

EASEMENT

The Grantors, CHARLES W. FREDERICK AND JOAN L. FREDERICK, Trustees of THE CHARLES & JOAN FREDERICK FAMILY TRUST, dated May 21, 2004, of Dupu, Illinois, for and in consideration of one dollar and other good and valuable consideration, in hand paid, hereby convey and quit claim to BROCK DURBIN, of Evansville, Illinois, and his successors and assigns forever, a non-exclusive easement for ingress and egress, over, along, across, under, and within the property of Grantors described in Exhibit A as an easement appurtenant to the real estate described in Exhibit B attached hereto, said easement described as follows and on Exhibit C:

A permanent easement twenty (20.00) feet in width across part of the northwest quarter of Section 5, Township 5 South, Range 9 West of the Third Principal Meridian, Monroe County, Illinois, said permanent easement lying ten (10.00) feet on each side of the following described centerline:

Commencing at a stone at the southwest corner of the northwest quarter of said Section 5; thence on an assumed bearing of North 00 degrees 50 minutes 17 seconds East on the west line of the northwest quarter of Section 5, a distance of 1,309.20 feet to an iron pin in the centerline of a rock driveway, the point of beginning of the centerline herein described; thence northeasterly on the centerline of a rock driveway on a curve to the left having a radius of 110.00 feet, an arc distance of 97.00 feet (chord = North 42 degrees 30 minutes 50 seconds East, 93.89 feet) to a point; thence North 17 degrees 15 minutes 06 seconds East on the centerline of a rock driveway, a distance of 81.00 feet to a point; thence northeasterly on the centerline of a rock driveway on a curve to the right having a radius of 200.00 feet, an arc distance of approximately 118 feet, more or less, to a point on the centerline of a public road known as "G Road", the terminus of the centerline herein described.

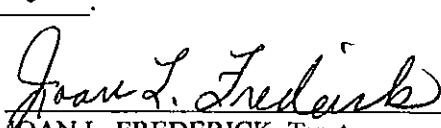
ALSO:

A permanent easement twenty (20.00) feet in width across part of the northeast quarter of Section 6, Township 5 South, Range 9 West of the Third Principal Meridian, Monroe County, Illinois, said permanent easement lying ten (10.00) feet on each side of the following described centerline:

Commencing at a stone at the southeast corner of the northeast quarter of said Section 6; thence on an assumed bearing of North 00 degrees 50 minutes 17 seconds East on the east line of the northeast quarter of Section 6, a distance of 1,309.20 feet to an iron pin on the centerline of a rock driveway, the point of beginning of the centerline herein described; thence on the centerline of a rock driveway the following 7 courses: thence northwesterly on a curve to the right having a radius of 110.00 feet, an arc distance of 139.00 feet (chord = North 76 degrees 01 minute 24 seconds West, 129.93 feet) to a point; thence southwesterly on a curve to the left having a radius of 105.00 feet, an arc distance of 75.00 feet (chord = North 60 degrees 17 minutes 08 seconds West, 73.42 feet) to a point; thence North 80 degrees 44 minutes 54 seconds West, a distance of 124.00 feet to a point; thence southwesterly on a curve to the left having a radius of 80.00 feet, an arc distance of 81.00 feet (chord = South 70 degrees 14 minutes 44 seconds West, 77.58 feet) to a point; thence South 41 degrees 14 minutes 23 seconds West, a distance of 172.00 feet to a point; thence southwesterly on a curve to the left having a radius of 130.00 feet, an arc distance of 104.80 feet (chord = South 18 degrees 08 minutes 45 seconds West, 101.98 feet) to a point; thence South 04 degrees 56 minutes 52 seconds East on the centerline of said rock driveway, a distance of 102.32 feet to an iron pin; thence North 78 degrees 53 minutes 27 seconds West, a distance of 100.00 feet to a point; thence North 89 degrees 51 minutes 00 seconds West, a distance of 105.00 feet to a point; thence South 51 degrees 19 minutes 00 seconds West, a distance of 145.00 feet to a point; thence South 08 degrees 37 minutes 00 seconds East, a distance of 135.00 feet to a point; thence South 02 degrees 10 minutes 00 seconds East, a distance of 125.00 feet to a point; thence South 10 degrees 34 minutes 00 seconds West, a distance of 50.00 feet to a point; thence South 61 degrees 40 minutes 00 seconds West, a distance of 25.00 feet to a point; thence North 72 degrees 34 minutes 00 seconds West, a distance of 105.00 feet to a point; thence South 69 degrees 50 minutes 00 seconds West, a distance of 45.00 feet to a point; thence South 14 degrees 03 minutes 00 seconds West, a distance of 245.00 feet to a point; thence South 40 degrees 00 minutes 00 seconds East, a distance of 70.00 feet to a point; thence South 58 degrees 30 minutes 00 seconds East, a distance of 125.00 feet to a point; thence South 43 degrees 00 minutes 00 seconds East, a distance of 70.00 feet to a point; thence South 01 degree 59 minutes 58 seconds East, a distance of 55.00 feet to a point; thence South 52 degrees 20 minutes 00 seconds West, a distance of 45.00 feet to a point; thence South 77 degrees 00 minutes 00 seconds West, a distance of 80.00 feet to a point; thence South 16 degrees 12 minutes 02 seconds West, a distance of 105.00 feet to a point; thence South 42 degrees 16 minutes 59 seconds West, a distance of approximately 86 feet, more or less, to a point on the south line of the northeast quarter of Section 6, the terminus of the centerline herein described.

Dated this 13th day of March, 2020.


CHARLES W. FREDERICK, Trustee


JOAN L. FREDERICK, Trustee

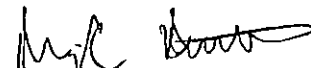
STATE OF ILLINOIS)
)
COUNTY OF ST. CLAIR)

I, the undersigned, a Notary Public in and for said County and State aforesaid, do hereby certify that CHARLES W. FREDERICK AND JOAN L. FREDERICK, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, as trustees, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 13th day of March, 2020.

[SEAL]





Notary Public

Document prepared by Mary E. Buettner, P.C., Attorney at Law, 836 N. Market St., Waterloo, Illinois 62298; 618/939-6439.

Return to: Mary E. Buettner, P.C., Attorney at Law, 836 N. Market St., Waterloo, Illinois 62298.

EXHIBIT A

Parcel #1: The Northwest Quarter of the Northeast Quarter of Section Six (6), Township Five (5) South, Range Nine (9) West of the 3rd P.M., Monroe County, Illinois, EXCEPTING Thirteen and fifty one Hundredths (13.50) acres off the North side thereof.

The Northeast Quarter of the Northeast Quarter of Section Six (6), in Township Five (5) South, Range-Nine (9) West of the 3rd P.M., Monroe County, Illinois, EXCEPTING Thirteen and fifty one hundredths (13.50) acres off the North side thereof.

All that part of the Northwest Quarter lying on top of the bluffs of Section Six (6), in Township Five (5) South, Range Nine (9) West of the 3rd P.M., Monroe County, Illinois; and being the same premises described in Deed Record 132 on page 427 in the Recorder's Office of Monroe County, Illinois.

Parcel #2: The South One Half (1/2) of the Northeast Quarter of Section Six (6) in Township Five (5) South, Range Nine (9) West of the 3rd P.M., Monroe County, Illinois.

A tract of land approximately Three (3) acres, more or less, being all of the land lying West of the County Road in the Northwest Quarter of Section Five (5) in Township Five (5) South, Range Nine (9) West of the 3rd P.M., Monroe County, Illinois; and being the same premises described in Deed Record 132, page 428, in the Recorder's Office of Monroe County, Illinois.

Parcel #3: Beginning at the Northeast corner of the Southwest Quarter of Section 6 of Township Five (5) South, Range Nine (9) West of the 3rd P.M., Monroe County, Illinois; thence West along the North line of the said Southwest Quarter, a distance of 1,867 feet to a point on the Northeasterly line of a highway known as County Highway No. 6; thence Southeasterly along the said Northeasterly line of said Highway, a distance of 2,521 feet to the intersection of said Highway line with the East line of the said Southwest Quarter; thence North along the said East line of the Southwest Quarter, a distance of 1,650 feet to the place of beginning, and being all that part of the Southwest Quarter of Section 6 of Township Five (5) South, Range Nine (9) West of the 3rd P.M., Monroe County, Illinois, which lies Northeasterly of a highway, known as County Highway No. 6; and being the same premises described in Deed Record 132 on page 429 in the Recorder's Office of Monroe County, Illinois.

EXCEPTING therefrom any portion of the land which lies within the right-of-way lines of the public roads known as County Highway #6 and G Road.

EXHIBIT B

The Southeast fractional Quarter of Section Six (6) in Township 5 South, Range 9 West of the 3rd P.M., also being known as Tax Lot One (1) as shown by Surveyor's Official Plat Record "A" on page 27, Monroe County, Illinois.

EXCEPTING, however, that part thereof which lies Easterly of a public road known as G Road which runs Northerly and Southerly through said quarter section.

FURTHER EXCEPTING, that part thereof which lies Southwesterly of County Highway #3 which was conveyed to Kenneth R. Wentz and wife by deed dated September 12, 1980 and duly recorded in Deed Record 133 on page 403, in the Recorder's Office of Monroe County, Illinois.

FURTHER EXCEPTING, that part thereof which lies within the right-of-way lines of the public roads known as G Road and County Highway #3.

EXHIBIT C