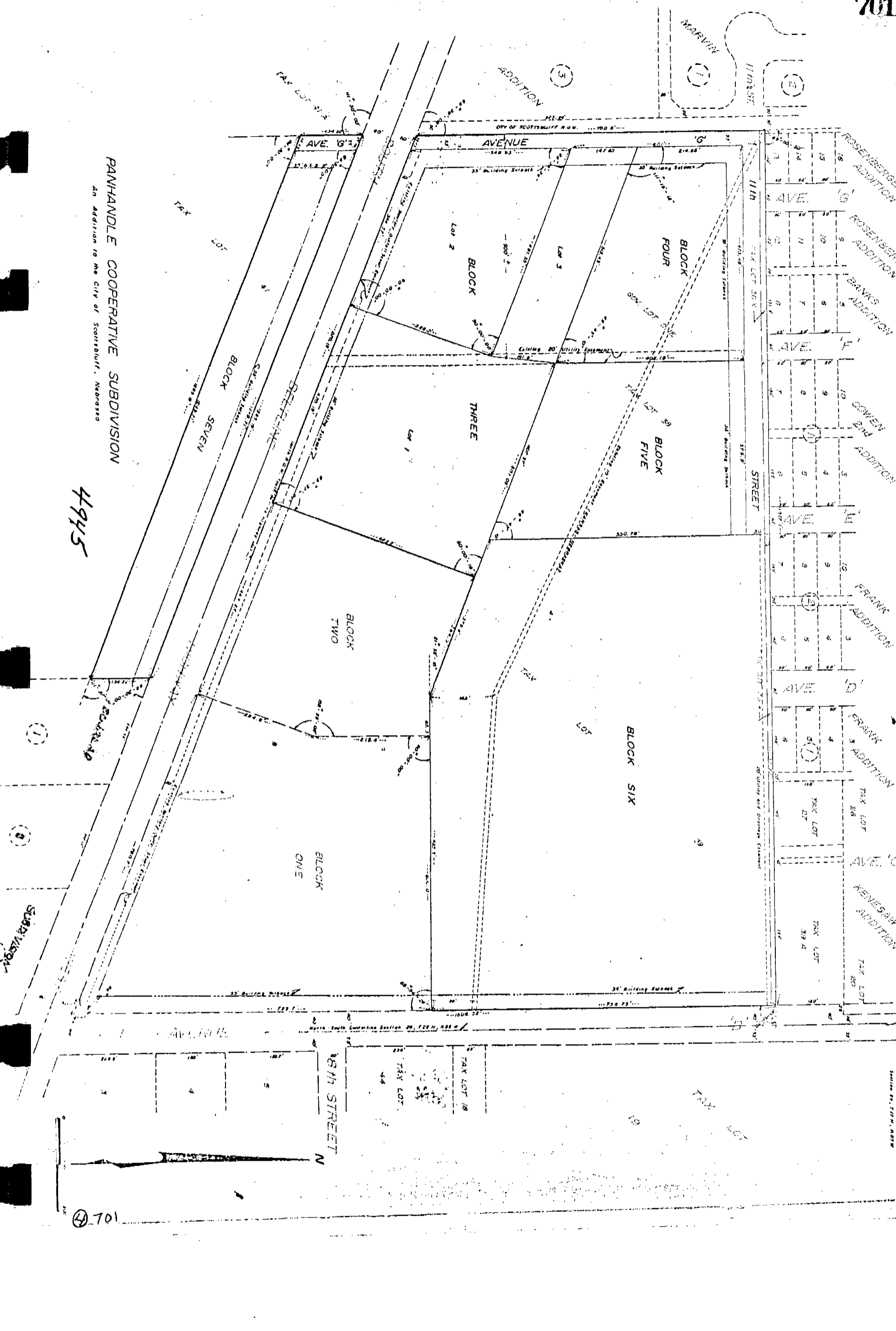


PANHANDLE COOPERATIVE SUBDIVISION

An Addition to the City of Scottsbluff, Nebraska

4945



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SURVEYOR'S CERTIFICATE

I, M.C. Schaff, a competent surveyor of Scotts Bluff County, Nebraska, hereby certify that I have surveyed and prepared a plat of part of the Northwest Quarter (NW $\frac{1}{4}$ ) of Section Twenty-six (26), Township Twenty-two (22) North, Range Fifty-five (55), West of the 6th P.M., such plat showing Blocks Four (4), Five (5), Six (6), and Seven (7), PANHANDLE COOPERATIVE SUBDIVISION and the subdivision of Block Three (3) of PANHANDLE COOPERATIVE SUBDIVISION according to the recorded plat thereof; the boundary of such survey and subdivision being more particularly described as follows:

Block 3, 4, 5, and 6

Beginning at a point on the North Right of Way line of South Beltline Highway West as previously recorded, such point also being the Southwest Corner of Block Two, PANHANDLE COOPERATIVE SUBDIVISION as previously recorded; thence Northwesterly, along said North Right of Way, a distance of 870.19 feet; thence a deflection angle right of 68 degrees, 38 minutes, 05 seconds, a distance of 750.5 feet; thence a deflection angle right of 89 degrees, 50 minutes, 50 seconds, a distance of 1927.1 feet to the West Right of Way Line of Avenue 'B'; thence a deflection angle right of 89 degrees, 53 minutes, 30 seconds, along such West Right of Way, a distance of 736.75 feet; thence a deflection angle right of 89 degrees, 54 minutes, 26 seconds, a distance of 685.3 feet; thence a deflection angle right of 21 degrees, 32 minutes, 15 seconds, a distance of 284.9 feet; to the Northwest Corner of Block Two, Panhandle Cooperative Subdivision; thence a deflection angle left of 90 degrees, 00 minutes, 16 seconds, along the West Line of said Block Two, a distance of 462.2 feet to the point of beginning, containing an area of 35.54 acres more or less.

Block 7

Beginning at a point on the South Right of Way Line of South Beltline Highway West as previously recorded; such point also being the Northwest Corner of Block One, BOJALAD SUBDIVISION as previously recorded; thence Northwesterly, along such South Right of Way Line a distance of 1285.19 feet to the West Line of Tax Lot 41; thence a deflection angle right of 111 degrees, 30 minutes, 00 seconds, a distance of 134.22 feet; thence a deflection angle left of 68 degrees, 30 minutes, 00 seconds, a distance of 1285.19 feet; thence a deflection angle left of 111 degrees, 30 minutes, 00 seconds, a distance of 134.22 feet to the point of beginning, containing an area of 3.96 acres, more or less.

That the accompanying plat is a true delineation of such survey drawn to a scale of 100 feet to the inch. That all Block Corners are marked with 3/4" x 36" iron rods and that all Lot Corners are marked with 3/4" x 18" iron rods and thall dimenpsions are in feet and decimals. That the boundary of such subdivision is shown on the plat with a heavy solid line.

WITNESS MY HAND AND SEAL this 25<sup>th</sup> day of August, 19 76

*M. C. Schaff*

M. C. Schaff, Nebraska Registered  
Land Surveyor, L.S. 233



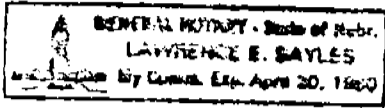
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ACKNOWLEDGEMENT

STATE OF NEBRASKA )  
SCOTT'S BLUFF COUNTY)

Before me, a Notary Public, qualified and acting in such County,  
personally came Roy Chelf, Resident Agent for Panhandle Cooperative Association,  
to me known to be the identical person whose name is affixed to the foregoing  
"Dedication and Owner's Statement", and acknowledged the same to be his  
voluntary act and deed and the voluntary act and deed of such Corporation.

WITNESS MY HAND AND NOTARIAL SEAL this 13<sup>th</sup> day of Sept, 1976.



*Lawrence E. Sayles*  
Notary Public

My commission expires: April 20 1980.

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DEDICATION AND OWNER'S STATEMENT

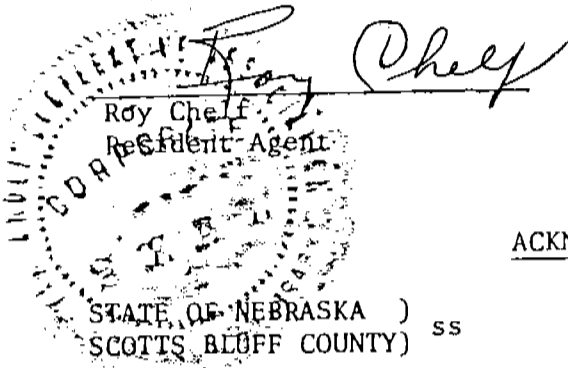
We, the undersigned, being the Owners of that part of the Northwest Quarter of Section 26, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, as described in the foregoing "Surveyor's Certificate" and shown in the accompanying plat have caused such real estate to be surveyed and platted as PANHANDLE COOPERATIVE SUBDIVISION, Lots One, Two and Three, Block Three, and Block Four, Five and Six an addition to the City of Scottsbluff, Nebraska.

The foregoing subdivision of PANHANDLE COOPERATIVE SUBDIVISION, and the easements, and building setback designations shown on and referred to in the plat is made with the free consent and in accordance with the desires of the undersigned Owners. We hereby dedicate the Easements, and Streets shown on the plat to the use and benefit of the public.

Dated this 13<sup>th</sup> day of September, 1976.

PANHANDLE COOPERATIVE ASSN.

COOPERATIVE REFINERY ASSOCIATION, INC.

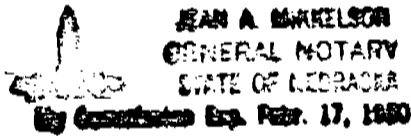


Robert C. Anderson  
Robert C. Anderson  
Nebraska Representative

ACKNOWLEDGEMENT

Before me, a Notary Public, qualified and acting in such County, personally came Robert C. Anderson, Nebraska Representative for Cooperative Refinery Association, Inc., to me known to be the identical person whose name is affixed to the foregoing "Dedication and Owner's Statement", and acknowledged the same to be his voluntary act and deed and the voluntary act and deed of such Corporation.

WITNESS MY HAND AND NOTARIAL SEAL this 20<sup>th</sup> day of Sept, 1976.



Jean A. Mickelson  
Notary Public

My Commission expires: Feb 17, 1980

APPROVAL AND ACCEPTANCE

The foregoing subdivision of PANHANDLE COOPERATIVE SUBDIVISION, hereby approved by the Mayor and City Council by resolution duly passed this 13<sup>th</sup> day of September, 1976.

Donald E. Querman  
Mayor

NUMERICAL  
GENERAL ✓  
PICTURED ✓

ATTEST:

A. D. Ferguson  
City Clerk



State of Nebraska, Scotts Bluff County ss.  
Entered in Numerical Index and filed for  
record the 5 day of October, 1976  
at 2:52 o'clock P. M., and recorded in  
Book 151 of Deeds  
on page 701  
Mary J. Kallis  
Register of Deeds  
By ..... Deputy