

8/28/19

To: Jeff Dankenbring (Herb Plegge)

From: Rob Peschel – CES Group

RE: Tract Descriptions – Tracts in the North Half of Section 22-2-7, Marshall County, KS

Tract 1 Description:

A tract of land in the North Half (N-1/2) of Section 22, Township 2 South, Range 7 East, of the 6th P.M., in Marshall County, Kansas, being more fully described as follows:

BEGINNING at the Northeast (NE) corner of said Section 22, point being marked with a 1/2" Iron Pin; THENCE South 89°43'29" West along the North line of said Section 22 for 2104.70 feet to a 1/2" x 30" rebar with plastic cap (w/PC); THENCE South 08°59'33" West for 639.40 feet to a 1/2" x 30" rebar w/PC; THENCE South 34°54'59" West for 35.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 89°15'00" West for 466.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 01°15'00" East for 551.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 39°29'59" East for 65.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 72°17'29" East for 484.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 73°29'49" East for 117.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 03°25'01" East for 160.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 89°35'00" East for 290.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 79°53'25" East for 101.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 80°49'44" East for 112.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 89°58'00" East for 1575.00 feet to a 1/2" x 30" rebar w/PC on the East line of the Northeast Quarter (NE-1/4) of said Section 22; THENCE North 00°53'53" West along said East line for 1310.10 feet to the POINT OF BEGINNING. Containing 70.84 acres more or less.

Tract 2 Description:

A tract of land in the Northeast Quarter (NE-1/4) of Section 22, Township 2 South, Range 7 East, of the 6th P.M., in Marshall County, Kansas, being more fully described as follows:

BEGINNING at the Southeast (SE) Corner of said NE-1/4, point being marked with a 1/2" x 30" rebar with aluminum cap (w/AC); THENCE North 00°53'53" West along the East line of said NE-1/4 for 1320.00 feet to a 1/2" x 30" rebar with plastic cap (w/PC); THENCE North 89°58'00" West for 1575.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 80°53'43" West for 112.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 79°49'24" West for 101.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 89°32'54" West for 410.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 01°30'00" West for 252.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 75°50'00" East for 348.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 77°30'00" East for 125.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 19°00'00" West for 172.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 88°27'00" West for 555.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 12°45'00" West for 372.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 31°50'14" East for 590.79 feet to a 1/2" x 30" rebar w/PC on the South line of said NE-1/4; THENCE North 89°52'24" East along said South line for 2144.07 feet to the POINT OF BEGINNING. Containing 67.95 acres more or less.

Tract 3 Description:

A tract of land in the North Half (N-1/2) of Section 22, Township 2 South, Range 7 East, of the 6th P.M., in Marshall County, Kansas, being more fully described as follows:

BEGINNING at the Southeast (SE) corner of the Northwest Quarter (NW-1/4) of said Section 22, point being marked with a 1/2" Iron Pin (IP); THENCE South 89°49'24" West along the South line of said NW-1/4 for 991.11 feet to a 1/2" x 30" rebar with plastic cap (w/PC); THENCE North 00°45'58" West for 2641.48 feet to a 1/2" x 30" rebar w/PC on the North line of said NW-1/4; THENCE North 89°43'29" East along said North line for 990.43 feet to the NE corner of said NW-1/4; THENCE continuing North 89°43'29" East along said North line for 534.37 feet to a 1/2" x 30" rebar w/PC; THENCE South 08°59'33" West for 639.40 feet to a 1/2" x 30" rebar w/PC; THENCE South 34°54'59" West for 35.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 89°15'00" West for 466.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 01°15'00" East for 551.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 39°29'59" East for 65.00 feet to a 1/2" x 30" rebar w/PC; THENCE

North 72°17'29" East for 484.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 73°29'49" East for 117.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 03°25'01" East for 160.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 89°35'00" East for 290.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 79°53'25" East for 101.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 80°49'44" East for 112.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 89°58'00" East for 1575.00 feet to a 1/2" x 30" rebar w/PC on the East line of the Northeast Quarter (NE-1/4) of said Section 22; THENCE South 00°53'53" East along said East line for 20.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 89°58'00" West for 1575.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 80°53'43" West for 112.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 79°49'24" West for 101.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 89°32'54" West for 410.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 01°30'00" West for 252.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 75°50'00" East for 348.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 77°30'00" East for 125.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 19°00'00" West for 172.00 feet to a 1/2" x 30" rebar w/PC; THENCE North 88°27'00" West for 555.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 12°45'00" West for 372.00 feet to a 1/2" x 30" rebar w/PC; THENCE South 31°50'14" East for 590.79 feet to a 1/2" x 30" rebar w/PC on the South line of said NE-1/4; THENCE South 89°52'24" West along said South line for 500.50 feet to the POINT OF BEGINNING. Containing 81.82 acres more or less.

Access Easement: (In event Tract 1 buyer and Tract 3 buyer are different this access easement will be filed by seller prior to closing granting and access easement to Tract 3 from 11th Road on north end of Tract 1)

A tract of land in the Northeast Quarter (NE-1/4) of Section 22, Township 2 South, Range 7 East, of the 6th P.M., in Marshall County, Kansas, being more fully described as follows:

STARTING at the Northeast (NE) corner of said Section 22, point being marked with a 1/2" Iron Pin (IP);

THENCE South 89°43'29" West along the North line of said Section 22 for 33.00 feet to a 1/2" x 30" iron pin with plastic cap (IP w/PC) on the West Right-of-Way (R/W) line of 11th Road, said point being the POINT OF BEGINNING;

THENCE continuing South 89°43'29" West along said North line for 2071.70 feet to a 1/2" x 30" IP w/PC;

THENCE South 08°59'33" West for 30.40 feet;

THENCE North 89°43'29" East for 2076.92 feet to said West R/W line;

THENCE North 00°53'53" West along said West R/W line for 33.00 feet to the POINT OF BEGINNING.

Containing 1.43 acres more or less.