

# Scott County, IL

Tax Id: 06-16-100-001



## Ameren - Illinois Rivers



Contract Land Staff, LLC  
2245 Texas Drive, Suite 200  
Sugar Land, TX 77479

*For discussion purposes only. All measurements and distances are approximations and pend final survey and engineering.*



- Route
- Tracts
- Adjacent Tracts
- Section Boundary



**Bruce D. Dahman**

Tract No.:A\_ILRP\_MP\_ST\_052

Date: 4/10/2015

AMEREN TRANSMISSION  
ILLINOIS RIVERS PROJECT  
MEREDOSIA TO PAWNEE  
345 KV TRANSMISSION LINE

## EXHIBIT "A"

**TRACT 1**

A 2.308 ACRE TRACT OF LAND SITUATED IN THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 12 WEST OF THE 3RD PRINCIPAL MERIDIAN, SCOTT COUNTY, ILLINOIS AND BEING PART OF A TRACT OF LAND DESCRIBED IN DEEDS TO BRUCE DAHMAN, RECORDED IN BOOK 100, PAGES 314, 316, 319, AND 322 OF THE DEED RECORDS OF SCOTT COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT A POINT IN THE NORTH LINE OF SAID NORTH 1/2, FROM WHICH A T-POST FOUND AT THE NORTHEAST CORNER OF SAID NORTH 1/2 BEARS NORTH 89 DEGREES 57 MINUTES 53 SECONDS EAST, A DISTANCE OF 2,535.70 FEET, SAID POINT OF BEGINNING HAVING GRID COORDINATES OF N:1092387.52, E:2217610.84;

**THENCE** SOUTH 00 DEGREES 48 MINUTES 45 SECONDS WEST, LEAVING SAID NORTH LINE, A DISTANCE OF 1.39 FEET TO A POINT FOR CORNER;

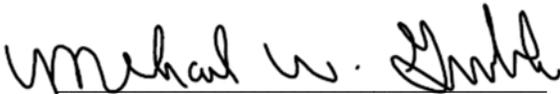
**THENCE** SOUTH 01 DEGREES 14 MINUTES 24 SECONDS WEST, A DISTANCE OF 1,339.22 FEET TO A POINT FOR CORNER IN THE SOUTH LINE OF SAID NORTH 1/2;

**THENCE** SOUTH 89 DEGREES 45 MINUTES 52 SECONDS WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 75.02 FEET TO THE SOUTHWEST CORNER OF SAID NORTH 1/2, FROM WHICH A 5/8-INCH IRON ROD FOUND AT THE WEST 1/4 CORNER OF SECTION 17, TOWNSHIP 14 NORTH, RANGE 12 WEST OF THE 3RD PRINCIPAL MERIDIAN BEARS SOUTH 75 DEGREES 45 MINUTES 03 SECONDS WEST, A DISTANCE OF 5,446.38 FEET;

**THENCE** NORTH 01 DEGREES 14 MINUTES 24 SECONDS EAST, ALONG THE WEST LINE OF SAID NORTH 1/2, A DISTANCE OF 1,340.87 FEET TO THE NORTHWEST CORNER OF SAID NORTH 1/2;

**THENCE** NORTH 89 DEGREES 57 MINUTES 53 SECONDS EAST, ALONG SAID NORTH LINE, A DISTANCE OF 75.01 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 100,555 SQUARE FEET OR 2.308 ACRES OF LAND, MORE OR LESS.

BEARING BASIS: ALL BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE ILLINOIS STATE PLANE COORDINATE SYSTEM, NAD 83(2011), WEST ZONE. ALL DISTANCES SHOWN HEREON ARE SURFACE DISTANCES.



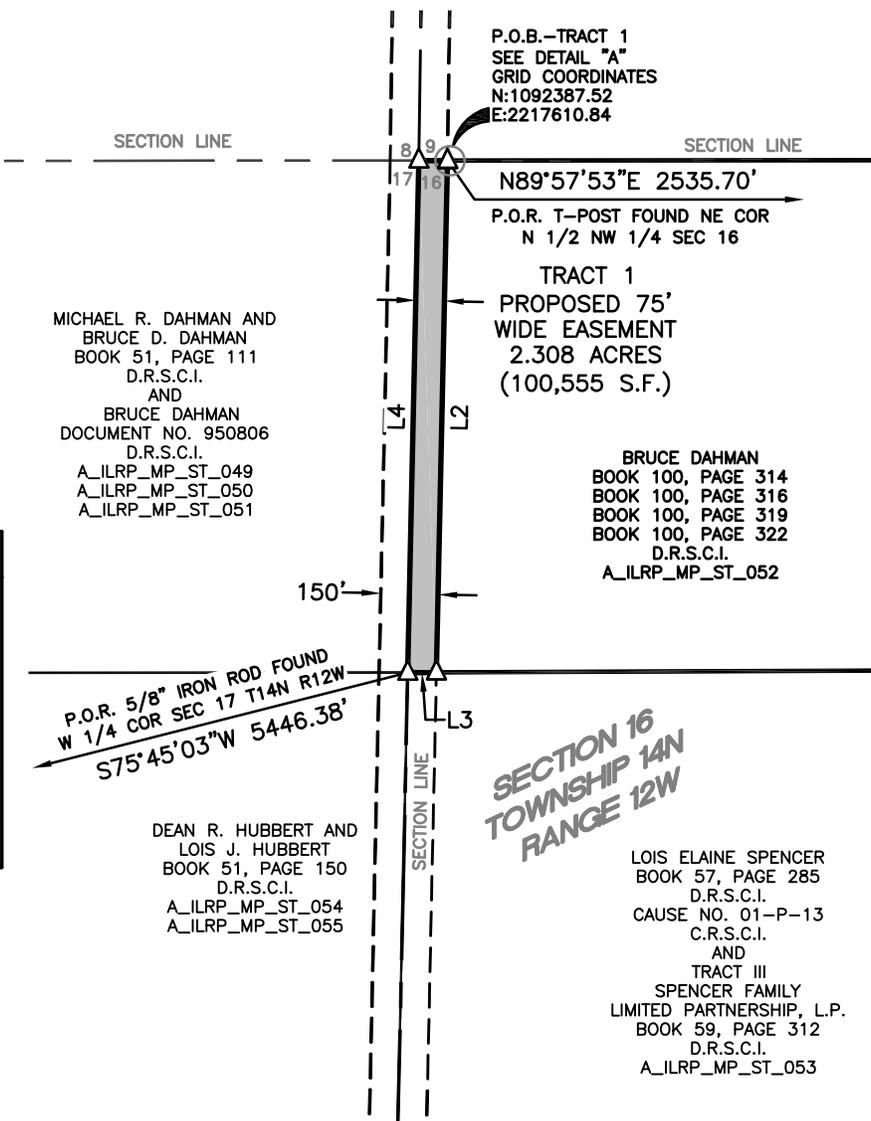
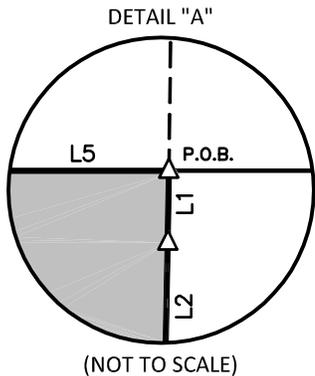
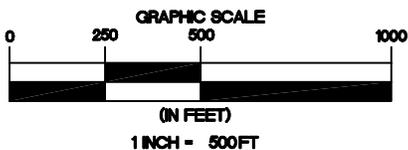
MICHAEL W. GERBERICK  
PROFESSIONAL LAND SURVEYOR  
REGISTRATION NO. 035-002683  
STATE OF ILLINOIS PROFESSIONAL  
DESIGN FIRM LICENSE NO. 184.006475

DATE: 04/22/2015



# EXHIBIT "A"

TRACT 1



MICHAEL R. DAHMAN AND  
BRUCE D. DAHMAN  
BOOK 51, PAGE 111  
D.R.S.C.I.  
AND  
BRUCE DAHMAN  
DOCUMENT NO. 950806  
D.R.S.C.I.  
A\_ILRP\_MP\_ST\_049  
A\_ILRP\_MP\_ST\_050  
A\_ILRP\_MP\_ST\_051

TRACT 1  
PROPOSED 75'  
WIDE EASEMENT  
2.308 ACRES  
(100,555 S.F.)

BRUCE DAHMAN  
BOOK 100, PAGE 314  
BOOK 100, PAGE 316  
BOOK 100, PAGE 319  
BOOK 100, PAGE 322  
D.R.S.C.I.  
A\_ILRP\_MP\_ST\_052

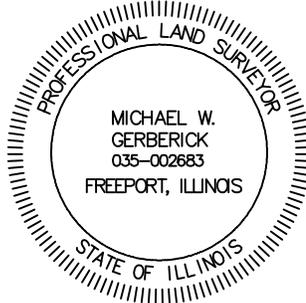
LOIS ELAINE SPENCER  
BOOK 57, PAGE 285  
D.R.S.C.I.  
CAUSE NO. 01-P-13  
C.R.S.C.I.  
AND  
TRACT III  
SPENCER FAMILY  
LIMITED PARTNERSHIP, L.P.  
BOOK 59, PAGE 312  
D.R.S.C.I.  
A\_ILRP\_MP\_ST\_053

LINE TABLE		
NUMBER	BEARING	DISTANCE
L1	S00°48'45"W	1.39'
L2	S01°14'24"W	1339.22'
L3	S89°45'52"W	75.02'
L4	N01°14'24"E	1340.87'
L5	N89°57'53"E	75.01'

SECTION 16  
TOWNSHIP 14N  
RANGE 12W

### LEGEND

- C.R.S.C.I. COURT RECORDS
- SCOTT COUNTY, ILLINOIS
- D.R.S.C.I. DEED RECORDS
- SCOTT COUNTY, ILLINOIS
- P.O.B. POINT OF BEGINNING
- P.O.R. POINT OF REFERENCE
- CALCULATED POINT
- 1/2" IRON ROD WITH A CAP
- STAMPED "JONES PDF5094" FOUND
- TYPICAL SECTION CORNER
- TRACT LINE
- SECTION LINE
- SUBJECT PROPERTY LINE
- PROPERTY LINE
- PROPOSED EASEMENT CENTERLINE
- PROPOSED EASEMENT



*Michael W. Gerberick*

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PROFESSIONAL LAND SURVEYOR  
NO. 035-002683 - STATE OF ILLINOIS  
PROFESSIONAL DESIGN FIRM  
LICENSE NO. 184.006475 - STATE OF ILLINOIS

#### NOTES:

1. THIS EXHIBIT DOES NOT REFLECT ANY UNDERGROUND UTILITIES, EASEMENT OF RECORD OR OTHER ENCUMBRANCES THAT MAY AFFECT THE SUBJECT TRACT.
2. REFERENCE IS MADE TO THE DESCRIPTION OF EVEN DATE ACCOMPANYING THIS SKETCH.

SHEET 02 OF 04

PROJECT: ILLINOIS RIVERS
JOB NUMBER: 32359
DATE: 04/22/2015
SCALE: 1" = 500'
TRACT ID: A_ILRP_MP_ST_052
DRAWN BY: TJC



150' TRANSMISSION  
LINE EASEMENT  
MEREDOSIA TO PAWNIE  
SECTIONS 13 AND 16, TOWNSHIP 14 NORTH,  
RANGE 12 WEST OF THE 3RD PRINCIPAL MERIDIAN  
SCOTT COUNTY, ILLINOIS

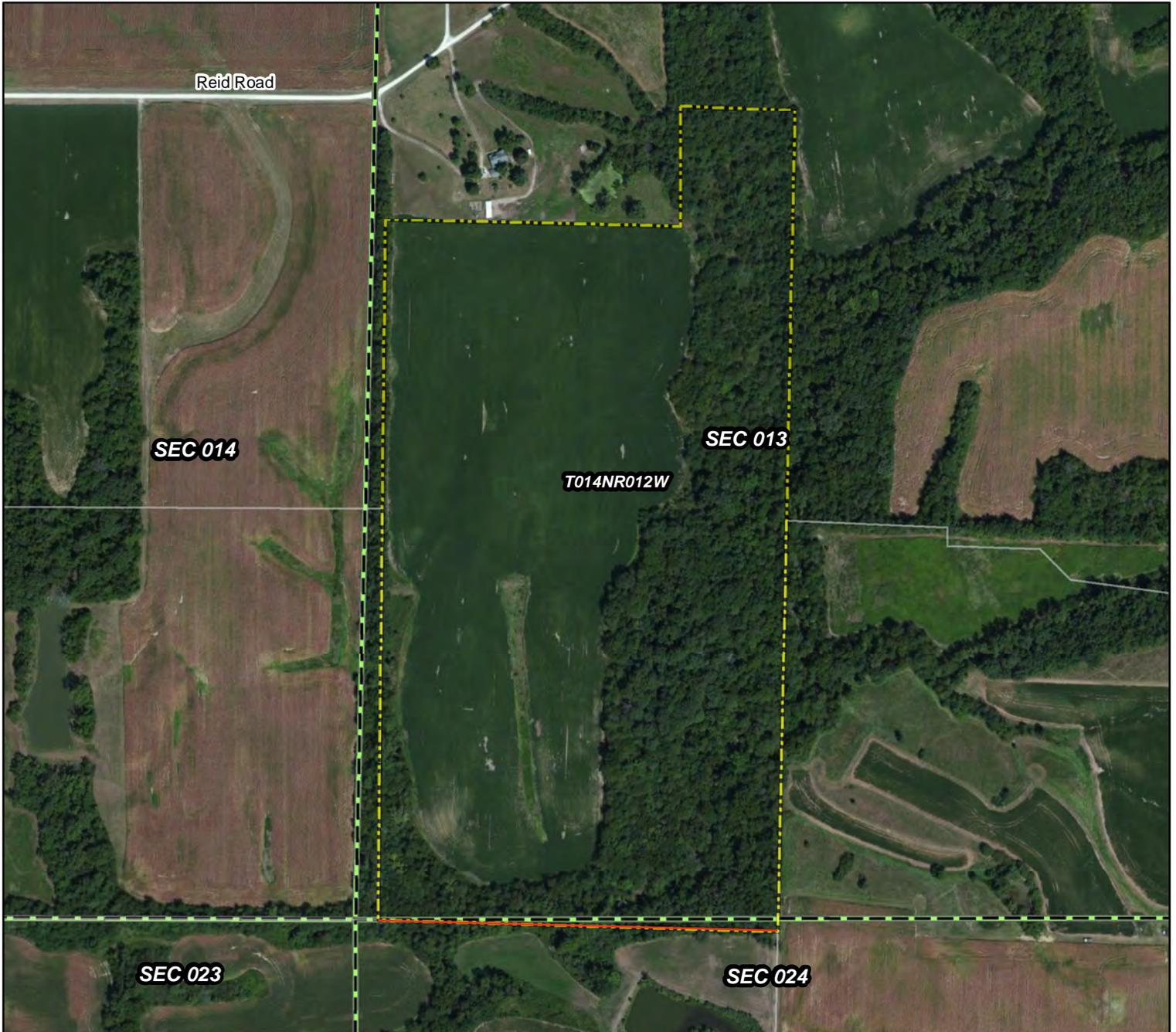
A - IURP - MP 6090

**Agent Checklist with Landowner**

1. Landowner contacted to set up initial appointment no sooner than 14 days after the 14 day letter was sent
2. Initial appointment set for 5/7/14
3. Activity Note entered regarding Initial Meeting, including specifics regarding landowner concerns, if any, and details of meeting
4. Prepare and review Acquisition documents and maps
5. Provide landowner with business card and show Ameren ID badge
6. Ask the landowner they received the 14 day letter:
  - a. Ask if the landowner read 14 days letter
  - b. Does landowner have any questions regarding letter:  
NO REQUESTED INFO BE LEFT WITH HIM. HE WILL REVIEW AND CONTACT ME FOR ANOTHER MEETING
7. Provide/explain the purpose of the project
8. Discuss routing and how it affects landowner:
  - a. Provide Fact Sheet about the project
  - b. Provide landowner copies of:
    - i. Small scale map of the project
    - ii. Sketch and description of type of facilities/structures
    - iii. Approximate location of facilities
    - iv. Option for Easement including exhibit showing length and width of the easement area
    - v. Memorandum of Option Exhibit B
9. Make compensation offer, provide calculation sheet and explain basis of offer
10. Discuss subordination of mortgage, if applicable
11. Complete Construction Questionnaire, including name of tenant, if applicable
12. Provide EMF brochure, if requested
13. Enter initial offers and counter-offers if any, into CLS Viewer. Contact tenant, as appropriate; complete tenant consent form if applicable
14. Agent Name (Print and Sign) [Signature] HASSAN PARISH

# Scott County, IL

Tax Id: 06-13-300-003



## Ameren - Illinois Rivers



Contract Land Staff, LLC  
2245 Texas Drive, Suite 200  
Sugar Land, TX 77479

*For discussion purposes only. All measurements and distances are approximations and pend final survey and engineering.*



- Route
- Adjacent Tracts
- Tracts
- Section Boundary



**Bruce D. Dahman**

Tract No.: A\_ILRP\_MP\_ST\_090

Date: 4/10/2015

AMEREN TRANSMISSION  
ILLINOIS RIVERS PROJECT  
MEREDOSIA TO PAWNEE  
345 KV TRANSMISSION LINE

EXHIBIT "A"

**TRACT 2**

A 2.213 ACRE TRACT OF LAND SITUATED IN THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 14 NORTH, RANGE 12 WEST OF THE 3RD PRINCIPAL MERIDIAN, SCOTT COUNTY, ILLINOIS AND BEING PART OF A TRACT OF LAND DESCRIBED IN DEED TO BRUCE D. DAHMAN, RECORDED IN DOCUMENT NO. 110596 OF THE DEED RECORDS OF SCOTT COUNTY, ILLINOIS (D.R.S.C.I.) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT 1/2-INCH IRON ROD WITH A CAP STAMPED "JONES PDF5094" FOUND AT THE SOUTHWEST CORNER OF SAID SOUTHWEST 1/4, SAID POINT OF BEGINNING HAVING GRID COORDINATES OF N:1087123.46, E:2233186.27;

**THENCE** NORTH 00 DEGREES 37 MINUTES 13 SECONDS EAST, ALONG THE WEST LINE OF SAID SOUTHWEST 1/4, A DISTANCE OF 75.00 FEET TO A POINT FOR CORNER;

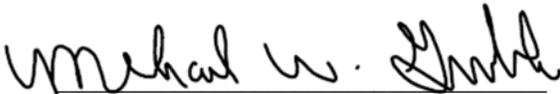
**THENCE** SOUTH 89 DEGREES 46 MINUTES 38 SECONDS EAST, LEAVING SAID WEST LINE, A DISTANCE OF 0.45 FEET TO A POINT FOR CORNER;

**THENCE** SOUTH 88 DEGREES 17 MINUTES 51 SECONDS EAST, A DISTANCE OF 1,285.32 FEET TO A POINT FOR CORNER IN THE COMMON LINE OF SAID DAHMAN TRACT AND A TRACT OF LAND DESCRIBED AS TRACT III IN DEED TO LARRY L. BLACKBURN AND CAROL M. BLACKBURN, TRUSTEES OF THE LARRY L. BLACKBURN AND CAROL M. BLACKBURN JOINT TENANCY TRUST, RECORDED IN BOOK 276, PAGE 157, D.R.S.C.I.;

**THENCE** SOUTH 01 DEGREES 15 MINUTES 29 SECONDS WEST, ALONG SAID COMMON LINE, A DISTANCE OF 75.00 FEET TO A POINT FOR CORNER IN THE SOUTH LINE OF SAID SOUTHWEST 1/4, FROM WHICH A 5/8-INCH IRON ROD FOUND AT THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 BEARS SOUTH 88 DEGREES 17 MINUTES 51 SECONDS EAST, A DISTANCE OF 1,316.87 FEET;

**THENCE** NORTH 88 DEGREES 17 MINUTES 51 SECONDS WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 1,284.94 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 96,402 SQUARE FEET OR 2.213 ACRES OF LAND, MORE OR LESS.

BEARING BASIS: ALL BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE ILLINOIS STATE PLANE COORDINATE SYSTEM, NAD 83(2011), WEST ZONE. ALL DISTANCES SHOWN HEREON ARE SURFACE DISTANCES.



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