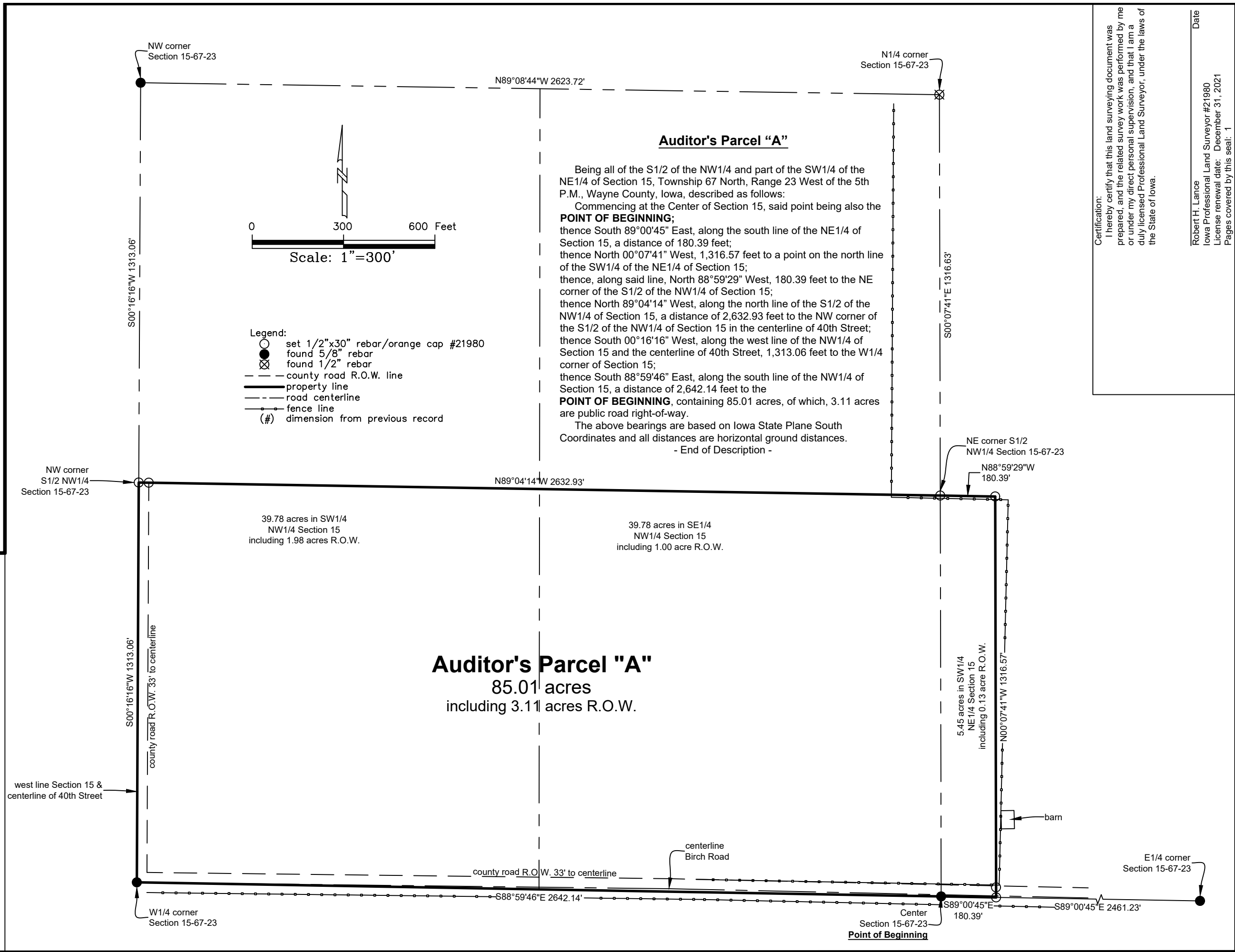


PLAT OF SURVEY

INDEX LEGEND

Property Location: S1/2 NW1/4 & part SW1/4 NE1/4 Section 15
 Township 67 North, Range 23 West, Wayne County, Iowa
 Surveyor: Robert H. Lance, Iowa P.L.S. #21980, rob@lancesurveying.com
 Return Document to: Lance Surveying Services (319) 986-6779
 1505 North Broadway Street, Mt. Pleasant, IA 52641
 Survey Requested by: John Sullivan
 Proprietor: Bankruptcy Estate of Alfred K Ryder and Mary Ann Ryder
 Survey Completed: 2 October 2021
 Sheet 1/1 | Basis of Bearing: IA RTK, ISPS Zone | Ryder Farms.dwg



Certification:
 I hereby certify that this land surveying document was prepared, and the related survey work was performed by me or under my direct personal supervision, and that I am a duly licensed Professional Land Surveyor, under the laws of the State of Iowa.

Robert H. Lance
 Iowa Professional Land Surveyor #21980
 License renewal date: December 31, 2021
 Pages covered by this seal: 1

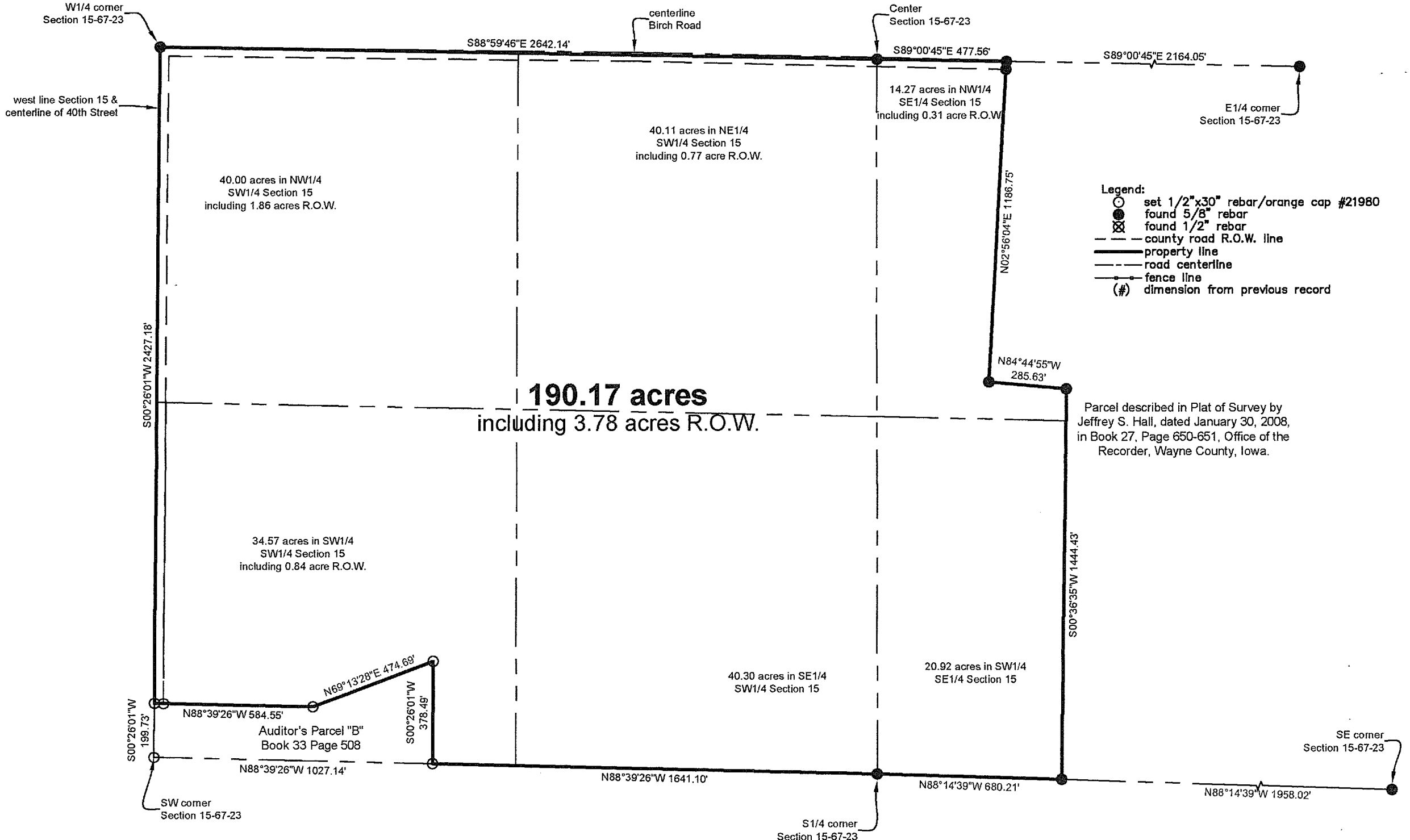
Date

Instr. Number: 2021-1657
 BK: 33 PG: 510
 Recorded: 10/21/2021 at 12:52:16.0 PM
 County Recording Fee: \$7.00
 Iowa E-Filing Fee: \$3.00
 Combined Fee: \$10.00
 Revenue Tax:
 Angela M Horton RECORDER
 Wayne County, Iowa

**RETRACEMENT
 PLAT OF SURVEY**

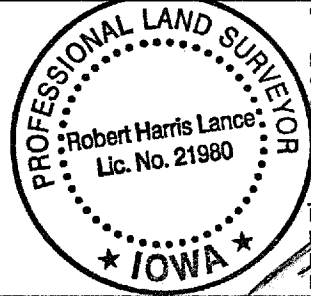
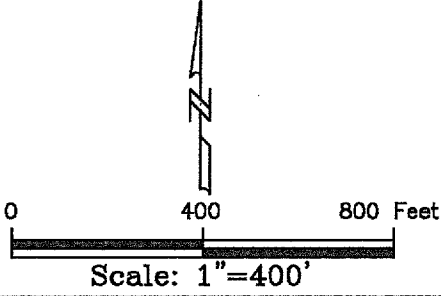
INDEX LEGEND
 Property Location: SW1/4 & part SE1/4 Section 15
 Township 67 North, Range 23 West, Wayne County, Iowa
 Surveyor: Robert H. Lance, Iowa P.L.S. #21980, rob@lancesurveying.com
 Return Document to: Lance Surveying Services (319) 986-6779
 1505 North Broadway Street, Mt. Pleasant, IA 52641
 Survey Requested by: John Sullivan
 Proprietor: Bankruptcy Estate of Alfred K Ryder and Mary Ann Ryder
 Survey Completed: 2 October 2021

Sheet 1/1 | Basis of Bearing: IA RTK, ISPS Zone | Ryder Farms.dwg



**Property Description
 Quit Claim Deed - Book 111 Page 344**

The S1/2 of Section 15, Township 67 North, Range 23 West of the 5th P.M.,
 Wayne County, Iowa.
 Except Auditor's Parcel "B", in Book 33 Page 508
 Also Except parcel described in Plat of Survey by Jeffrey S. Hall, dated
 January 30, 2008, in Book 27, Page 650-651, Office of the Recorder,
 Wayne County, Iowa.



Certification:
 I hereby certify that this land surveying document was prepared, and the related survey work was performed by me or under my direct personal supervision, and that I am a duly licensed Professional Land Surveyor, under the laws of the State of Iowa.

Robert H. Lance
 Iowa Professional Land Surveyor #21980
 License renewal date: December 31, 2021
 Pages covered by this seal: 1

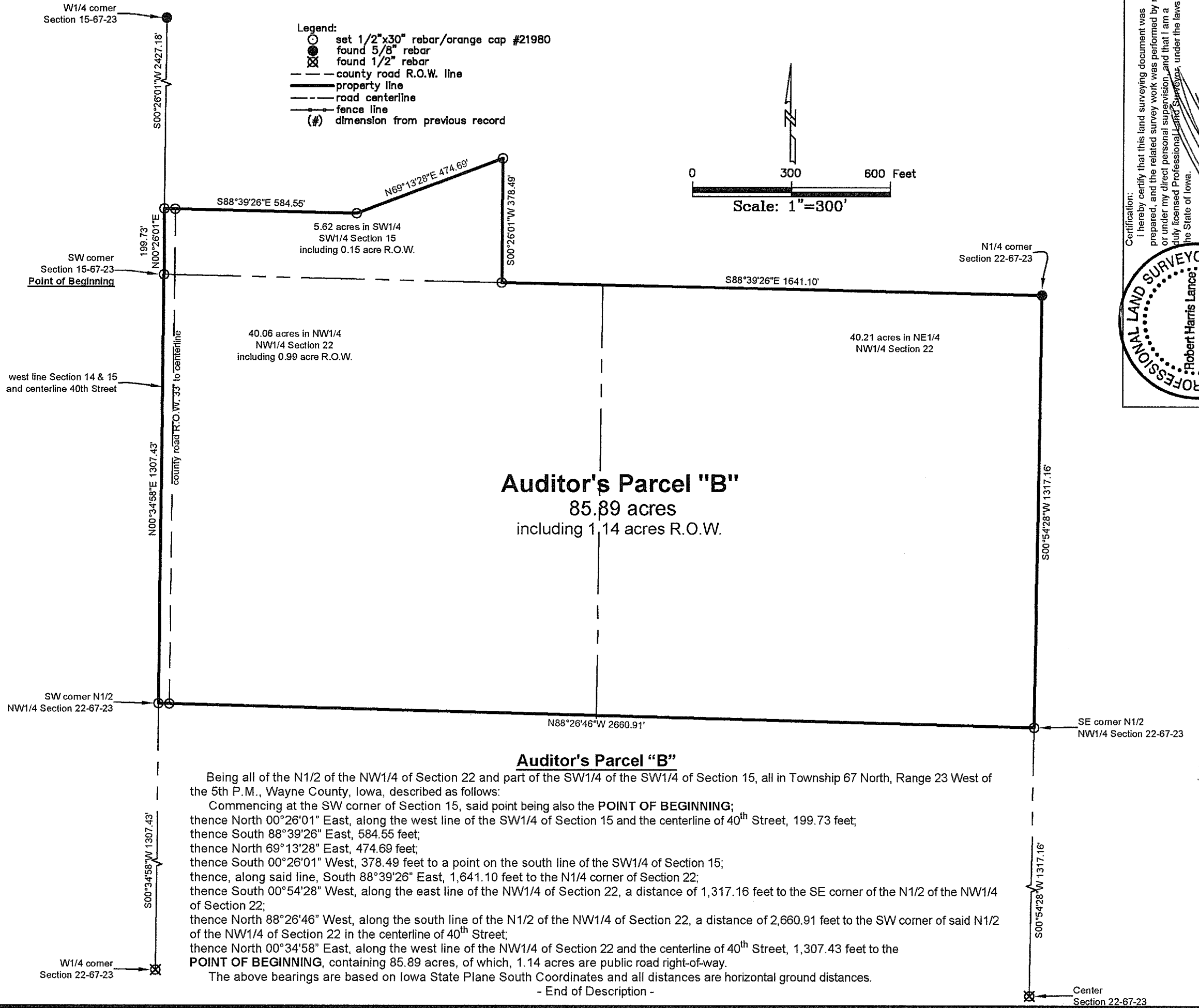
10/21/2021 Date

Instr. Number: 2021-1655
 BK: 33 PG: 508
 Recorded: 10/21/2021 at 12:10:30.0 PM
 County Recording Fee: \$7.00
 Iowa E-Filing Fee: \$3.00
 Combined Fee: \$10.00
 Revenue Tax:
 Angela M Horton RECORDER
 Wayne County, Iowa

PLAT OF SURVEY

INDEX LEGEND
 Property Location: N1/2 NW1/4 Section 22 & part SW1/4 SW1/4 Section 15
 Township 67 North, Range 23 West, Wayne County, Iowa
 Surveyor: Robert H. Lance, Iowa P.L.S. #21980, rob@lancesurveying.com
 Return Document to: Lance Surveying Services (319) 986-6779
 1505 North Broadway Street, Mt. Pleasant, IA 52641
 Survey Requested by: John Sullivan
 Proprietor: Bankruptcy Estate of Alfred K Ryder and Mary Ann Ryder
 Survey Completed: 2 October 2021

Sheet 1/1 | Basis of Bearing: IA RTK, ISPS Zone | Ryder Farms.dwg



Auditor's Parcel "B"
 85.89 acres
 including 1.14 acres R.O.W.

Being all of the N1/2 of the NW1/4 of Section 22 and part of the SW1/4 of the SW1/4 of Section 15, all in Township 67 North, Range 23 West of the 5th P.M., Wayne County, Iowa, described as follows:
 Commencing at the SW corner of Section 15, said point being also the POINT OF BEGINNING;
 thence North 00°26'01" East, along the west line of the SW1/4 of Section 15 and the centerline of 40th Street, 199.73 feet;
 thence South 88°39'26" East, 584.55 feet;
 thence North 69°13'28" East, 474.69 feet;
 thence South 00°26'01" West, 378.49 feet to a point on the south line of the SW1/4 of Section 15;
 thence, along said line, South 88°39'26" East, 1,641.10 feet to the N1/4 corner of Section 22;
 thence South 00°54'28" West, along the east line of the NW1/4 of Section 22, a distance of 1,317.16 feet to the SE corner of the N1/2 of the NW1/4 of Section 22;
 thence North 88°26'46" West, along the south line of the N1/2 of the NW1/4 of Section 22, a distance of 2,660.91 feet to the SW corner of said N1/2 of the NW1/4 of Section 22 in the centerline of 40th Street;
 thence North 00°34'58" East, along the west line of the NW1/4 of Section 22 and the centerline of 40th Street, 1,307.43 feet to the POINT OF BEGINNING, containing 85.89 acres, of which, 1.14 acres are public road right-of-way.

The above bearings are based on Iowa State Plane South Coordinates and all distances are horizontal ground distances.

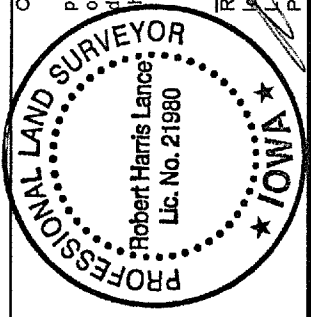
- End of Description -

Certification:
 I hereby certify that this land surveying document was prepared, and the related survey work was performed by me or under my direct personal supervision, and that I am a duly licensed Professional Land Surveyor, under the laws of the State of Iowa.

Robert H. Lance
 Iowa Professional Land Surveyor #21980
 License renewal date: December 31, 2021

10/21/2021

Pages covered by this seat: 1

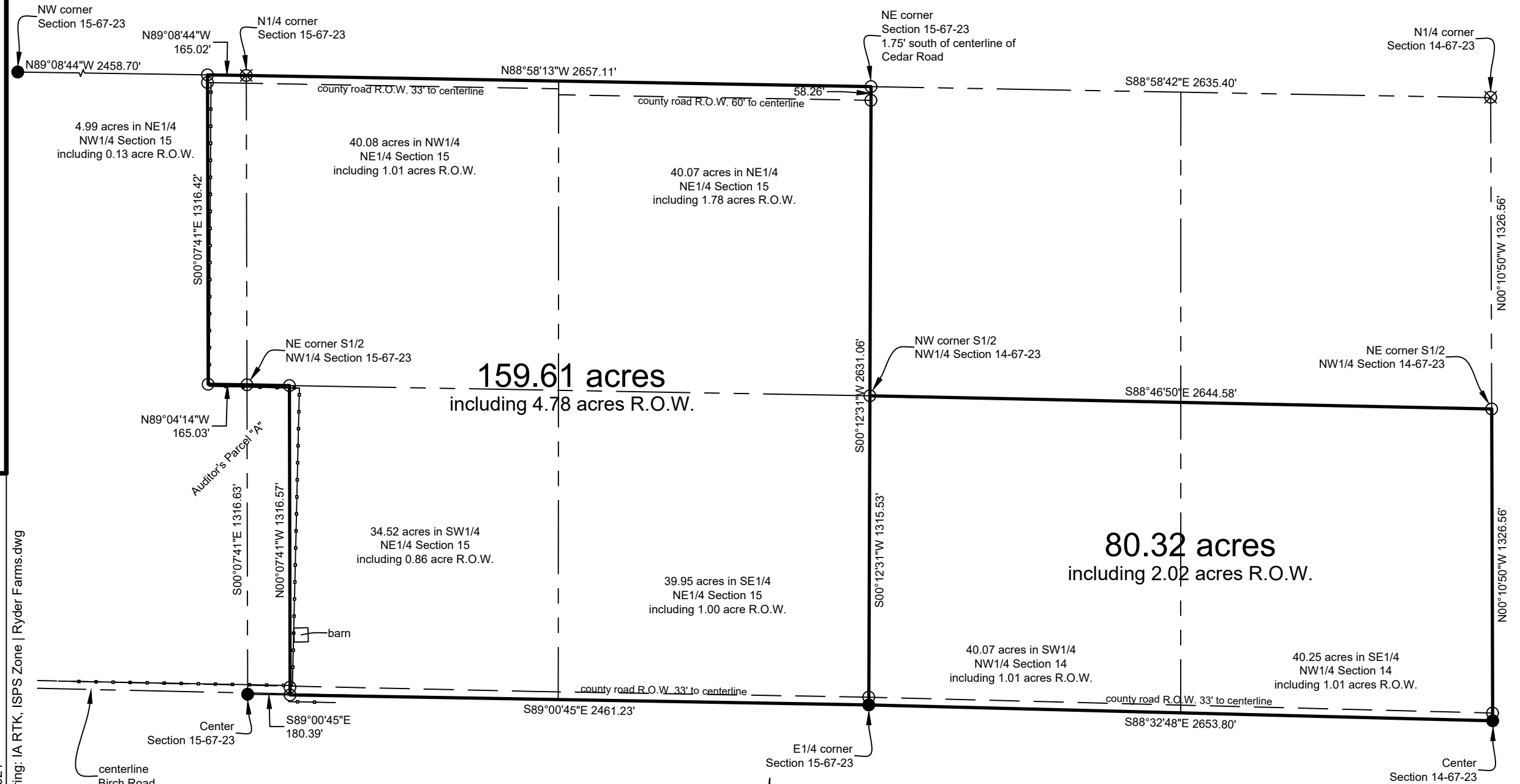


Property Descriptions Quit Claim Deed - Book 111 Page 344

NE1/4 and the east 5 acres of the NE1/4 of the NW1/4 all of Section 15, Township 67 North, Range 23 West of the 5th P.M., Wayne County, Iowa.
Except Auditor's Parcel "A"

AND

S1/2 of the NW1/4 of Section 14, Township 67 North, Range 23 West of the 5th P.M., Wayne County, Iowa.



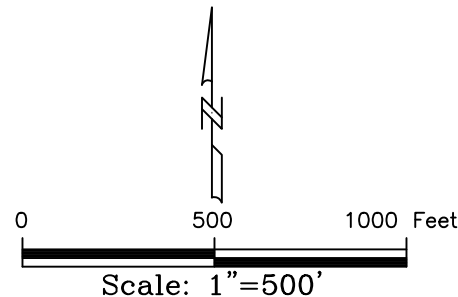
RETRACEMENT PLAT OF SURVEY

INDEX LEGEND

Property Location: S1/2 NW1/4 Section 14 & part N1/2 Section 15
Township 67 North, Range 23 West, Wayne County, Iowa
Surveyor: Robert H. Lance, Iowa P.L.S. #21980, rob@lancesurveying.com
Return Document to: Lance Surveying Services (319) 986-6779
1505 North Broadway Street, Mt. Pleasant, IA 52641
Survey Requested by: John Sullivan
Proprietor: Bankruptcy Estate of Alfred K Ryder and Mary Ann Ryder
Survey Completed: 2 October 2021

Sheet 1/1 | Basis of Bearing: IA RTK, ISPS Zone | Ryder Farms.dwg

- Legend:
- -
 -
 -
 -
 -
 -
 -



Certification:
I hereby certify that this land surveying document was prepared, and the related survey work was performed by me or under my direct personal supervision, and that I am a duly licensed Professional Land Surveyor, under the laws of the State of Iowa.

Robert H. Lance
Iowa Professional Land Surveyor #21980
License renewal date: December 31, 2021
Pages covered by this seal: 1

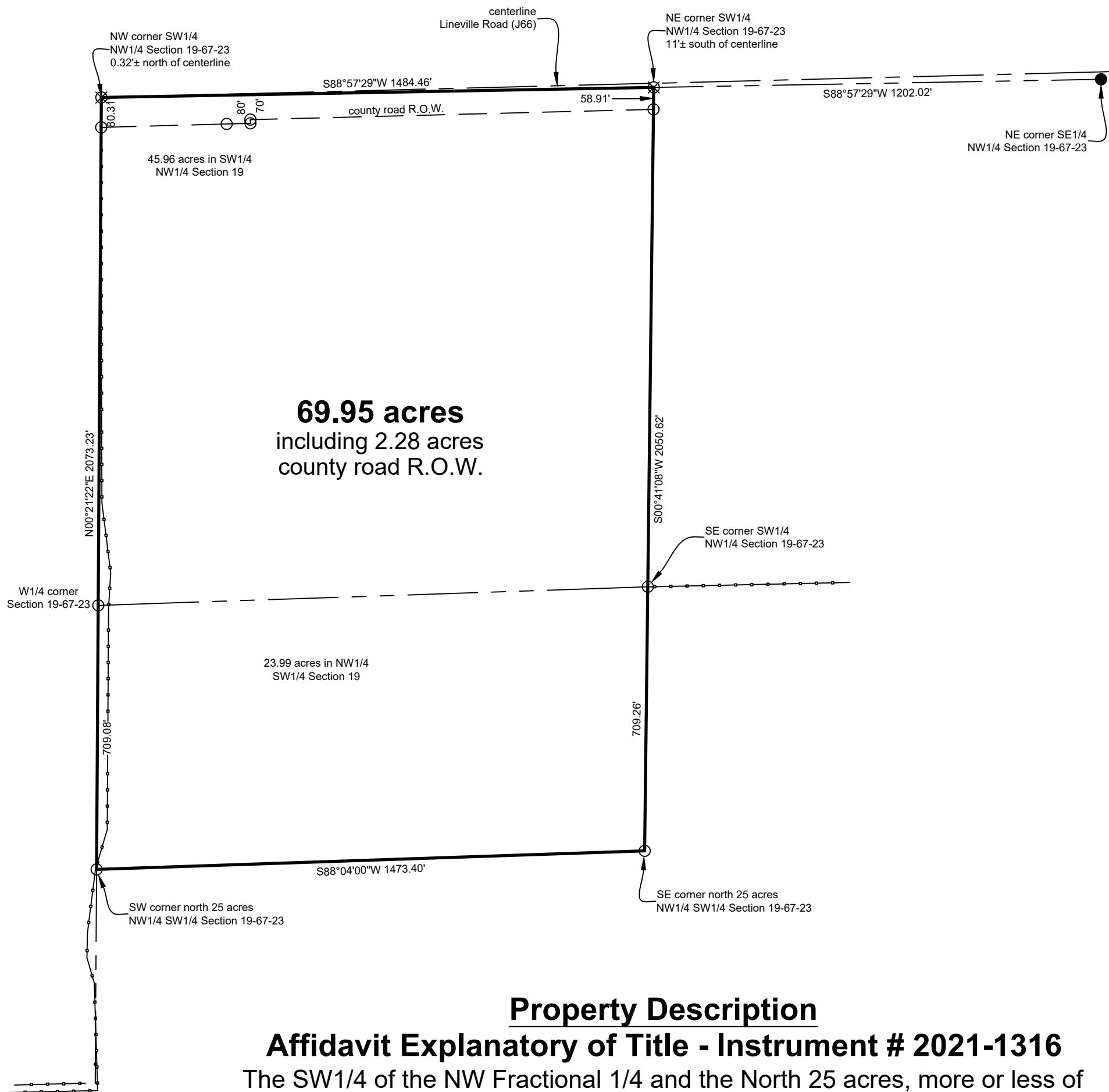
Date

RETRACEMENT PLAT OF SURVEY

INDEX LEGEND

Property Location: part NW1/4 SW1/4 & SW1/4 NW1/4 Section 19
 Township 67 North, Range 23 West, Wayne County, Iowa
 Surveyor: Robert H. Lance, Iowa P.L.S. #21980, rob@lancesurveying.com
 Return Document to: Lance Surveying Services (319) 986-6779
 1505 North Broadway Street, Mt. Pleasant, IA 52641
 Survey Requested by: John Sullivan
 Proprietor: Bankruptcy Estate of Alfred K Ryder and Mary Ann Ryder
 Survey Completed: 2 October 2021

Sheet 1/1 | Basis of Bearing: IA RTK, ISPS Zone | Ryder Farms.dwg

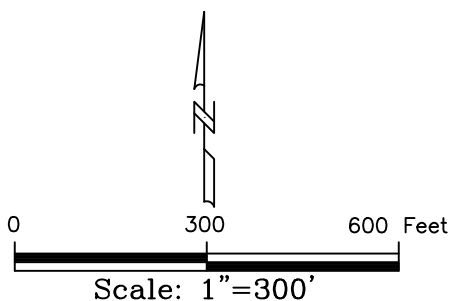


69.95 acres
 including 2.28 acres
 county road R.O.W.

Property Description
Affidavit Explanatory of Title - Instrument # 2021-1316
 The SW1/4 of the NW Fractional 1/4 and the North 25 acres, more or less of
 the NW1/4 of the SW Fractional 1/4 of Section 19, Township 67 North,
 Range 23 West of the 5th P.M., Wayne County, Iowa.

Certification:
 I hereby certify that this land surveying document was prepared, and the related survey work was performed by me or under my direct personal supervision, and that I am a duly licensed Professional Land Surveyor, under the laws of the State of Iowa.

Robert H. Lance _____ Date _____
 Iowa Professional Land Surveyor #21980
 License renewal date: December 31, 2021
 Pages covered by this seal: 1



- Legend:
- set 1/2"x30" rebar/orange cap #21980
 - found 1/2" rebar
 - ⊗ set cut X
 - - - county road R.O.W. line
 - property line
 - - - road centerline
 - fence line
 - (#) dimension from previous record