

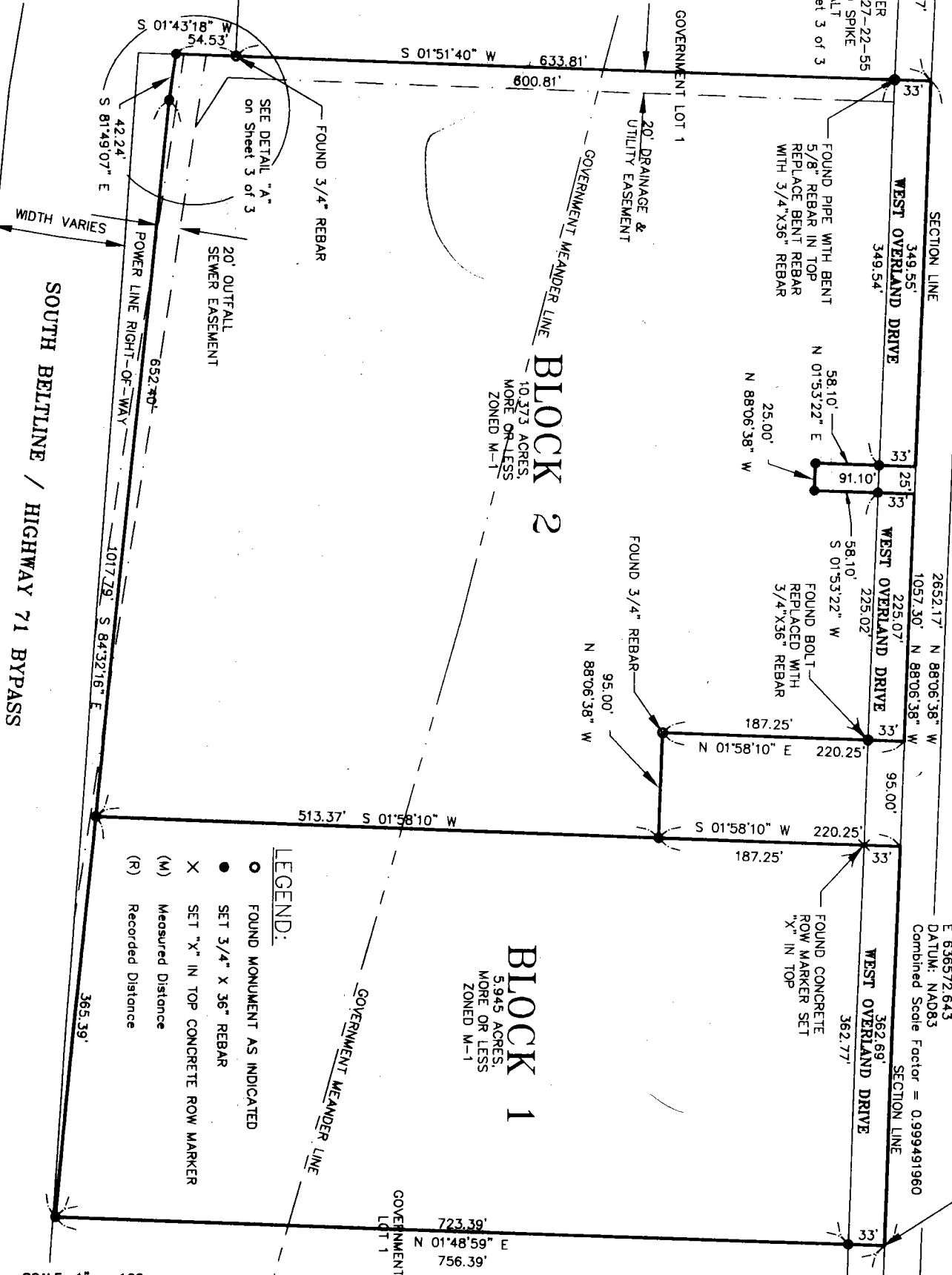
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 SCOTTS BLUFF COUNTY, NE
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FINAL PLAT
 BLOCKS 1 & 2, MONUMENT INDUSTRIAL PARKWAY
 ADDITION TO THE CITY OF SCOTTSBLUFF,
 SCOTTS BLUFF COUNTY, NEBRASKA

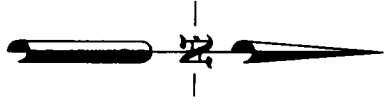
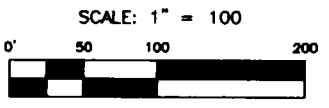
John A. Baker
 REGISTER OF DEEDS



PREPARED BY:
Baker & Associates
 Engineers Planners Consultants
 Scottsbluff, Nebraska

LEGEND:

- FOUND MONUMENT AS INDICATED
- SET 3/4" X 36" REBAR
- X SET "X" IN TOP CONCRETE ROW MARKER
- (M) Measured Distance
- (R) Recorded Distance



OWNER:
 Panhandle Concrete Products, Inc.
 1914 West Overland Drive
 Scottsbluff, Nebraska

N 1/4 CORNER
 SEC. 27-22-55
 CONCRETE MONUMENT
 IN MONUMENT WELL
 (See Sheet 3 of 3 for Ties)

Nebraska State Plane Coordinates
 N 759336.812
 E 636572.643
 DATUM: NAD83
 Combined Scale Factor = 0.999491960

LEGAL DESCRIPTION:

A tract of land located in Government Lot 1, including accretion land, in the Northwest Quarter (NW 1/4) of Section 27, Township 22 North, Range 55 West of the 6th Principal Meridian, Scottsbluff, Scotts Bluff County, Nebraska, more particularly described as follows:

Commencing at the Northeast corner of NW 1/4 of said Section; thence N88°06'38"W a distance of 595.50 feet on the North line of said Section, to the POINT OF BEGINNING; thence continuing N88°06'38"W a distance of 362.69 feet on said North line; thence S01°58'10"W a distance 220.25 feet; thence N88°06'38"W a distance of 95.00 feet; thence N01°58'10"E a distance of 220.25 feet to a point on said North line; thence continuing on said North line N88°06'38"W a distance of 225.07 feet; thence S01°53'22"W a distance of 91.10 feet; thence N88°06'38"W a distance of 25.00 feet; thence N01°53'22"E a distance of 91.10 feet to a point on said North line; thence continuing on said north line N88°06'38"W a distance of 349.55 feet; thence S01°51'40"W a distance of 633.81 feet to a point on the northerly right-of-way (ROW) line of South Beltline / Highway 71 Bypass; thence on said ROW line S01°43'18"W a distance of 54.53 feet to the intersection of the said ROW line with the northerly line of power line right-of-way described in Deed Book 204, Page 675; thence on said northerly line S81°49'07"E a distance of 42.24 feet; thence continuing on said northerly line S84°32'16"E a distance of 1017.79 feet; thence N01°48'59"E a distance of 756.39 feet to the point of beginning, containing 17.029 acres, more or less.

SURVEYOR'S CERTIFICATE:

I, Donald A. Brush, Nebraska Registered Land Surveyor Number 511, do hereby certify that I surveyed the tract of land described in the foregoing Legal Description and plotted the same as: BLOCKS 1 & 2, MONUMENT INDUSTRIAL PARKWAY, An Addition to the City of Scottsbluff, Scotts Bluff County, Nebraska.

I further certify that the accompanying drawing is a correct delineation of said survey; that the drawing was made under my direct supervision, drawn to a scale of 100 feet to the inch; that the areas are as shown; that the bearings are based on NAD83 State Plane Coordinates as determined by GPS measurements; that the distances are in feet and decimals of a foot; and that the monuments were as indicated.

WITNESS MY HAND AND SEAL this 19th day of June, 2000.
Donald A. Brush
Nebraska Registered Land Surveyor Number 511



OWNER'S STATEMENT:

Panhandle Concrete Products, Inc., a Nebraska corporation, being the owners of the real estate described in the foregoing Legal Description and shown on the accompanying plat, have caused such real estate to be plotted as:

BLOCKS 1 & 2, MONUMENT INDUSTRIAL PARKWAY,
An Addition to the City of Scottsbluff, Scotts Bluff County, Nebraska.

We hereby dedicate the streets and easements to the use and benefit of the Public.

The foregoing Plat is made with our free consent and in accordance with the desires of the undersigned Owners.

Dated this _____ day of June, 2000.

PANHANDLE CONCRETE PRODUCTS, INC., a Nebraska corporation.

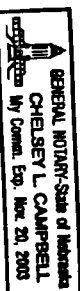
By: Grant A. Hinze
Grant A. Hinze, President
Attest: Fred A. Lockwood
Fred A. Lockwood, Secretary/Treasurer

ACKNOWLEDGMENT

STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF) SS.

Before me, a Notary public, qualified and acting in said County, personally came Grant A. Hinze, President of Panhandle Concrete Products, Inc., a Nebraska corporation, known to me to be the identical person who signed the foregoing "Approval and Acceptance" and acknowledged the execution thereof to be his voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 23rd day of June, 2000.
Chelsley L. Campbell
My Commission Expires: November 20, 2003



APPROVAL

The foregoing plat of BLOCKS 1 & 2, MONUMENT INDUSTRIAL PARKWAY, an addition to the City of Scottsbluff, Scotts Bluff County, Nebraska, was approved by the Mayor and City Council of the City of Scottsbluff, Nebraska, by Resolution duly passed this 19th day of June, 2000.

By: Mark Harris
Mark Harris, Mayor

Attested: Bonnie Otte
Bonnie Otte, City Clerk

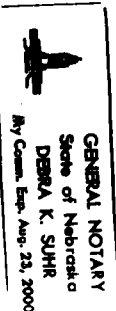


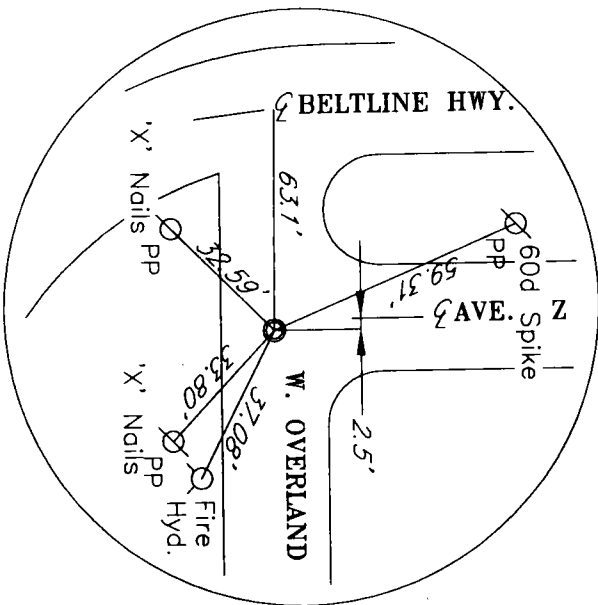
ACKNOWLEDGMENT

STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF) SS.

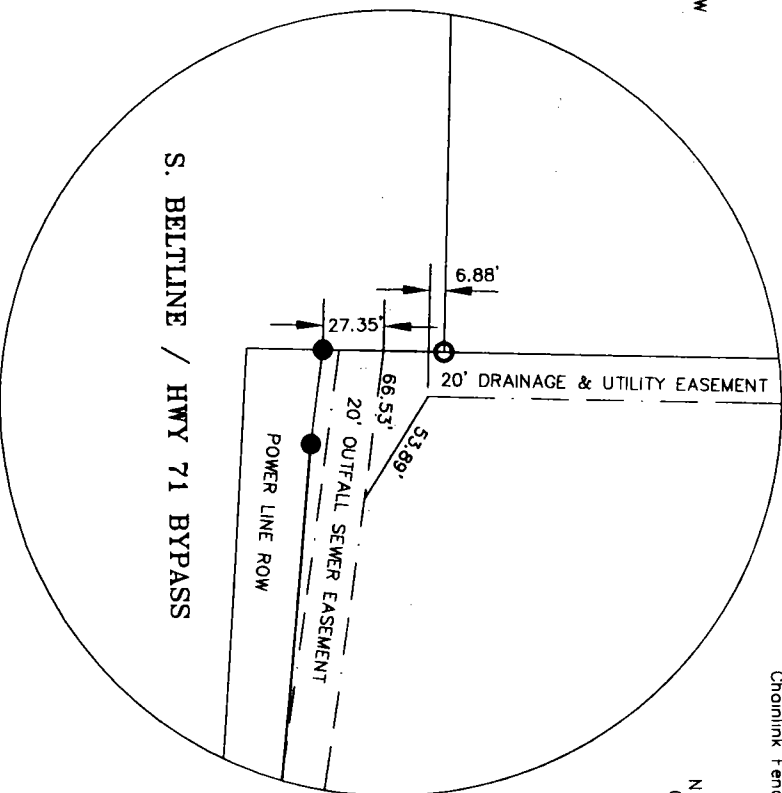
Before me, a Notary public, qualified and acting in said County, personally came Mark Harris, Mayor of the City of Scottsbluff, Nebraska, known to me to be the identical person who signed the foregoing "Approval and Acceptance" and acknowledged the execution thereof to be his voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 3rd day of July, 2000.
Debra K. Suhr
My Commission Expires:

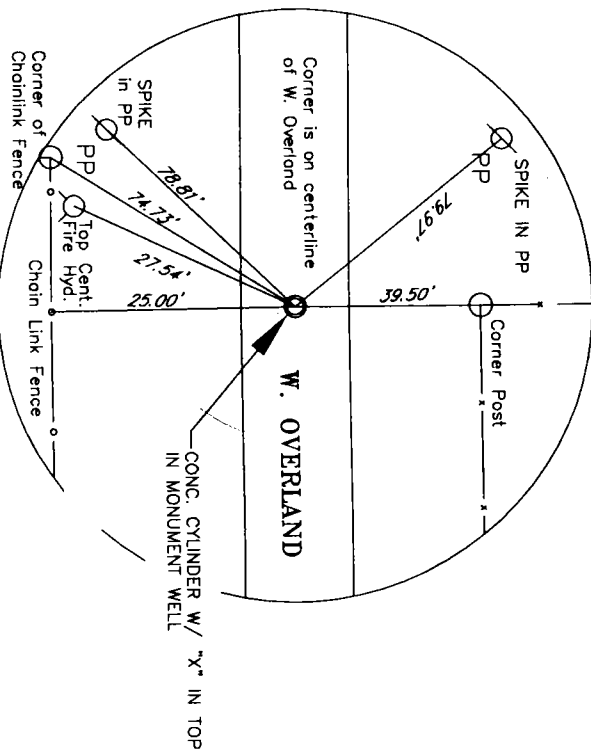




TIES
NW corner of Section 27, T22N, R55W
RR Spike in Asphalt



DETAIL "A"



TIES
N 1/4 Corner of Section 27, T22N, R55W
Concrete Monument in Monument Well