

Space for Recorder

# Plat of Survey

## Tract 12

See sheet 2 for sketch  
See sheet 3 for description

Note: This tract is part of a 13 tract survey.  
The remaining tracts are included on  
their own separate plats

Surveyor notes:

1. Field work completed on January 27, 2022
2. No subsurface exploration was made.
3. No search was made for easements, vacations or dedications.
4. Bearings based on Illinois State Plane Coordinates, East Zone (NAD83) as determined by GPS Observation.
5. This plat is a true representation of a survey completed by me or under my direction.
6. This service conforms to the current Illinois Minimum Standards of Practice applicable to Boundary Surveys.

Note:

The property described in this survey is part of Parcel 11-0-01137-001 as identified by the Assessor of Coles County.

Dated this 27<sup>TH</sup> day of JANUARY 20 22



David C. Rankin  
Illinois Professional Land Surveyor No. 3355  
License Expires 11-30-2022



Part of the SW  $\frac{1}{4}$ ,  
Section 7, T11N, R9E,  
3rd P.M., Coles County,  
Illinois

**RANKIN LAND SURVEYING**

2412 Prairie Avenue - Mattoon, IL 61938 - 217.460.0825  
Illinois Professional Design Firm No. 184.007891-0008

Survey Completed at the request of:

Sullivan Auctioneers

RLS File No. 151501022-12  
Sheet 1 of 3

# Plat of Survey

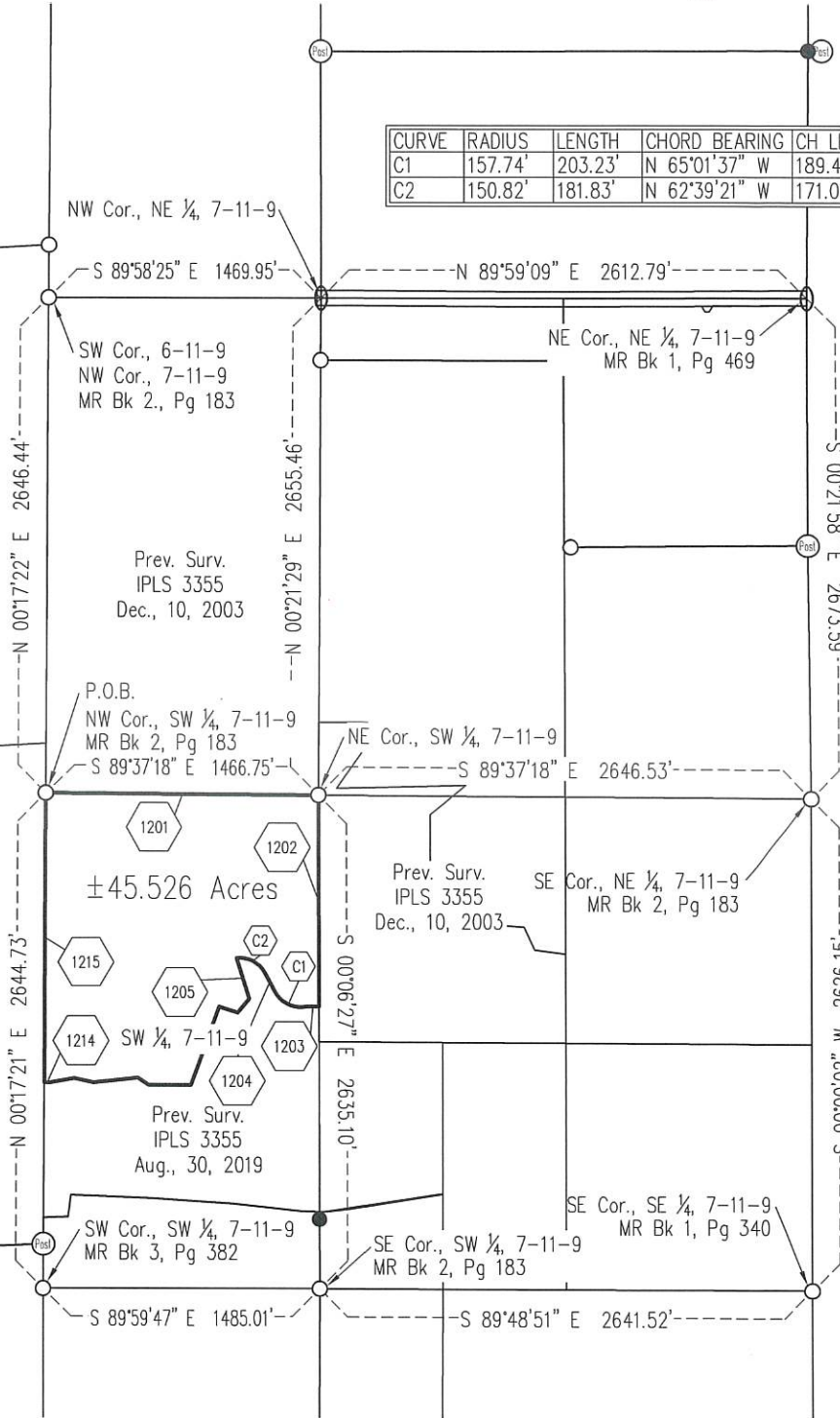


Scale 1" = 1000'

CURVE	RADIUS	LENGTH	CHORD BEARING	CH LENGTH
C1	157.74'	203.23'	N 65°01'37" W	189.46'
C2	150.82'	181.83'	N 62°39'21" W	171.02'

LINE	BEARING	DISTANCE
1201	S 89°37'18" E	1466.75'
1202	S 00°06'29" E	1129.94'
1203	S 89°53'31" W	66.39'
1204	N 28°07'07" W	112.93'
1205	S 17°14'54" E	228.19'
1206	S 40°27'10" W	96.52'
1207	N 72°37'35" W	102.31'
1208	S 20°21'53" W	443.06'
1209	S 89°50'52" W	227.48'
1210	N 57°19'01" W	71.10'
1211	S 83°30'55" W	239.37'
1212	N 77°14'53" W	106.78'
1213	S 79°46'53" W	129.36'
1214	N 89°50'47" W	30.00'
1215	N 00°17'21" E	1546.36'

Note: IP's not shown for clarity



## Legend

- Survey Marker Found
- Iron Pin set W/IPLS cap #3355
- Boundary of Property Surveyed

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 Sheet 2 of 3

# Plat of Survey

## Description of Property Surveyed

Part of the Southwest Quarter (SW  $\frac{1}{4}$ ) of Section Seven (7), Township Eleven (11) North, Range Nine (9) East of the Third Principal Meridian being more particularly described as follows: beginning at the Northwest Corner of the Southwest Quarter (SW  $\frac{1}{4}$ ) of Section Seven (7), Township Eleven (11) North, Range Nine (9) East of the Third Principal Meridian;

thence South 89 degrees 37 minutes 18 seconds East a distance of 1466.75 feet to the Northeast Corner of said Southwest Quarter (SW  $\frac{1}{4}$ );

thence South 00 degrees 06 minutes 29 seconds East along the east line of said Southwest Quarter (SW  $\frac{1}{4}$ ) a distance of 1129.94 feet;

thence South 89 degrees 53 minutes 31 seconds West a distance of 66.39 feet;

thence with a curve to the right with a radius of 157.74 feet, an arc length of 203.23 feet, a chord bearing of North 65 degrees 01 minute 37 seconds West, and a chord length of 189.46 feet;

thence North 28 degrees 07 minutes 07 seconds West a distance of 112.93 feet;

thence along a curve to the left with a radius of 150.82 feet, an arc length of 181.83 feet, a chord bearing of North 62 degrees 39 minutes 21 seconds West, and a chord length of 171.02 feet;

thence South 17 degrees 14 minutes 54 seconds East a distance of 228.19 feet;

thence South 40 degrees 27 minutes 10 seconds West a distance of 96.52 feet;

thence North 72 degrees 37 minutes 35 seconds West a distance of 102.31 feet;

thence South 20 degrees 21 minutes 53 seconds West a distance of 443.06 feet;

thence South 89 degrees 50 minutes 52 seconds West a distance of 227.48 feet;

thence North 57 degrees 19 minutes 01 seconds West a distance of 71.10 feet;

thence South 83 degrees 30 minutes 55 seconds West a distance of 239.37 feet;

thence North 77 degrees 14 minutes 53 seconds West a distance of 106.78 feet;

thence South 79 degrees 46 minutes 53 seconds West a distance of 129.36 feet;

thence North 89 degrees 50 minutes 47 seconds West a distance of 30.00 feet to the west line of the aforementioned Southwest Quarter (SW  $\frac{1}{4}$ );

thence North 00 degrees 17 minutes 21 seconds East a distance of 1546.36 feet to the point of beginning;

situated in Coles County, Illinois and containing 45.526 acres more or less.

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