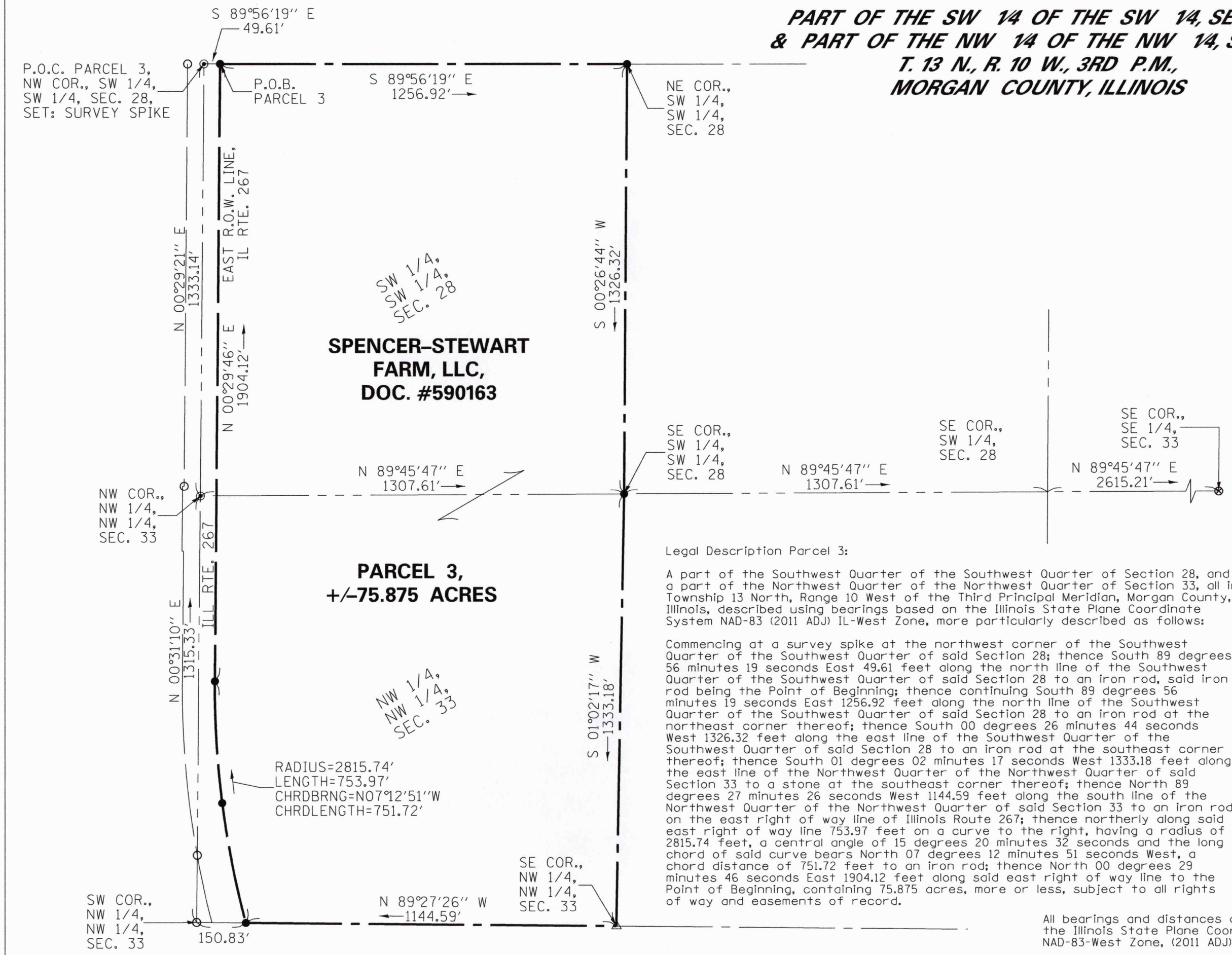
PART OF THE SW 1/4 OF THE SW 1/4, SEC. 28, & PART OF THE NW 1/4 OF THE NW 1/4, SEC. 33, T. 13 N., R. 10 W., 3RD P.M., MORGAN COUNTY, ILLINOIS



300' 0' 300'

GRAPHIC SCALE IN FEET
SCALE: 1" = 300'

PROFESSIONAL LAND SURVEYOR
JOSEPH S. TATE
035.003747
VIRGINIA
ILLINOIS
STATE OF ILLINOIS

EXPIRES: 11/30/2026

I, JOSEPH S. TATE, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF ILLINOIS DO HEREBY CERTIFY THAT THE PLAT AND DESCRIPTION HEREON IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEY MADE UNDER MY SUPERVISION. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

Joseph S. Tate 10/14/2026

JOSEPH S. TATE
PROFESSIONAL LAND SURVEYOR NO. 3747

Legal Description Parcel 3:

A part of the Southwest Quarter of the Southwest Quarter of Section 28, and a part of the Northwest Quarter of the Northwest Quarter of Section 33, all in Township 13 North, Range 10 West of the Third Principal Meridian, Morgan County, Illinois, described using bearings based on the Illinois State Plane Coordinate System NAD-83 (2011 ADJ) IL-West Zone, more particularly described as follows:

Commencing at a survey spike at the northwest corner of the Southwest Quarter of the Southwest Quarter of said Section 28; thence South 89 degrees 56 minutes 19 seconds East 49.61 feet along the north line of the Southwest Quarter of the Southwest Quarter of said Section 28 to an iron rod, said iron rod being the Point of Beginning; thence continuing South 89 degrees 56 minutes 19 seconds East 1256.92 feet along the north line of the Southwest Quarter of the Southwest Quarter of said Section 28 to an iron rod at the northeast corner thereof; thence South 00 degrees 26 minutes 44 seconds West 1326.32 feet along the east line of the Southwest Quarter of the Southwest Quarter of said Section 28 to an iron rod at the southeast corner thereof; thence South 01 degrees 02 minutes 17 seconds West 1333.18 feet along the east line of the Northwest Quarter of the Northwest Quarter of said Section 33 to a stone at the southeast corner thereof; thence North 89 degrees 27 minutes 26 seconds West 1144.59 feet along the south line of the Northwest Quarter of the Northwest Quarter of said Section 33 to an iron rod on the east right of way line of Illinois Route 267; thence northerly along said east right of way line 753.97 feet on a curve to the right, having a radius of 2815.74 feet, a central angle of 15 degrees 20 minutes 32 seconds and the long chord of said curve bears North 07 degrees 12 minutes 51 seconds West, a chord distance of 751.72 feet to an iron rod; thence North 00 degrees 29 minutes 46 seconds East 1904.12 feet along said east right of way line to the Point of Beginning, containing 75.875 acres, more or less, subject to all rights of way and easements of record.

All bearings and distances are based on the Illinois State Plane Coordinate System NAD-83-West Zone, (2011 ADJ).

Field Work Completed: October 14, 2026

LEGEND

- ● 5/8" Iron Rod (Set)
- ○ Iron Rod/Pipe (Found)
- △ Stone (Found)
- ⊙ Survey Spike (Set)

MORGAN COUNTY, ILLINOIS

PLAT OF SURVEY
FOR
SPENCER-STEWART FARM, LLC

TATE SURVEYING AND MAPPING, LLC
22339 VIRGINIA ROAD
VIRGINIA, ILLINOIS
(217) 248-6615
ILLINOIS PROFESSIONAL DESIGN FIRM NO. 184.007383

REVISED	DRAWN BY JST	SHEET NO.
	CHECKED BY JST	1
	DATE October 14, 2026	OF 1 SHEETS