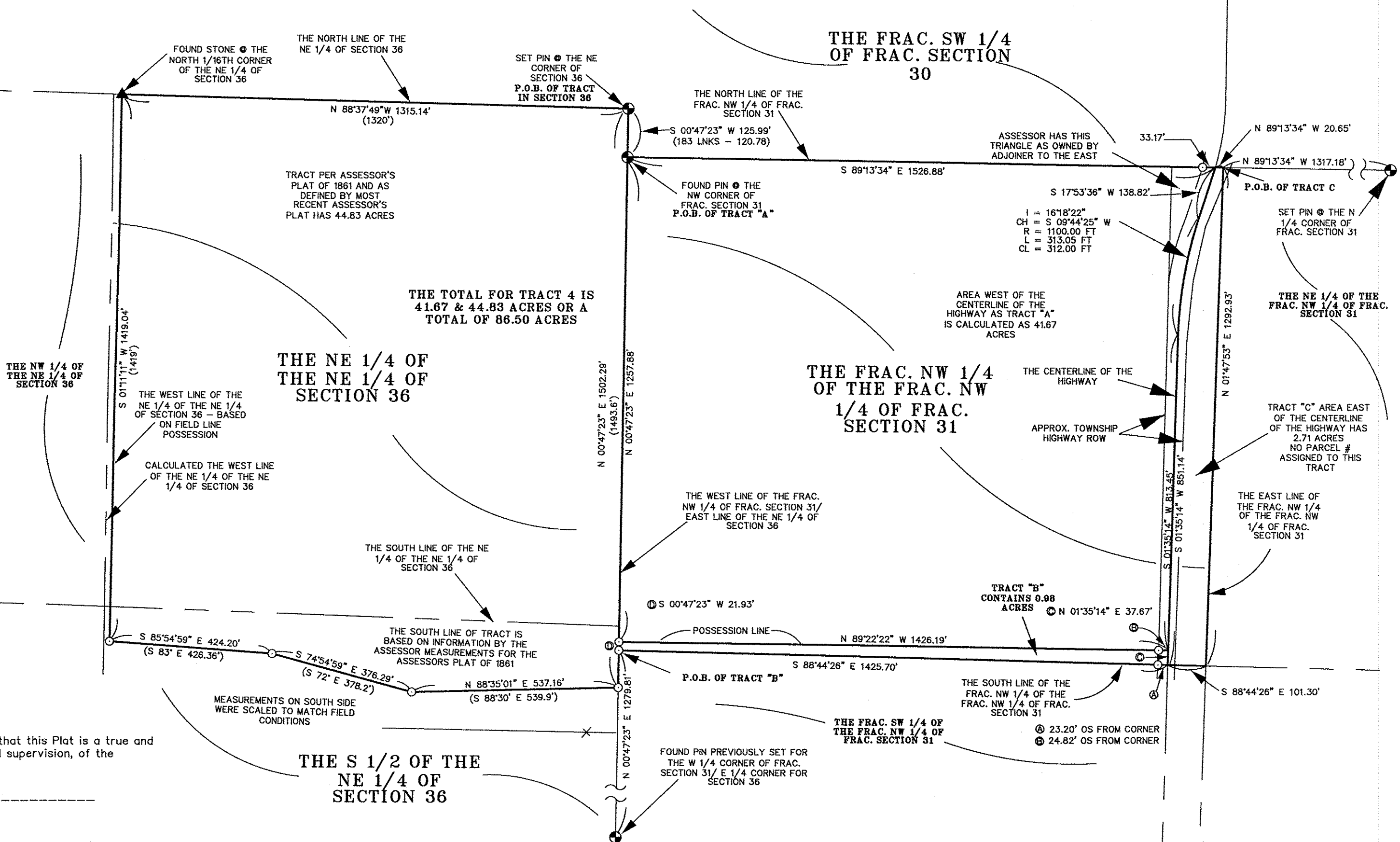
SURVEY COMPLETED 10-23-23

DISTANCES ARE FEET AND DECIMAL PARTS THEREOF, UNLESS NOTED OTHERWISE. (PL) INDICATES PLATTED DISTANCES (M) INDICATES DISTANCES MEASURED IN THE FIELD ALL OTHER BEARINGS AND DISTANCES ARE CALCULATED

THE WEST LINE OF THE NW 1/4 OF FRAC. SECTION 31 WAS ASSUMED A BEARING OF N 00°47'23" E

NOTES:

- INDICATES A FOUND PIPE
- INDICATES A CONCRETE MONUMENT
- INDICATES A SECTION COR.
- INDICATES IRON MARKER FOUND
- INDICATES 5/8" X 24" IRON PIN SET
- INDICATES STONE FOUND
- INDICATES FOUND PK NAIL
- INDICATES SET PK NAIL
- INDICATES FENCE POST
- INDICATES FENCE LINE
- INDICATES RIGHT OF WAY (R.O.W.)
- INDICATES CENTERLINE
- INDICATES OTHER OUTSIDE BOUNDARY



PLAT 3 OF 5 PLATS

MJH ENGINEERING & SURVEYING
P.O. BOX 36 ALEDO, IL 61231
PH (309) 582-7910 FAX (309) 582-2408
DATE: 10-23-23
REVISED: 11-21-23
DRAWN BY: MJH
CHECKED BY: LIM
JOB NO. 230756K
SURVEY FOR: GREG KISTLER
DATE: 10-23-23
REVISED: 11-21-23
DRAWN BY: MJH
CHECKED BY: LIM
JOB NO. 230756K
DATE: 10-23-23
REVISED: 11-21-23
DRAWN BY: MJH
CHECKED BY: LIM
JOB NO. 230756K

MY LICENSE RENEWAL EXPIRATION DATE: 11-30-24
MARTIN J. HERMAN I.P.L.S. # 35-3328 P.D.# 184-002380
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