Chapter 6: Land Descriptions

1. How many acres are in a lot that is 1/4 of a mile wide by 1/4 of a mile long?
   a. 10
   b. 120
   c. 40
   d. 80

2. The numbering of sections in a township begins in the section in the
   a. northeast corner and then runs easterly.
   b. northwest corner and then runs easterly.
   c. northeast corner and then runs westerly.
   d. northwest corner and then runs westerly.

3. The following legal description contains how many acres: the South 1/2 of the
   SE 1/4 of the NW 1/4 of the NE 1/4 of Section 7?
   a. 2.5
   b. 5
   c. 10
   d. 20

4. A township contains
   a. 6 square miles.
   b. 640 acres.
   c. 23,040 square feet.
   d. 36 sections.

5. Strips of land six miles wide that run north and south are called
   a. tiers.
   b. ranges.
   c. latitudes.
   d. longitudes.

6. A metes-and-bounds legal description
a. can be made only in areas excluded from the rectangular survey system.
b. is not acceptable in court in most jurisdictions.
c. must commence and finish at the same identifiable point.
d. is used to complete areas omitted from recorded subdivision plats.

7. How many lots, each measuring 72.5 feet wide by 100 feet deep, could be made from a two-acre parcel of land?
   a. 6
   b. 7
   c. 12
   d. 14

8. A parcel of land described as "the NW 1/4 and the SW 1/4 of Section 6, T4N, R8W of the Third Principal Meridian" was sold for $2,500 per acre. The listing broker will receive a 5 percent commission on the total sales price. How much will the broker receive?
   a. $5,000
   b. $2,500
   c. $12,800
   d. $15,000

9. The section of land reserved for school purposes in the rectangular survey system is section
   a. 12.
   b. 16.
   c. 20.
   d. 36.

10. The system of legal description that defines a parcel of land by tracing its perimeter is the
    a. geodetic survey.
    b. rectangular survey.
    c. lot and block system.
    d. metes and bounds system.
11. How many linear feet of fence are needed along one side of 1.5 miles of roadway?
   a. 7,920
   b. 8,250
   c. 13,430
   d. 16,450

12. The primary survey line running east and west in the rectangular survey system is the
   a. township line.
   b. base line.
   c. range line.
   d. principal meridian.

13. Which of the following parcels of land is the smallest?
   a. 2 sections
   b. 5 percent of a township
   c. 2 square miles
   d. 1,280 acres

14. "Beginning at the SE corner of the NE 1/4 of the section, then due west 5,280 feet more or less to the SW corner of the NW 1/4, then north along the west line of the section 2,640 feet, more or less, to the NW corner of said NW 1/4, then in a straight line to the point of beginning." How many acres does this parcel contain?
   a. 80 acres
   b. 160 acres
   c. 240 acres
   d. 320 acres

15. A section
   a. is 1 mile square.
   b. contains 460 acres.
   c. has a perimeter of 5,280 square feet.
   d. can be any numbered anywhere from 1 to 50.
16. The primary survey line running north and south in any area described by the rectangular survey system is its
   a. township line.
   b. base line.
   c. range line.
   d. principal meridian.

17. A recorded subdivision plat is used in the
   a. geodetic survey system.
   b. rectangular survey system.
   c. lot and block system.
   d. metes and bounds system.

18. In parts of the country where there are many lakes and rivers, the rectangular survey system designations will often include
   a. hyphenated sections.
   b. meander-line sections.
   c. mean water-line sections.
   d. fractional sections.

19. A standard rectangular survey system section contains
   a. 36 townships.
   b. 160 government lots.
   c. 160 acres.
   d. 640 acres.

20. The method of describing land that uses degrees, feet, and monuments is known as the
   a. angular system.
   b. metes-and-bounds system.
   c. rectangular-survey system.
   d. lot-and-block system.

21. How many acres are in a parcel described as “the NW 1/4 of the SE 1/4 and the S 1/2 of the SW 1/4 of the NE 1/4 of Section 4”?
a. 40 acres  
b. 50 acres  
c. 60 acres  
d. 80 acres

22. The owner has a large parcel of land surveyed into lots and streets and files a subdivision plat. Each lot can be legally described by use of which of the following?

a. Street address  
b. Government survey  
c. Metes and bounds  
d. Lot and block

23. A farmer owned Section #17 and sold the south one-half. He then fenced in the northern one-half. How many linear feet of fencing did he use if he had two 6-foot-wide gates?

a. 27,720  
b. 15,828  
c. 18,530  
d. 14,250