

# ALTA/NSPS Land Title Survey

OF

A part of Lot 1 in the Southwest Quarter, and a part of Lot 6 in the Northwest Quarter, both in Section 10, Township 2 North, Range 5 East of the Third Principal Meridian, Clay County, Illinois.

SURVEY DESCRIPTION

XENIA FARM - NORTH TRACT

A part of Lot Number 1 which is a part of the Southwest Quarter of Section 10, and Lot Number 6, which is a part of the Northwest Quarter of said Section 10, both in Township 2 North, Range 5 East of the Third Principal Meridian, Clay County, Illinois, more particularly described as follows, and bearings refer to the Illinois State Plane Coordinate System, East Zone (1201), NAD 1983:

Commencing at the Southwest Corner of said Lot 6; thence along the South Line of said Lot 6 bearing N 89°09'51" W a distance of 491.62 feet to the Point of Beginning of the parcel to be described:

From said Point of Beginning; thence bearing N 01°15'11" E a distance of 534.97 feet to a set 1/2" X 24" rod; thence bearing S 85°52'56" W a distance of 214.03 feet to a set 1/2" X 24" rod; thence bearing N 01°17'56" W a distance of 183.63 feet to a set 1/2" X 24" rod, said rod being on the North Line of said Lot 6; thence along said North Line bearing S 89°31'18" E a distance of 1291.67 feet to an existing wood post, said post being the Northeast Corner of said Lot 6; thence leaving said North Line and along the East Line of said Lot 6 and said Lot 1 bearing S 00°40'25" W a distance 776.85 feet to an existing wood post; thence leaving said East Line bearing N 89°12'02" W a distance of 1078.17 feet to a set 1/2" X 24" rod; thence bearing N 01°15'11" E a distance of 69.50 feet to said Point of Beginning, consisting of 19.96 Acres, more or less and subject to any Easements and Rights-of-Way of record.

I FURTHER STATE that the above described property lies within ZONE X, "Areas determined to be outside the 0.2% annual chance floodplain". No base flood elevations determined. Information per Flood Insurance Rate Map Community Panel Number 170898 0050A, with an effective date of May 29, 1981. No field surveying was performed to determine this zone and an elevation certificate may be needed to verify this determination or apply for a variance from FEMA.

I FURTHER STATE that the above described property is Zoned Farmland.

I FURTHER STATE that I have made no independent search of the records for easements, encumbrances, ownership, or any other facts which an accurate and current title search may disclose as a part of this survey, but have relied upon the information supplied to me by the owner's representative. I also state that a current Title Commitment was not furnished as a part of this survey.

I FURTHER STATE that the accompanying plat is a scaled representation of the physical situation which I found in the field and shows the location of visible evidence of utilities which I found at the time of my survey of these premises. No attempt has been made as part of this survey to excavate, uncover or expose those facilities to field check the existence, size, depth, condition, capacity or exact location of those facilities. For more information concerning those utilities, please contact the appropriate public agencies or utility company.

To Hancock Farmland Services:

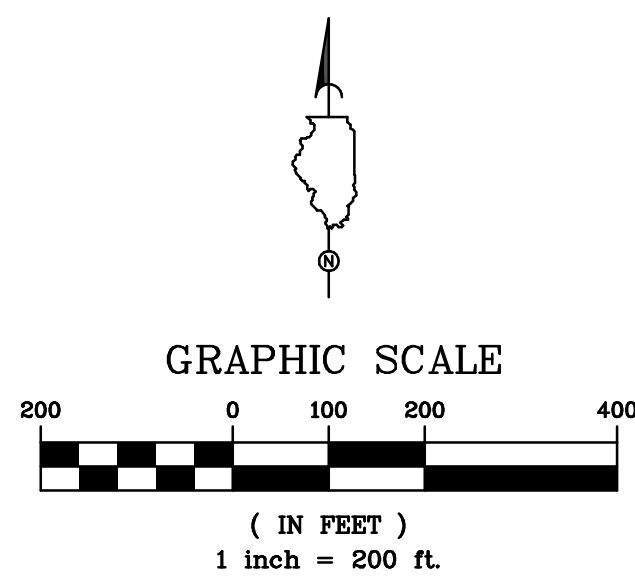
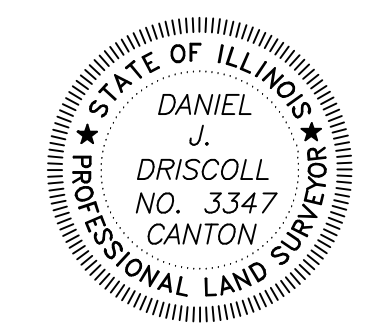
This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 3, 4, 6(a), 7(a), 7(b)(1), 8, 11, 13, and 21 of Table A thereof. The field work was completed on Nov. 28, 2018.

Date: Dec. 22, 2018

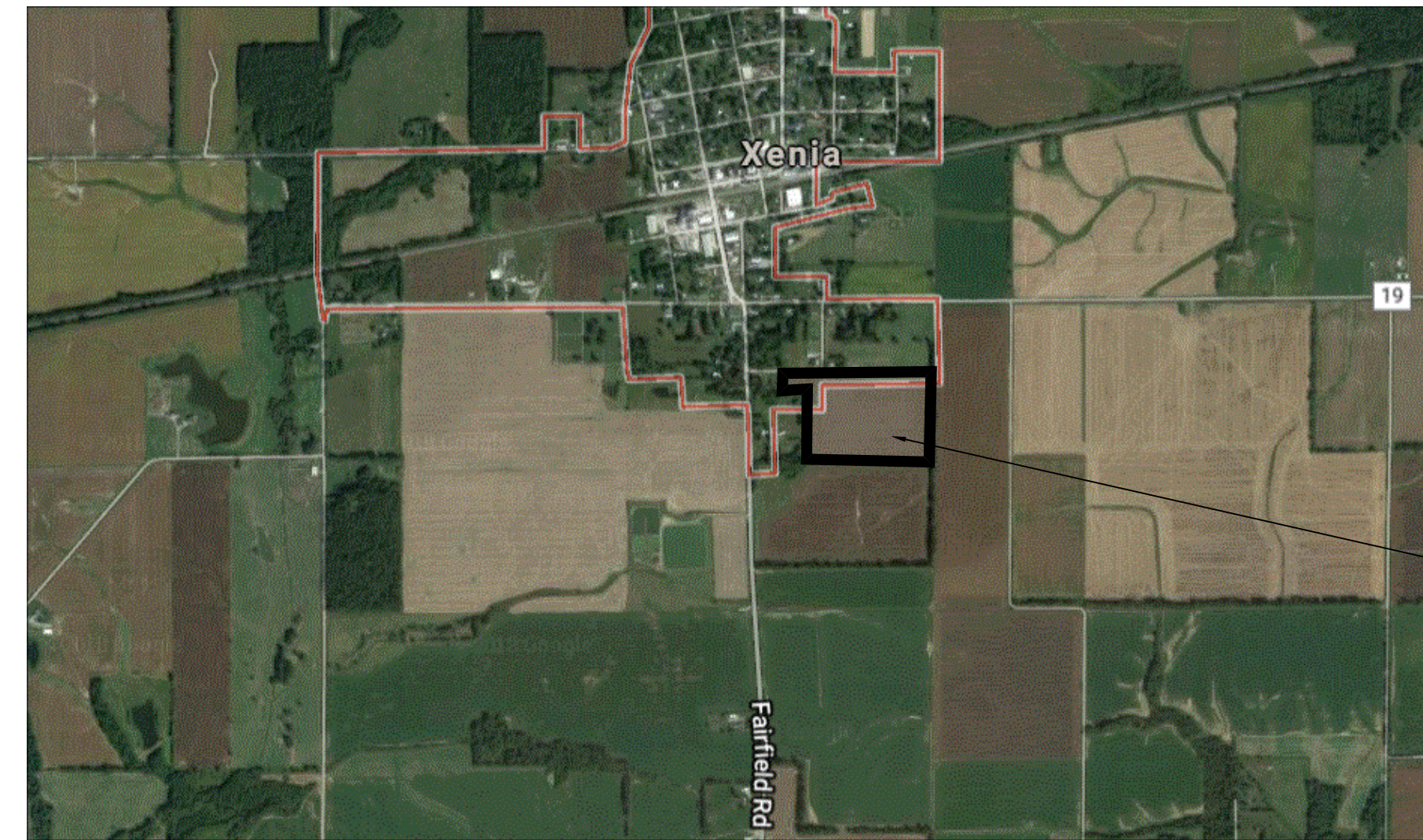
NOTE: TERRA ENGINEERING does not guarantee the accuracy of this survey unless it contains an original seal and signature.

This Professional Service Conforms to the Current Illinois Minimum Standards of Practice for a Boundary Survey.

Daniel J. Driscoll  
LICENSE EXPIRATION 11-30-2020



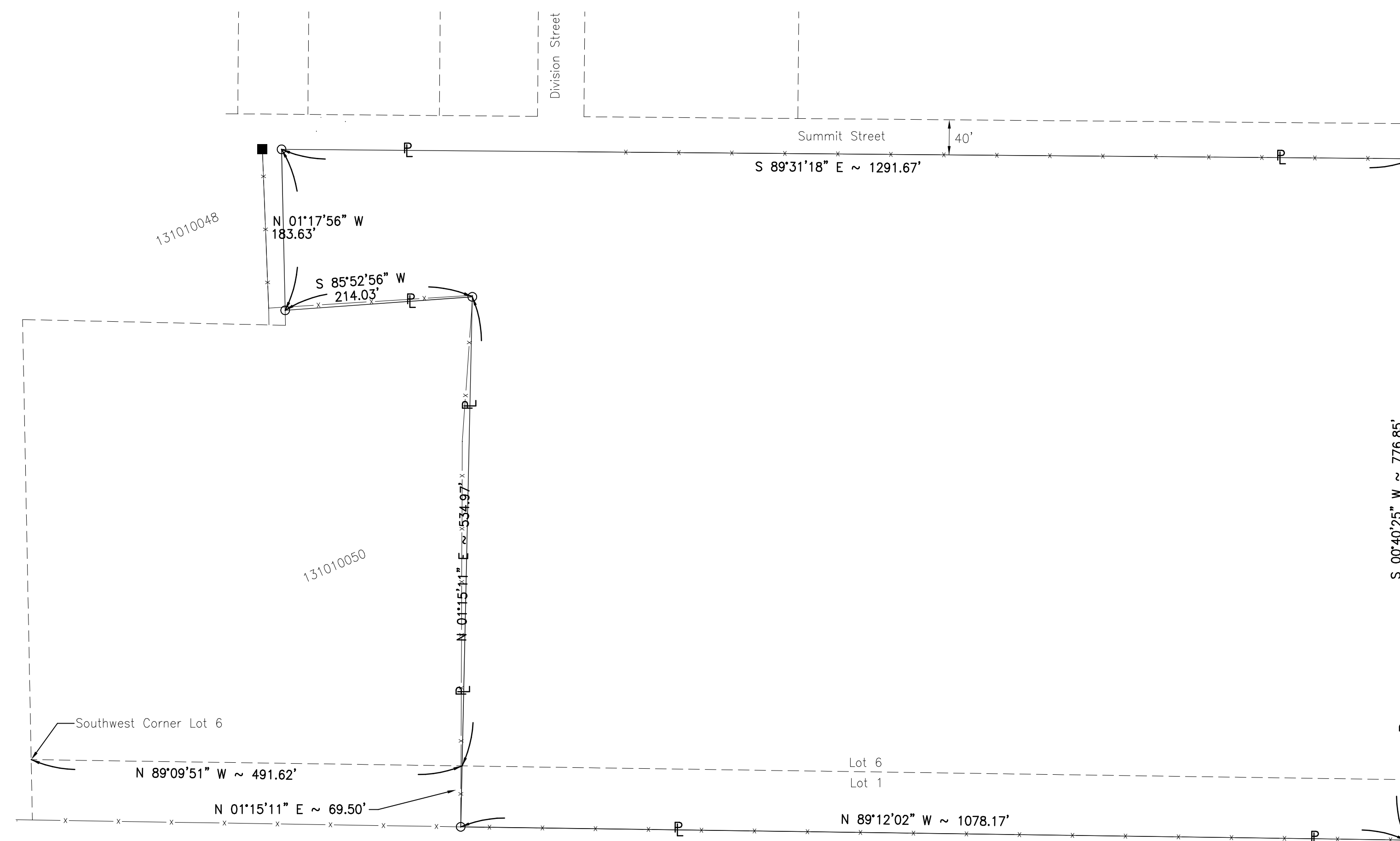
LEGEND AND ABBREVIATIONS:  
 ○ SET IRON ROD/PIPE  
 ⊕ UTILITY POLE  
 ■ Existing Wood Post  
 — PROPERTY LINE  
 - - - Woven Wire Fence



SITE

North Parcel  
 Gross Land Area=19.96 Ac.  
 Net Planted Acreage=16.77 Ac.  
 Net Usable Acreage=16.77 Ac.  
 Net Plantable/Tillable Acreage=16.77 Ac.  
 Non-Tillable Acreage=3.19 Ac.  
 Building Site Acreage=0

There are no buildings or structures on this tract.



Roy Roscher et al  
1310300003

#	Date	Description
1	xx-xx-xx	Issued

**TERRA ENGINEERING LTD.**  
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Project Information  
 PROJECT #: 18-218  
 DRAWN BY: DJD  
 CHECKED BY:  
 APPROVED BY:

XENIA FARM - North Tract  
 Clay County, IL