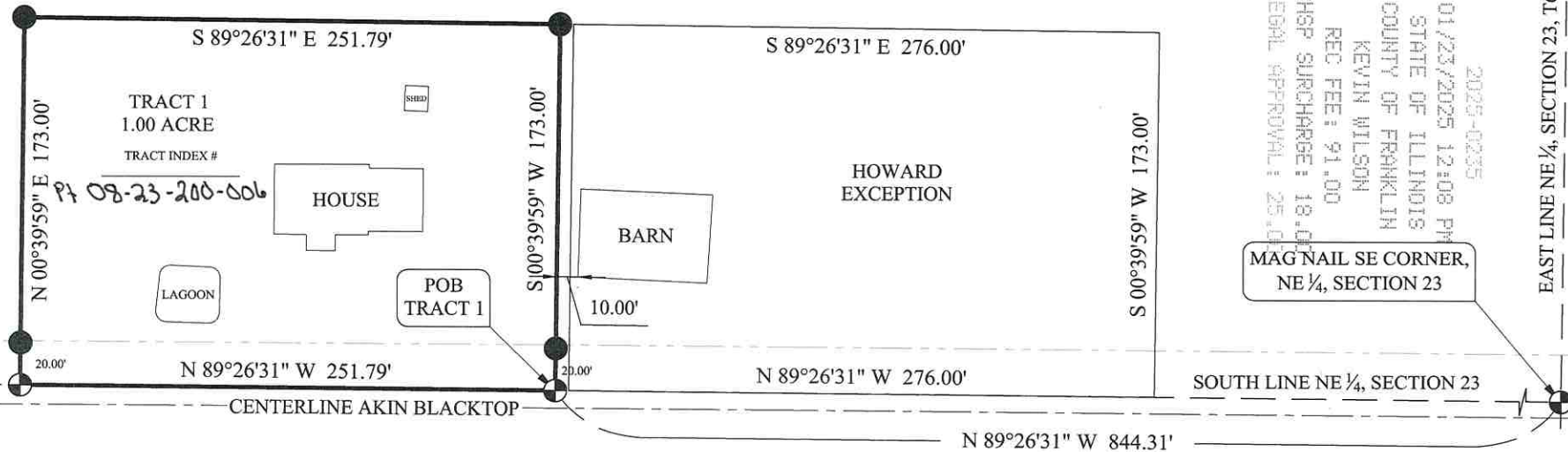


# PLAT OF SURVEY



2025-0235  
 01/23/2025 12:08 PM  
 STATE OF ILLINOIS  
 COUNTY OF FRANKLIN  
 KEVIN WILSON  
 REC FEE: 91.00  
 RHP SURCHARGE: 18.00  
 LEGAL APPROVAL: 25.00

**LEGAL DESCRIPTION FOR TRACT 1:**

A part of the Southeast Quarter of the Northeast Quarter of Section 23, Township 6 South, Range 3 East of the Third Principal Meridian, located in Franklin County, Illinois. Further described as follows:  
 Commencing at a mag nail marking the Southeast corner of the Northeast Quarter of said Section 23; thence North 89 degrees 26 minutes 31 seconds West along the South line of the Northeast Quarter of said Section 23, a distance of 844.31 feet to the Point of Beginning; thence North 89 degrees 26 minutes 31 seconds West along the South line of the Northeast Quarter of said Section 23, a distance of 251.79 feet to a set mag nail; thence North 0 degrees 39 minutes 59 seconds East, 173.00 feet to a set # 4 rebar; thence South 89 degrees 26 minutes 31 seconds East, 251.79 feet to a set # 4 rebar; thence South 0 degrees 39 minutes 59 seconds West, 173.00 feet to the said Point of Beginning. Tract 1 contains 1.00 acres more or less.

**Acreeage Variance approved by Franklin County Board**

*Neil Hargis*  
 Neil Hargis  
 Franklin County Board Chair  
 1-21-25  
 Date



SCALE 1" = 80'

- = SET #4 REBAR
- ⊕ = MAG NAIL

**SURVEYORS STATEMENT:**

No search was made for easements or utilities.  
 This Plat of Survey is not for scaling purposes.  
 Basis of Bearings are State Plane Coordinates NAD 1927, IL. East Zone  
 This Plat of Survey meets the minimum standards of practice for Boundary Surveys in the State of Illinois.

I, Donald L. Bullard, Illinois Professional Land Surveyor number 2574, Surveyed the above Legal Description at the request of Ted Howard, on December 23rd, 2024.

*Donald L. Bullard*

Donald L. Bullard, Illinois Professional Land Surveyor Number 2574.

Donald L. Bullard Land Surveyor	21214 Corinth Rd. Thompsonville IL. 62890 (618) 982-2002	Design By: DB
	Ted Howard NE 1/4, Section 23, T6S, R3E, 3rd PM. Franklin County, Illinois	Drawn By: BN
		Check By: DB

Date: December 23rd, 2024

**DONALD L. BULLARD LAND SURVEYOR**

**SUBDIVISION ORDINANCE VARIANCE ;**

December 26-2024

Franklin County Board

901 Public Square

Benton, Il, 618-435-9800

Re: Ted Howard Revocable trust

Acreage Variance

Dear Sirs:

I Donald L. Bullard, on behalf of the owner Ted Howard (Ted Howard Revocable Trust) am requesting a variance of the Subdivision ordinance. The acreage of Tract 1, is 1.00 acres with Roadway frontage on Akin Blacktop, (see attached Plat of Survey).

If you should have any questions, or need additional information, please do not hesitate to contact us.

Yours very truly,

  
Donald L. Bullard

Illinois Professional Land Surveyor

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21214 Corinth Road

Thompsonville, Il. 62890

618-521-4564