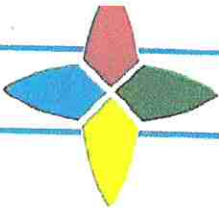


2025-0261  
01/24/2025 02:11 PM  
STATE OF ILLINOIS  
COUNTY OF FRANKLIN  
KEVIN WILSON  
REC FEE: 91.00  
RHSP SURCHARGE: 18.00  
LEGAL APPROVAL: 25.00

# PLAT OF SURVEY



# Shawnee Professional Services

Engineers ♦ Surveyors ♦ Acquisition ♦ 2025-0261

01/24/2025 02:11 PM  
STATE OF ILLINOIS  
COUNTY OF FRANKLIN  
KEVIN WILSON  
REC FEE: 91.00  
RHSP SURCHARGE: 18.00  
LEGAL APPROVAL: 25.00

1/15/2025

Neal Hargis  
Chairman of the Franklin County Board of Commissioners

Re: Ryan Skibo Plat of Survey

Dear Mr. Hargis,

We are needing a Variance for a new parcel and access easement on the Ryan Skibo Property as shown on the Plat of Survey Dated January 13, 2025.

Please accept this request for variance of the new parcel of the Skibo property as shown on the plat of survey.

Thank you for your consideration.

Billy J. Abernathy – Professional Land Surveyor  
Shawnee Professional Services  
PO Box 125  
Vienna, IL 62995-0125  
Phone: (618) 658-6065  
[shawneepsi.com](http://shawneepsi.com)

Variance approved by: Neal Hargis – Chairman

Date 1/21/25

104 South 4th Street  
PO Box 125  
Vienna, Illinois 62995-0125  
T: 1 (618) 658-6065  
F: 1 (618) 658-9190

ShawneePSI.com

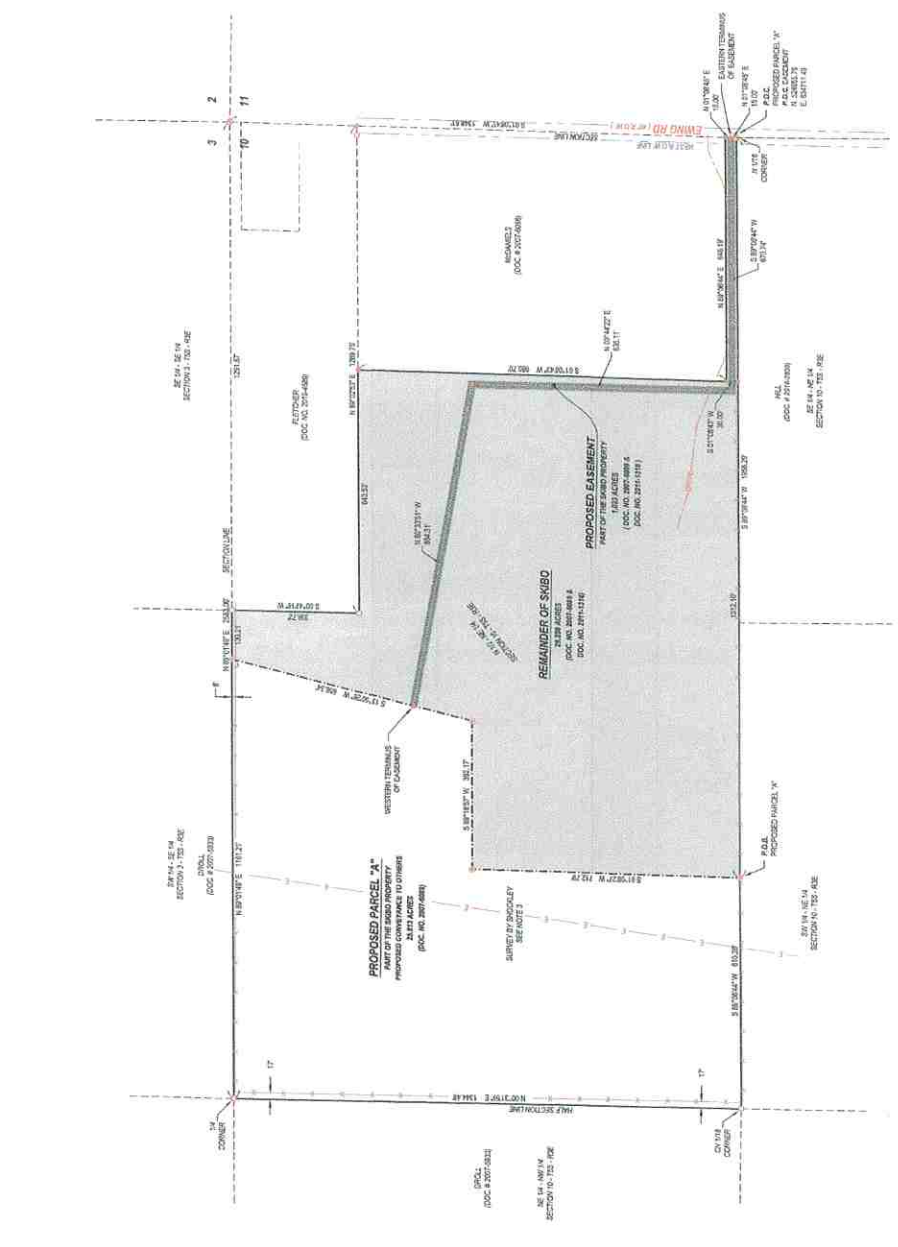


# PLAT OF SURVEY

## PART OF THE RYAN & EMILY SKIBO PROPERTY PART OF THE NORTH 1/2 - NE 1/4 OF SECTION 10, T 5 S, R 3 E OF THE 3RD P.M., FRANKLIN COUNTY, ILLINOIS.

MAIN SOURCE OF REFERENCE: DOC. NO. 2007-6089 & DOC. NO. 2011-1316

- \*\* LEGEND \*\***
- IRON ROD SET PER S.P.S.
  - MAG NAIL FOUND
  - WOOD POST
  - MONUMENTATION
  - P.O.C. POINT OF COMMENCEMENT
  - P.O.S. POINT OF BEGINNING
  - RIGHT-OF-WAY LINE
  - CENTERLINE ROAD/DRIVE
  - EXISTING FENCE LINE
  - BOUNDARY LINE
  - SECTIONED LINE
  - PROPOSED EASEMENT
  - PROPOSED EASEMENT
  - BUILDING STRUCTURE
  - PROPOSED EASEMENT



**DESCRIPTION OF PROPOSED PARCEL "A"**  
24.13 ACRES - PART OF THE SKIBO PROPERTY

A PARCEL OF LAND BEING PART OF THE NORTH-HALF OF THE NORTH-EAST QUARTER OF SECTION 10, TOWNSHIP 5 SOUTH, RANGE 3 EAST, OF THE THIRD PRINCIPAL MERIDIAN, FRANKLIN COUNTY, ILLINOIS. THE SKIBO PARCEL BEING PART OF PROPERTY ACQUIRED AND RECORDED IN OCCASIONAL NUMBER 2007-6089 AND RECORDED IN THE PUBLIC RECORDS OF FRANKLIN COUNTY, ILLINOIS, DATED OCTOBER 23, 2007. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS SHOWN ON THE PLAT OF SURVEY FOR THE SKIBO PROPERTY AND AS SHOWN ON THE RECORDED PLAT OF SURVEY FOR THE SKIBO PROPERTY AND AS SHOWN ON THE RECORDED PLAT OF SURVEY FOR THE SKIBO PROPERTY AND AS SHOWN ON THE RECORDED PLAT OF SURVEY FOR THE SKIBO PROPERTY.

**DESCRIPTION OF PROPOSED EASEMENT**  
TO BE GRANTED TO THE SKIBO PROPERTY

A 50 FEET WIDE EASEMENT FOR THE RIGHT OF ACCESS, CROSSING AND UTILITY ACCESS BEING A FEET TO THE NORTH-HALF OF THE NORTH-EAST QUARTER OF SECTION 10, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE PRINCIPAL MERIDIAN, FRANKLIN COUNTY, ILLINOIS. SAID EASEMENT BEING 50 FEET EACH SIDE OF THE CENTERLINE THEREOF AS A MAG NAIL FOUND AT THE EAST END OF THE EASEMENT, 50 FEET NORTH OF THE EAST END OF THE SECTIONED LINE OF SECTION 10, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE PRINCIPAL MERIDIAN, FRANKLIN COUNTY, ILLINOIS. SAID EASEMENT BEING 50 FEET EACH SIDE OF THE CENTERLINE THEREOF AS A MAG NAIL FOUND AT THE EAST END OF THE EASEMENT, 50 FEET NORTH OF THE EAST END OF THE SECTIONED LINE OF SECTION 10, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE PRINCIPAL MERIDIAN, FRANKLIN COUNTY, ILLINOIS. SAID EASEMENT BEING 50 FEET EACH SIDE OF THE CENTERLINE THEREOF AS A MAG NAIL FOUND AT THE EAST END OF THE EASEMENT, 50 FEET NORTH OF THE EAST END OF THE SECTIONED LINE OF SECTION 10, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE PRINCIPAL MERIDIAN, FRANKLIN COUNTY, ILLINOIS.

**SURVEYOR'S NOTES & REFERENCES**

1. SURVEYOR'S OFFICE HAS REVIEWED ALL RECORDS OF THE COUNTY OF FRANKLIN, ILLINOIS, RELEVANT TO THIS SURVEY AND HAS FOUND NO OTHER SURVEYS OR RECORDS THAT AFFECT THIS SURVEY.
2. REFERENCE WAS MADE TO A SURVEY BY JACQUES L. SIBEL FOR THE LAND SIBEL DATED SEPTEMBER 20, 2002.
3. REFERENCE WAS MADE TO A SURVEY BY JACQUES L. SIBEL FOR THE LAND SIBEL DATED SEPTEMBER 20, 2002.
4. THE PUBLIC RECORDS OF FRANKLIN COUNTY, ILLINOIS, WERE REVIEWED AND ACCORDANCE WITH THE PUBLIC RECORDS OF FRANKLIN COUNTY, ILLINOIS, WAS MADE TO A SURVEY BY JACQUES L. SIBEL FOR THE LAND SIBEL DATED SEPTEMBER 20, 2002.
5. THE PUBLIC RECORDS OF FRANKLIN COUNTY, ILLINOIS, WERE REVIEWED AND ACCORDANCE WITH THE PUBLIC RECORDS OF FRANKLIN COUNTY, ILLINOIS, WAS MADE TO A SURVEY BY JACQUES L. SIBEL FOR THE LAND SIBEL DATED SEPTEMBER 20, 2002.
6. WITH A SURVEYOR'S OFFICE OF FRANKLIN COUNTY, ILLINOIS.

**SURVEYOR'S CERTIFICATION**

I, RYAN SKIBO, SURVEYOR, DO HEREBY CERTIFY THAT THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF THE ILLINOIS SURVEYING ACT AND THAT THE PLAT IS TRUE AND CORRECT IN ALL RESPECTS.

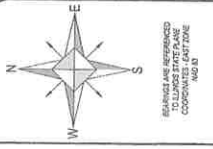


DATED THIS 23RD DAY OF JANUARY, 2014 AT FRANKLIN, ILLINOIS.

*Ryan Skibo*  
RYAN SKIBO, SURVEYOR  
FRANKLIN COUNTY, ILLINOIS

REVISIONS	#	Date	Note

RYAN SKIBO  
FRANKLIN COUNTY, ILLINOIS



SHAWNEE PROFESSIONAL SERVICES  
SURVEYORS & ENERGY SERVICES  
P.O. BOX 125  
104 S. 4TH STREET  
FRANKLIN, ILLINOIS 62424  
TEL: 618-655-5055  
WWW.SHAWNEEPS.COM

**PLAT OF SURVEY**  
PART OF THE NORTH 1/2 - NE 1/4 OF SECTION 10, T 5 S,  
R 3 E OF THE 3RD P.M., FRANKLIN COUNTY, ILLINOIS.

The Professional Service Contains:  
The Current Illinois Minimum Standards  
& Practice Applicable to Boundary  
Surveying.