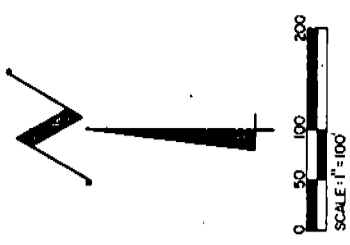


4245

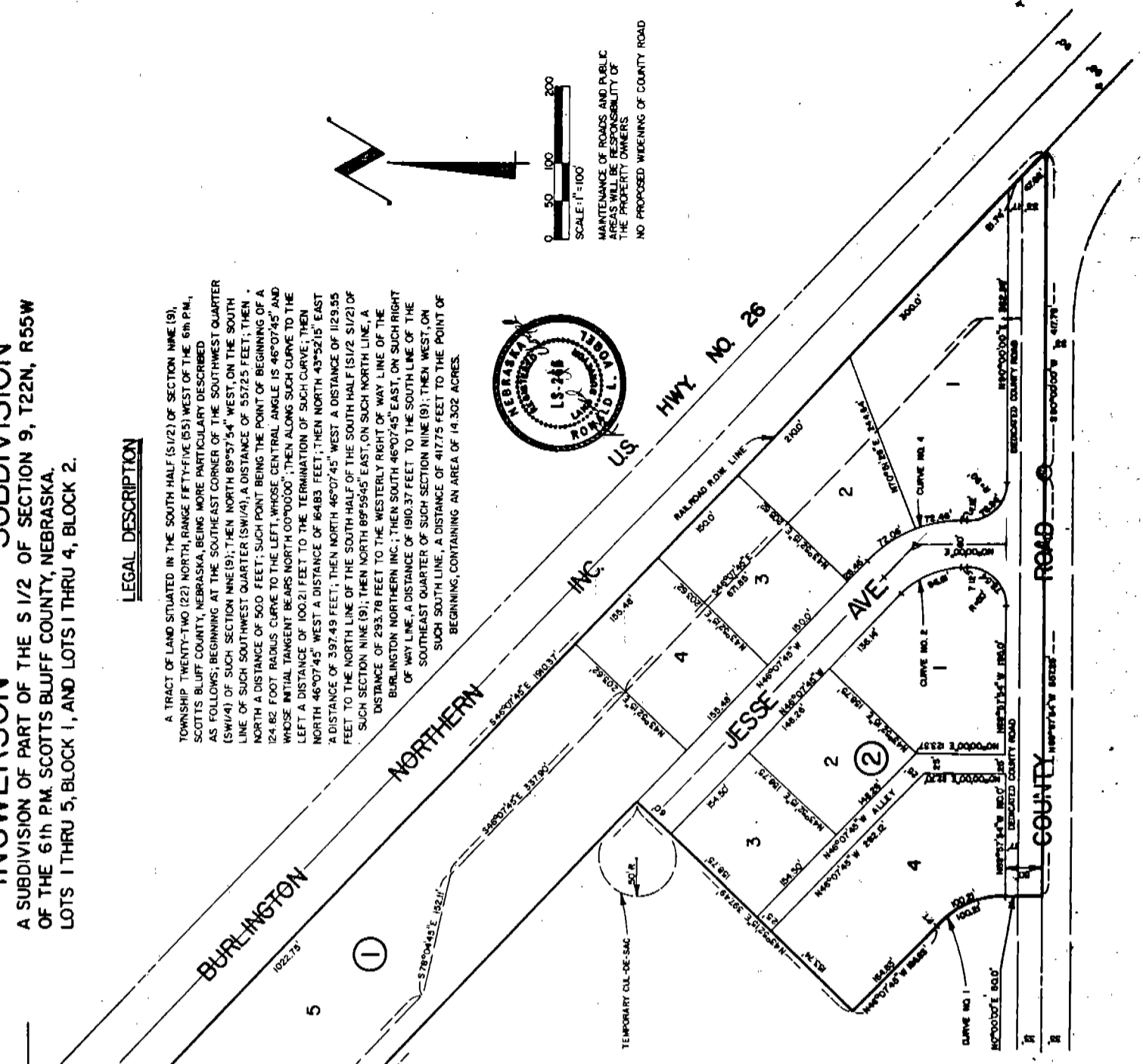
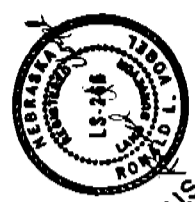
**FINAL PLAT**  
**INGWERTSON SUBDIVISION**  
 A SUBDIVISION OF PART OF THE S 1/2 OF SECTION 9, T22N, R55W  
 OF THE 6th P.M. SCOTTS BLUFF COUNTY, NEBRASKA.  
 LOTS 1 THRU 5, BLOCK 1, AND LOTS 1 THRU 4, BLOCK 2.

**LEGAL DESCRIPTION**

A TRACT OF LAND SITUATED IN THE SOUTH HALF (S 1/2) OF SECTION NINE (9), TOWNSHIP TWENTY-TWO (22) NORTH, RANGE FIFTY-FIVE (55) WEST OF THE 6th P.M., SCOTTS BLUFF COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER (SW 1/4) OF SUCH SECTION NINE (9); THEN NORTH 89°57'54" WEST, ON THE SOUTH LINE OF SUCH SOUTHWEST QUARTER (SW 1/4), A DISTANCE OF 557.25 FEET; THEN NORTH A DISTANCE OF 500 FEET; SUCH POINT BEING THE POINT OF BEGINNING OF A 124.82 FOOT RADIUS CURVE TO THE LEFT, WHOSE CENTRAL ANGLE IS 46°07'45" AND WHOSE INITIAL TANGENT BEARS NORTH 00°00'00"; THEN ALONG SUCH CURVE TO THE LEFT A DISTANCE OF 100.21 FEET TO THE TERMINATION OF SUCH CURVE; THEN NORTH 46°07'45" WEST A DISTANCE OF 184.83 FEET; THEN NORTH 43°52'15" EAST A DISTANCE OF 397.49 FEET; THEN NORTH 46°07'45" WEST A DISTANCE OF 1129.55 FEET TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF (S 1/2) OF SUCH SECTION NINE (9); THEN NORTH 89°59'45" EAST, ON SUCH NORTH LINE, A DISTANCE OF 293.78 FEET TO THE WESTERLY RIGHT OF WAY LINE OF THE BURLINGTON NORTHERN INC.; THEN SOUTH 46°07'45" EAST, ON SUCH RIGHT OF WAY LINE, A DISTANCE OF 1910.37 FEET TO THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SUCH SECTION NINE (9); THEN WEST, ON SUCH SOUTH LINE, A DISTANCE OF 417.75 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 14.302 ACRES.



MAINTENANCE OF ROADS AND PUBLIC AREAS WILL BE RESPONSIBILITY OF THE PROPERTY OWNERS  
 NO PROPOSED WIDENING OF COUNTY ROAD



CURVE	DATA
CURVE NO. 1	Δ = 46°07'45" R = 124.82' T = 53.15' D = 45°54'22" L = 97.80' Lc = 100.21' E = 10.95'
CURVE NO. 2	Δ = 46°07'45" R = 150.0' T = 51.10' D = 47°44'47" L = 94.82' Lc = 96.61' E = 10.49'
CURVE NO. 3	Δ = 46°07'45" R = 180.0' T = 76.65' D = 31°49'52" Lc = 141.04' L = 144.92' E = 15.73'
CURVE NO. 4	Δ = 46°07'45" R = 180.0' T = 76.65' D = 31°49'52" Lc = 141.04' L = 144.92' E = 15.73'

OWNER:  
 HOWARD McLEAN COMPANY  
 WEST HIGHWAY 26  
 SCOTTSBLUFF, NEBRASKA 69361

OWNER:  
 RICHARD INGWERTSON  
 ROUTE NO. 1, P.O. BOX 79A-1  
 SCOTTSBLUFF, NEBRASKA 69361

PREPARED BY:  
 WELLS ENGINEERS, INC.  
 1225 SAGE STREET  
 GERING, NEBRASKA 69341

DATE PREPARED:  
 OCTOBER 13, 1981

4245

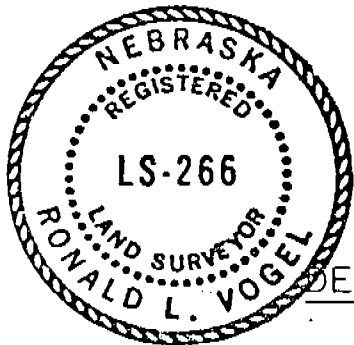
SURVEYORS CERTIFICATE

I, RONALD L. VOGEL, A NEBRASKA REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT I SURVEYED A PART OF THE SOUTH HALF (S1/2) OF SECTION NINE (9), TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6th RM., SCOTTS BLUFF COUNTY, NEBRASKA, AS SHOWN ON THE FOREGOING PLAT AND ACCOMPANYING LEGAL DESCRIPTION.

THAT I HAVE FURTHER SURVEYED THE FOREGOING DESCRIBED LAND AS BLOCK 1, LOTS 1 THROUGH 5 AND BLOCK 2, LOTS 1 THROUGH 4, INGWERSON SUBDIVISION, A SUBDIVISION IN SCOTTS BLUFF COUNTY, NEBRASKA, INCLUDING STREETS AND ALLEYS THEREIN AS SHOWN ON THE ACCOMPANYING PLAT

THAT THE ACCOMPANYING IS A TRUE DELINEATION OF SUCH SURVEY AND SUBDIVISION, DRAWN TO A SCALE OF 100 FEET TO THE INCH THAT EACH LOT AND BLOCK BEARS ITS OWN NUMBER AND THAT 5/8" x 18" IRON RODS ARE DRIVEN WELL INTO THE GROUND AT ALL CORNERS OF EACH LOT, THAT ALL DIMENSIONS ARE IN FEET AND DECIMALS, THAT THE BOUNDARY OF THE SUBDIVISION IS SHOWN ON THE PLAT WITH A HEAVY SOLID LINE.

WITNESS MY HAND AND SEAL THIS 23rd DAY OF OCTOBER, 1981.



Ronald L. Vogel  
RONALD L. VOGEL  
NEBRASKA REGISTERED LAND SURVEYOR  
L.S. 266

DEDICATION AND OWNERS STATEMENT

THE UNDERSIGNED, BEING THE OWNERS OF THAT PART OF THE SOUTH HALF (S 1/2) OF SECTION NINE (9), TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6th P.M., IN THE COUNTY OF SCOTTS BLUFF, NEBRASKA, AS DESCRIBED IN THE FOREGOING "SURVEYORS CERTIFICATE" AND SHOWN BY THE ACCOMPANYING PLAT, HAVE CAUSED SUCH REAL ESTATE TO BE SURVEYED AND PLATTED AS "INGWERSON SUBDIVISION", BLOCKS ONE (1) AND TWO (2), A SUBDIVISION IN SCOTTS BLUFF COUNTY, NEBRASKA.

WE HEREBY DEDICATE THE STREETS AND ALLEYS SHOWN ON AND REFERRED TO IN THE PLAT TO THE USE AND BENEFIT OF THE PUBLIC.

THE ABOVE DESCRIBED AND FOREGOING SUBDIVISION AND THE DEDICATION OF STREETS AND AND ALLEYS ARE MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS.

DATED THIS 21 DAY OF OCTOBER, 1981.

Richard Ingwerson  
RICHARD INGWERSON

Kathleen B. Ingwerson  
KATHLEEN B. INGWERSON

HOWARD McLEAN COMPANY  
A NEBRASKA CORPORATION

by: Roy E. Shaver  
ROY E. SHAVER, PRESIDENT

ATTEST: Doris Trupp  
DORIS TRUPP, SECRETARY



ACKNOWLEDGEMENT

STATE OF NEBRASKA)  
SCOTTS BLUFF COUNTY) ss

BEFORE ME, A NOTARY PUBLIC, QUALIFIED IN SUCH COUNTY, PERSONALLY CAME RICHARD INGWERSON AND KATHLEEN B. INGWERSON, HUSBAND AND WIFE, TO ME KNOWN TO BE THE IDENTICAL PERSONS WHO SIGNED THE FOREGOING "DEDICATION AND OWNERS STATEMENT" AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT.

WITNESS MY HAND AND NOTORIAL SEAL THIS 21 DAY OF OCTOBER, 1981

GENERAL NOTARY - State of Nebraska  
JANET K. HARDER  
My Comm. Exp. March 29, 1982

MY COMMISSION EXPIRES: March 29, 1982

Janet K. Harder  
NOTARY PUBLIC

4245

ACKNOWLEDGEMENT

STATE OF NEBRASKA)  
SCOTTS BLUFF COUNTY) <sup>ss</sup>

BEFORE ME, A NOTARY PUBLIC, QUALIFIED IN SUCH COUNTY, PERSONALLY CAME ROY E. SHAVER, PRESIDENT OF HOWARD M<sup>c</sup>LEAN COMPANY, A NEBRASKA CORPORATION, TO ME KNOWN TO BE THE IDENTICAL PERSON AND PRESIDENT OF SUCH CORPORATION WHO SIGNED THE FOREGOING "DEDICATION AND OWNERS STATEMENT" AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED AND THE VOLUNTARY ACT AND DEED OF SUCH CORPORATION.

WITNESS MY HAND AND NOTORIAL SEAL THIS 27 DAY OF OCTOBER, 1981

Janet K. Harder  
NOTARY PUBLIC

MY COMMISSION EXPIRES: March 29, 1982

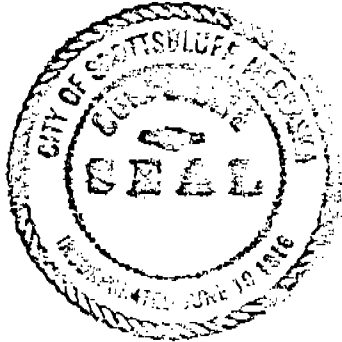
GENERAL NOTARY - State of Nebraska  
JANET K. HARDER  
My Comm. Exp. March 29, 1982

APPROVAL AND ACCEPTANCE

THE FOREGOING PLAT OF "INGWERTSON SUBDIVISION" APPROVED AND ACCEPTED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF SCOTTS BLUFF, NEBRASKA, BY RESOLUTION DULY PASSED THIS 26 DAY OF October, 1981

ATTEST: A. D. Ferguson  
CITY CLERK

Samuel E. Newman  
MAYOR



State of Nebraska, Scotts Bluff County ss.  
Entered in Numerical Index and filed for  
record the 27 day of October, 1981  
at 1:30 o'clock P. M., and recorded in  
Book 169 of Deeds  
on page 136  
Mary Jo Lillis  
Register of Deeds  
By \_\_\_\_\_ Deputy

P2 975  
white Engineering  
1981