

**REFERENCE DOCUMENTS:**

PLAT OF BLOCK E-1 LAKE FORT SCOTT LOTS  
 CONDEMNATION PROCEEDINGS NO. 18062  
 EASEMENT DEED BK. M109, PG. 273-274  
 ROAD RECORD #298

**GENERAL NOTES:**

NO GAPS OR OVERLAPS  
 FOUND. EASEMENTS,  
 SETBACKS, AND OTHER  
 ENCUMBRANCES OF  
 RECORD ARE NOT SHOWN  
 BY SPECIFIC AGREEMENT  
 WITH CLIENT.

LEGEND	
△	-FOUND SECTION CORNER IN PLACE AS MARKED
▲	-SET SECTION CORNER IN PLACE AS MARKED
○	-FOUND MONUMENT IN PLACE AS MARKED
●	-SET 1/2"x24" BAR WITH CAP OR AS MARKED
x	-CALCULATED CORNER (NO PIN SET)
(M)	-MEASURED DISTANCE
(D)	-DEED DISTANCE
(S)	-PLAT DISTANCE
- - - X	-EXISTING FENCES FOUND
- - -	-SURVEYED PROPERTY LINES
- - - - -	-EDGE OF EXISTING PAVED ROAD
- - - - -	-PROPOSED 60 ROAD RIGHT OF WAY
- - - - -	-SECTION LINES

A PRIVATE SURVEY WAS COMPLETED NOVEMBER 11, 2019 FOR THE CITY OF FORT SCOTT OF 2 TRACTS LOCATED IN THE NORTHWEST QUARTER AND SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 27 SOUTH, RANGE 24 EAST, BOURBON COUNTY, KANSAS.

**PARENT TRACT:**  
 CONDEMNATION PROCEEDINGS NO. 18062 (LAKE FORT SCOTT TRACT)

TRACT 1 & 2, DERIVED FROM THE PARENT TRACT DESCRIBED ABOVE, ARE THUS DESCRIBED AS FOLLOWS:

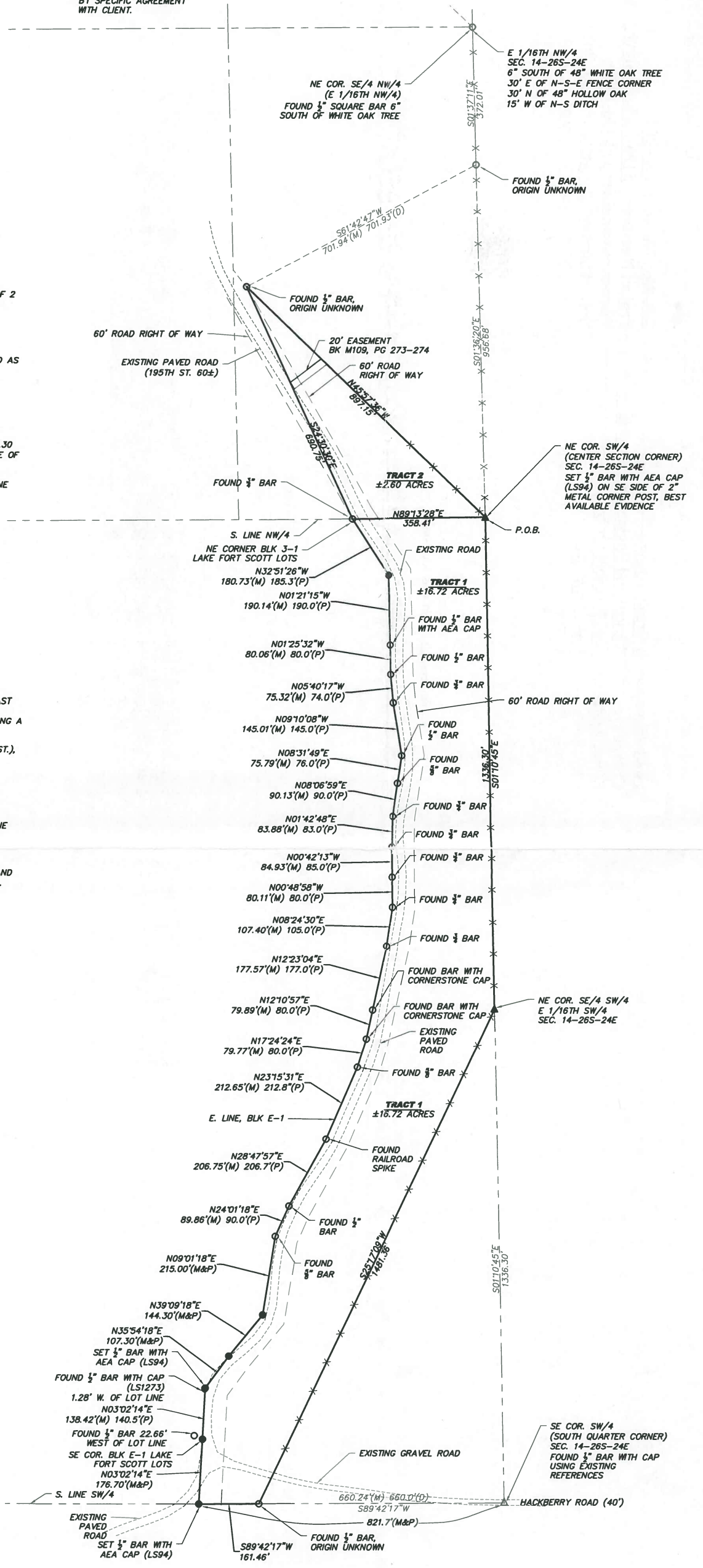
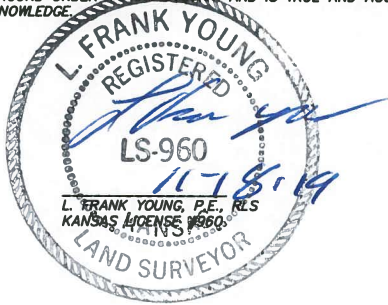
**TRACT 1:**  
 A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 26 SOUTH, RANGE 24 EAST OF THE 6TH PRINCIPAL MERIDIAN, BOURBON COUNTY, KANSAS, FURTHER DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION; THENCE S01°10'45"E ON THE EAST LINE OF THE SOUTHWEST QUARTER TO THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER A DISTANCE OF 1336.30 FEET; THENCE S25°17'09"W TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER A DISTANCE OF 1481.36 FEET; THENCE S89°42'17"W ON THE SOUTH LINE OF SAID SOUTHWEST QUARTER A DISTANCE OF 161.46 FEET; THENCE N03°02'14"E A DISTANCE OF 176.70 FEET TO THE SOUTHWEST CORNER OF BLOCK E-1, LAKE FORT SCOTT LOTS THENCE ALONG THE EAST LINE OF SAID BLOCK E-1 N03°02'14"E A DISTANCE OF 138.42 FEET; THENCE N35°54'18"E A DISTANCE OF 107.30 FEET; THENCE N39°09'18"E A DISTANCE OF 144.30 FEET; THENCE N09°01'18"E A DISTANCE OF 215.00 FEET; THENCE N24°01'18"E A DISTANCE OF 89.86 FEET; THENCE N28°47'57"E A DISTANCE OF 206.75 FEET; THENCE N23°15'31"E A DISTANCE OF 212.65 FEET; THENCE N17°24'24"E A DISTANCE OF 79.77 FEET; THENCE N12°10'57"E A DISTANCE OF 79.89 FEET; THENCE N12°23'04"E A DISTANCE OF 177.57 FEET; THENCE N08°24'30"E A DISTANCE OF 107.40 FEET; THENCE N00°48'58"W A DISTANCE OF 80.11 FEET; THENCE N00°42'13"W A DISTANCE OF 84.93 FEET; THENCE N01°42'48"E A DISTANCE OF 83.88 FEET; THENCE N08°06'59"E A DISTANCE OF 90.13 FEET; THENCE N08°31'49"W A DISTANCE OF 75.79 FEET; THENCE N09°10'08"W A DISTANCE OF 145.01 FEET; THENCE N05°40'17"W A DISTANCE OF 75.32 FEET; THENCE N01°25'32"W A DISTANCE OF 80.06 FEET; THENCE N01°21'15"W A DISTANCE OF 190.14 FEET; THENCE N32°51'26"W TO THE NORTH LINE OF THE SOUTHWEST QUARTER AND THE NORTHEAST CORNER OF BLOCK E-1, LAKE FORT SCOTT LOTS A DISTANCE OF 180.73 FEET; THENCE N89°13'28"E ON THE NORTH LINE OF SAID SOUTHWEST QUARTER TO THE POINT OF BEGINNING A DISTANCE OF 358.41 FEET. TRACT 1 CONTAINS 16.72 ACRES, MORE OR LESS.

TRACT 1 IS SUBJECT TO A 60 FEET WIDE ROAD RIGHT OF WAY ALONG WEST SIDE (195TH ST.), A 40 FEET WIDE ROAD RIGHT OF WAY ALONG SOUTH SIDE (HACKBERRY RD.).

**TRACT 2:**  
 A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 26 SOUTH, RANGE 24 EAST OF THE 6TH PRINCIPAL MERIDIAN, BOURBON COUNTY, KANSAS, FURTHER DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE N45°57'36"W A DISTANCE OF 897.15 FEET; THENCE S24°30'30"E TO THE SOUTH LINE OF SAID NORTHWEST QUARTER A DISTANCE OF 690.75 FEET; THENCE N89°13'28"E ON THE SOUTH LINE OF SAID NORTHWEST QUARTER TO THE POINT OF BEGINNING A DISTANCE OF 358.41 FEET. TRACT 2 CONTAINS 2.60 ACRES, MORE OR LESS.

TRACT 2 IS SUBJECT TO A 60 FEET ROAD RIGHT OF WAY ALONG WEST SIDE (195TH ST.) AND A 20 FEET EASEMENT IN THE NORTH PORTION OF THE PROPERTY (BK M109, PG 273-274).

I, L. FRANK YOUNG, DO HEREBY CERTIFY THE ABOVE SURVEY WAS CONDUCTED ON THE GROUND UNDER MY SUPERVISION AND IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE.



S:\PROJECTS\CITY OF FORT SCOTT-LAKE SURVEYS-5126.dwg, 11/18/2019 4:29:40 PM, lagang2019\Xerox Copier



State of Kansas, Bourbon County SS  
 Lora Holdridge Register of Deeds  
 Book: 4 Page: 203  
 Receipt #: 39166 Recording Fee: \$21.00  
 Pages Recorded: 1  
 Date Recorded: 11/26/2019 2:23:16 PM

CERTIFICATE OF SURVEY	
Job No. 5126	Agricultural Engineering Associates 1000 Promontory Drive Uniontown, Kansas 66779 620-756-1000
Date: 11-11-19	
Drawn By: <i>af</i>	
Ordered By: CITY OF FORT SCOTT	
Date of Field Work: 11-6-19	

This survey has been reviewed pursuant to KSA 58-2005 and is in compliance with this act. No other warranties are extended or implied.  
 Approved: *James D. Schmitz*  
 James D. Schmitz LS 727  
 Date: 11/21/19