

# COOPER SUBDIVISION

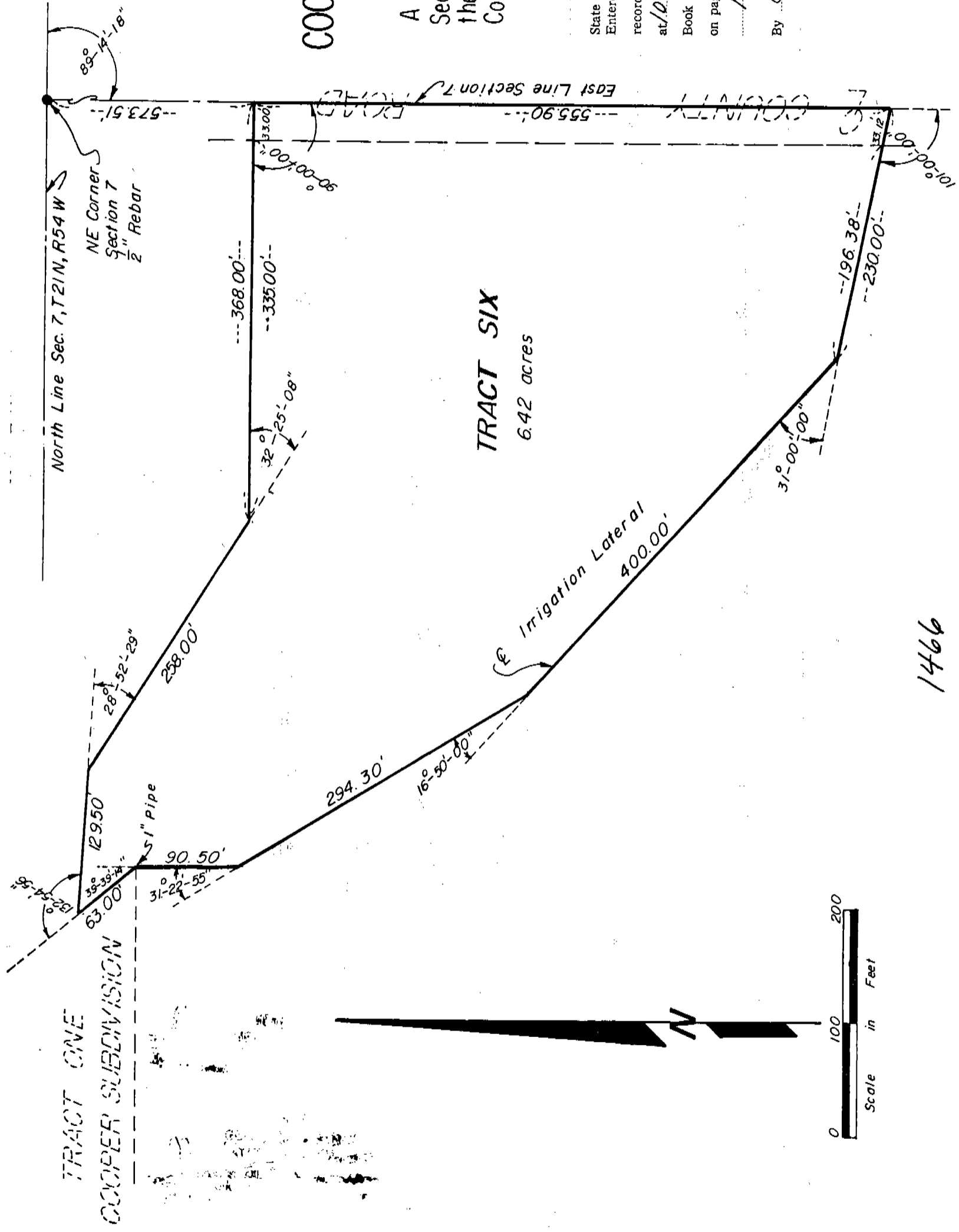
## TRACT SIX

A Subdivision of the NE  $\frac{1}{4}$  Section 7, T21N, R54W of the 6th PM., Scotts Bluff County, Nebraska.

State of Nebraska, Scotts Bluff County ss. Entered in Numerical Index and filed for record the 13. day of April, 1983 at 10:00 o'clock A.M., and recorded in Book 173 of *Stacks* on page 373

By *Mary Jo Ellen* Register of Deeds  
*April J. Clark* Deputy

NUMERICAL  
GENERAL  
PICTURED



1466

SURVEYOR'S CERTIFICATE

I, Duane E. Stott, a Nebraska Registered Land Surveyor, hereby certify that I have surveyed and prepared a plat of Tract 6, ~~BOOK XXIX~~ Cooper Subdivision, situated in the Northeast Quarter of Section 7, Township 21 North, Range 54 West of the 6th P.M., Scotts Bluff County, Nebraska, more particularly described as follows:

With reference to the Northeast corner of Section 7, thence southerly on the East line of said Section a distance of 573.51 feet to the TRUE POINT OF BEGINNING, thence continuing southerly on said East line, a distance of 555.90 feet, thence a deflection angle right of 101°-00'-00", a distance of 230.00 feet, thence a deflection angle right of 31°-00'-00", a distance of 400.00 feet, thence a deflection angle right of 16°-50'-00", a distance of 294.30 feet, thence a deflection angle right of 31°-22'-55", a distance of 90.50 feet to the Southeast corner of Tract 1, ~~BOOK XIX~~ Cooper Subdivision, thence a deflection angle left of 39°-39'-14", on southeasterly line of said Tract 1, a distance of 63.00 feet, thence a deflection angle right of 132°-54'-56", a distance of 129.50 feet, thence a deflection angle right of 28°-52'-29", a distance of 258.00 feet, thence a deflection angle left of 32°-25'-08", a distance of 368.00 feet to the point of beginning, containing an area of 6.42 acres more or less.

That the accompanying plat is a true delineation of such survey and subdivision drawn to a scale of 100 feet to the inch. That all corners are marked with 3/4" x 18" iron rods and that all dimensions are in feet and decimals. That the lot bears its own number and the boundary of the subdivision is shown with a heavy solid line.

WITNESS MY HAND AND SEAL this 8<sup>th</sup> day of April, 1983.

FOR THE FIRM OF M.C. SCHAFF & ASSOCIATES, INC.



Duane E. Stott  
Duane E. Stott, Nebraska Registered Land Surveyor, L.S. 342

OWNERS STATEMENT

The undersigned, being the owners of that part of the Northeast Quarter of Section 7, Township 21 North, Range 54 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 Tract 6, Cooper Subdivision, a subdivision in Scotts Bluff County, Nebraska.

The foregoing subdivision is made with the free consent and in accordance with the desires of the undersigned owners.

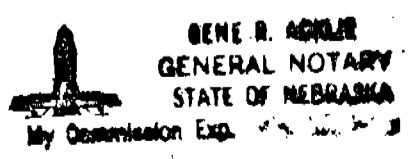
DATED this 8<sup>th</sup> day of April, 1983.

Earl Cooper                      Donna Cooper  
Earl Cooper                      Donna Cooper  
Husband and Wife

ACKNOWLEDGEMENT

STATE OF NEBRASKA    )  
SCOTTS BLUFF COUNTY    )  ss

The foregoing instrument was acknowledged before me this 8<sup>th</sup> day of April, 1983, by Earl Cooper and Donna Cooper, husband and wife.



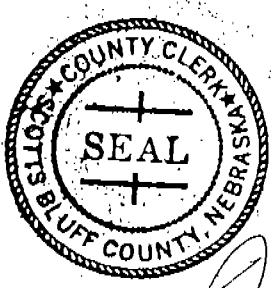
Gene R. Achlie  
Notary Public

My commission expires: Feb 17, 1984

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APPROVAL AND ACCEPTANCE

The foregoing Tract 6, Cooper Subdivision is hereby approved and accepted by the Scotts Bluff County Board of Commissioners by a Resolution passed this 11<sup>th</sup> day of April, 1983, conditioned upon the fact that Scotts Bluff County will not be obligated to provide street and alley maintenance until minimum standards have been met as outlined in a certain resolution dated April 15, 1974, a copy of which is attached and made a part of this Approval.



William C. Jeter  
Chairman of the Board

ATTEST:  
Vera Slaney  
County Clerk

R E S O L U T I O N

BOARD OF COMMISSIONERS  
SCOTTS BLUFF COUNTY, NEBRASKA

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MAINTENANCE AND CONSTRUCTION OF ROADS IN UNINCORPORATED AREAS

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WHEREAS, the Legislature of Nebraska, Eighty-third Legislature, Second Session introduced Legislative Bill 893, amending Section 39-1501, Reissue Revised Statutes of Nebraska, 1943, relating to highways and bridges, and

WHEREAS, the Board of Commissioners, Scotts Bluff County, Nebraska deem it to the best interest of said county that standards for construction and/or improvements are necessary, and

WHEREAS, the Board of Commissioners, Scotts Bluff County, Nebraska deem it to the best interest of said county if authority were granted to the Scotts Bluff County Highway Superintendent to review any proposed construction or improvements in said unincorporated areas.

NOW, THEREFORE, BE IT RESOLVED THAT, in consideration of these facts the Scotts Bluff County Board of Commissioners take the following action:

1. Before any road or street in any unincorporated area be accepted by said County Board for maintenance it must:
  - (a) Meet all minimum standards established by the Nebraska State Board of Public Roads Classifications and Standards.

- (b) Have a minimum paving section (depth) consisting of either 5 inches of Portland Cement concrete meeting the State of Nebraska, Department of Roads, 1973 (or future) Standard Specifications for Highway Construction, supplements to or amendments; or 6 inches of Asphaltic Concrete Surface Course (5 inches Type B and 1 inch Type C) meeting the State of Nebraska, Department of Roads, 1973 (or future) Standard Specifications for Highway Construction and all additional supplements to or amendments.
- (c) Have a curb and gutter section meeting Scotts Bluff County design or have made provision for the orderly disposition of all drainage waters by an approved method and approved by Scotts Bluff County.

DATED this 15 day of April, 1974.



ATTEST:  
Melvin Maxwell  
County Clerk

SCOTTS BLUFF COUNTY  
BOARD OF COMMISSIONERS  
William E. Nicholls  
Chairman  
Harold Lidington  
Member  
Ernie A. Johnson  
Member