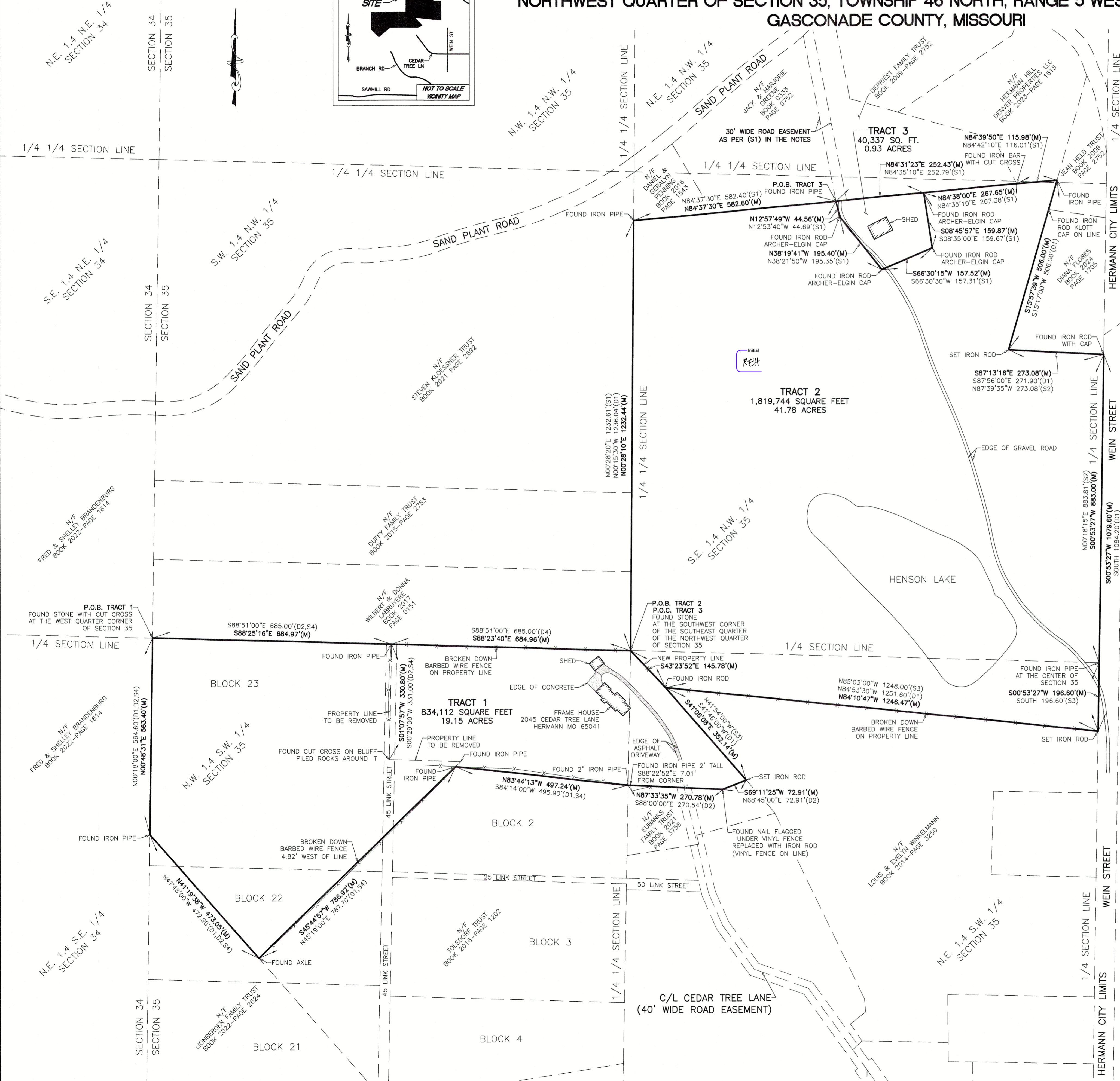
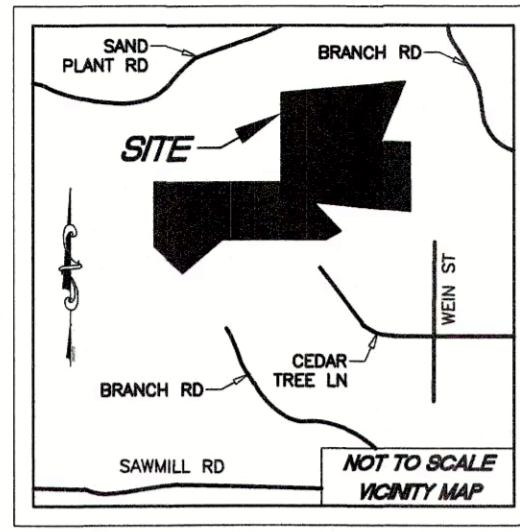
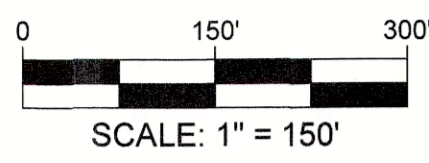


# BOUNDARY ADJUSTMENT SURVEY

## PART OF THE NORTH HALF OF THE SOUTHWEST QUARTER AND PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 46 NORTH, RANGE 5 WEST OF THE 5TH P.M., GASCONADE COUNTY, MISSOURI

2025-0305  
JENNY SCHNEIDER  
GASCONADE COUNTY  
CIRCUIT CLERK & RECORDER  
HERMANN, MO  
RECORDED ON  
02/11/2025 10:41:02 AM  
REC FEE: 69.00  
PAGE: 1  
*S4 BK 7, Pg 18*  
*Slide 358*



### NOTES:

- Bearings referenced to Grid North of the Missouri Coordinate System 1983, East Zone per GPS observations utilizing the MoDOT VRS RTK Network.
- Field work was completed on this site by Buescher Frankenberg Associates, Inc. on January, 16, 2025.  
M = Indicates measured outboundary information obtained by Buescher Frankenberg Associates, Inc.  
D1 = Recorded outboundary information as per "Correction to General Warranty Deed recorded on April 1, 2013, in Book 2013, Page 0911 of the Gasconade County Recorder of Deeds Office."  
D2 = Recorded outboundary information as per "General Warranty Deed" recorded on April 1, 2013, in Book 2013, Page 0913 of the Gasconade County Recorder of Deeds Office.  
S1 = Recorded outboundary information as per "Archer-Elgin Survey #J775" recorded on June 20, 2014, in Book 2014, Page 1621 and Surveyors Record Book 3, Page 34 of the Gasconade County Recorder of Deeds Office.  
S2 = Recorded outboundary information as per "Vincent C. Klott Survey P.L.S. 2045" recorded February 11, 2009, in Book 22, Page 123 of the Gasconade County Recorder of Deeds Office.  
S3 = Recorded outboundary information as per "Elmer F. Birk Survey #10,442 P.L.S. 1329" recorded in Book 16, Page 18 of the Gasconade County Recorder of Deeds Office.  
S4 = Recorded outboundary information as per "Elmer F. Birk Survey #10,738 P.L.S. 1329" recorded April 1979, in Book 17, Page 108 of the Gasconade County Recorder of Deeds Office.  
S5 = Road easement information now known as "Cedar Tree Lane" as per "Elmer Birk Survey #10,555 P.L.S. 1329" recorded July, 1993, in Volume 16, Page 118 of the Gasconade County Recorder of Deeds Office.
- Correction to General Warranty Deed recorded on April 1, 2013, in Book 2013, Page 0911, General Warranty Deed recorded on April 1, 2013, in Book 2013, Page 0913, Affidavit of Death Deed recorded on November 14, 2024, in Book 2024, Page 2644 of the Gasconade County Recorder of Deeds Office.

### LEGAL DESCRIPTION: TRACT 1

A tract of land being part of Blocks 2, 22 and 23 and a 45 link wide street and part of the Northwest quarter of the Southwest quarter and part of the Northeast quarter of the Southwest quarter of Section 35, Township 46 North, Range 5 West of the 5th P.M., Gasconade County, Missouri, to wit:

Beginning at a found stone with cut cross at the West quarter corner of said Section 35, also being the Northwest corner of said Block 23; thence leaving said West line, along said North line of said Block 23 and said North line of said Northwest quarter of the Southwest quarter of the Southwest quarter of Section 35, Township 46 North, Range 5 West of the 5th P.M., Gasconade County, Missouri, to a found iron pipe in the centerline of a 45 link wide street; thence leaving said centerline, along said North line S88°-23'-40"E 684.96 ft. to a found stone at the Northeast corner of said Northwest quarter of the Southwest quarter, also being the Northeast corner of said Block 2; thence leaving said North line and said East line S43°-23'-52"E 145.78 ft. to a found iron rod; thence S41°-06'-08"E 352.14 ft. to a set iron rod; thence S69°-11'-25"W 72.91 ft. to a set iron rod; thence N87°-33'-35"W 270.78 ft. to a found iron pipe on said East line of said Block 2; thence leaving said East line N83°-44'-13"W 497.24 ft. to a found iron pipe; thence S45°-44'-57"W 786.92 ft. to a found axle; thence N41°-19'-38"W 473.05 ft. to a found iron pipe on said West line of said Block 23 and said West line of said Northwest quarter of the Southwest quarter, thence along said West line N00°-48'-31"E 563.40 ft. to the point of beginning, containing 19.15 acres. Subject to any and all easements, conditions, restrictions, etc. of record.

### LEGAL DESCRIPTION: TRACT 2

A tract of land being part of the Northwest quarter and part of the Northeast quarter of the Southwest quarter of Section 35, Township 46 North, Range 5 West of the 5th P.M., Gasconade County, Missouri, to wit:

Beginning at a found stone at the Southwest corner of said Southeast quarter of the Northwest quarter of said Section 35; thence leaving said South line, along said West line of said Southeast quarter of the Northwest quarter N00°-28'-10"E 1232.44 ft. to a found iron pipe; thence leaving said West line N84°-37'-30"E 582.60 ft. to a found iron pipe; thence S12°-57'-49"E 44.56 ft. to a found iron rod with cap; thence S38°-19'-41"E 195.40 ft. to a found iron rod with cap; thence N66°-30'-15"E 157.52 ft. to a found iron rod with cap; thence N08°-45'-57"W 159.87 ft. to a found iron rod with cap; thence N84°-38'-00"E 267.65 ft. to a found iron bar with cut cross; thence N84°-39'-50"E 115.98 ft. to a found iron pipe; thence S15°-57'-39"W 506.00 ft. to a set iron rod; thence S87°-13'-16"E 273.08 ft. to a found iron rod with cap on the West right-of-way line of "Wein Street", also being on the East line of said Southeast quarter of the Northwest quarter, thence along said East line and said West right-of-way line S00°-53'-27"W 1079.60 ft. to a set iron rod; thence leaving said East line and said West right-of-way line N84°-10'-47"W 1246.47 ft. to a found iron rod; thence N43°-23'-52"W 145.78 ft. to the point of beginning, containing 41.78 acres. Subject to any and all easements, conditions, restrictions, etc. of record.

### LEGAL DESCRIPTION: TRACT 3

A tract of land being part of the Southeast quarter of the Northwest quarter of Section 35, Township 46 North, Range 5 West of the 5th P.M., Gasconade County, Missouri, to wit:

Commencing at a found stone at the Southwest corner of said Southeast quarter of the Northwest quarter of said Section 35; thence leaving said South line, along said West line of said Southeast quarter of the Northwest quarter N00°-28'-10"E 1232.44 ft. to a found iron pipe; thence leaving said West line N84°-37'-30"E 582.60 ft. to a found iron pipe at the point of beginning; thence N84°-31'-23"E 252.43 ft. to a found iron rod with cap; thence S08°-45'-57"E 159.87 ft. to a found iron rod with cap; thence S66°-30'-15"W 157.52 ft. to a found iron rod with cap; thence N38°-19'-41"W 195.40 ft. to a found iron rod with cap; thence N12°-57'-49"W 44.56 ft. to the point of beginning, containing 0.93 acres. Subject to any and all easements, conditions, restrictions, etc. of record.

STATE OF MISSOURI )  
COUNTY OF GASCONADE ) SS

This is to certify to the Robert E. Henson Revocable Living Trust and to Ross E. Henson a Trustee, that during the month of February, 2025, we executed a Property Boundary Survey and Boundary Adjustment Survey, being part of the North half of the Southwest quarter and part of the East half of the Northwest quarter of Section 35, Township 46 North, Range 5 West of the 5th P.M., Gasconade County, Missouri. To the best of my knowledge and belief, this map or plot and the survey on which it is based were made in accordance with the current "Missouri Standards for Property Boundary Surveys of the Missouri Department of Commerce and Insurance, Missouri Board of Architects, Professional Engineers, Professional Land Surveyors, and Professional Landscape Architects" and meets the accuracy requirement of a Rural Survey as defined therein.

TELEPHONE: (636) 238-4751  
  
 WASHINGTON, MISSOURI 63090  
 103 ELM STREET

**ROBERT E. HENSON REVOCABLE LIVING TRUST**  
**ROSS E. HENSON (TRUSTEE)**  
**2045 CEDAR TREE LANE**  
**HERMANN MISSOURI 65041**  
**GASCONADE COUNTY**



*Mark R. Frankenberg*  
 Date: 2/6/25  
 Mark R. Frankenberg, PLS #2365  
 Registered Land Surveyor  
 for Buescher Frankenberg Associates, Inc.  
 Corporate #009B

DRAWN	J.R.M.
DATE	2/6/25
JOB No.	8604
SHEET NAME	BOUNDARY ADJUSTMENT SURVEY