

Inst. 2001 - 02656

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REC'D Baker & Associates

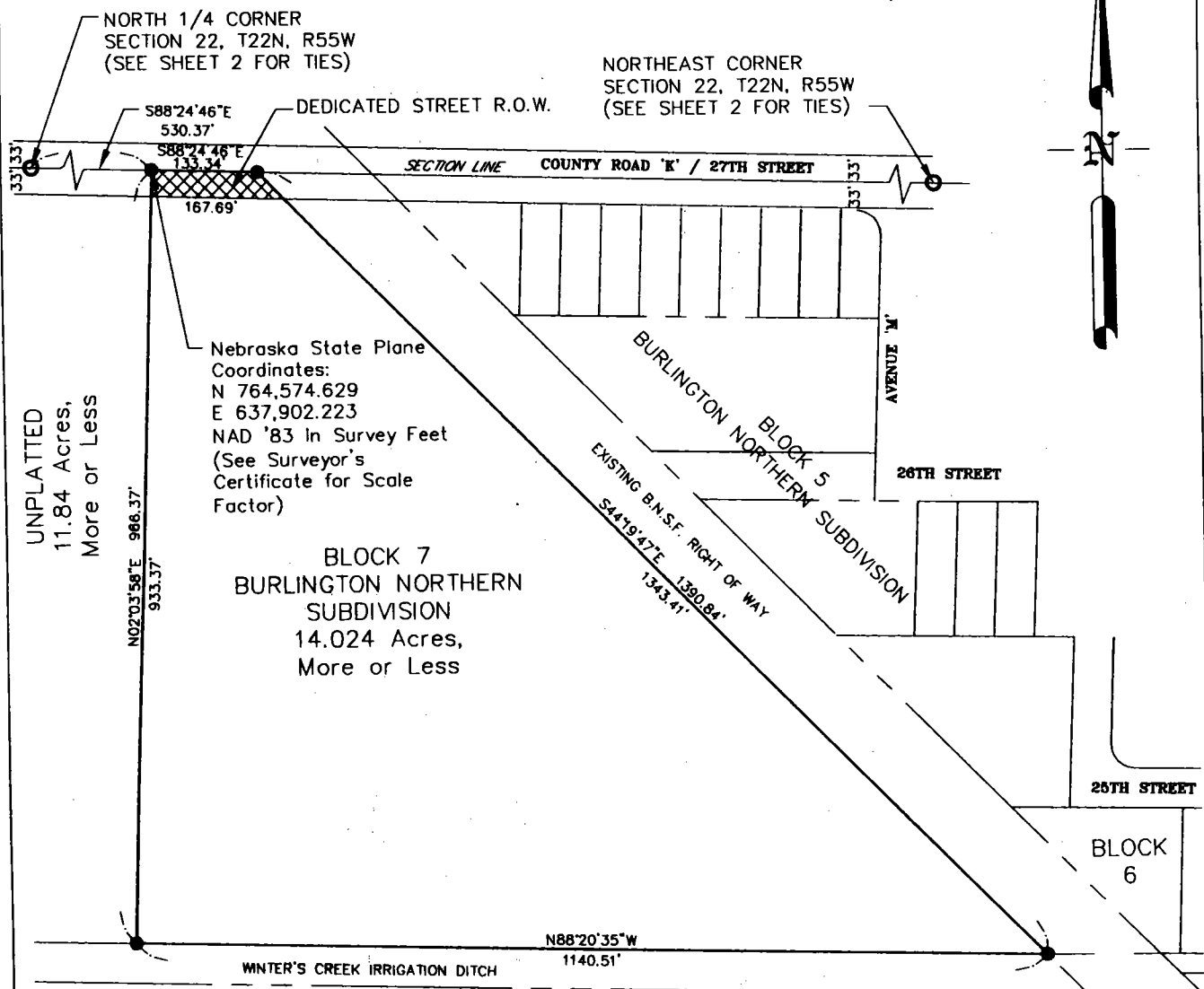
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PICTURED _____
IMAGED _____
Jean A. Bauer

RECORDED
SCOTTS BLUFF COUNTY, NE

REGISTER OF DEEDS

Sheet 1 of 3

FINAL PLAT
OF
BLOCK 7, BURLINGTON NORTHERN SUBDIVISION
IN THE CITY OF SCOTTSBLUFF, SCOTTS BLUFF COUNTY, NEBRASKA

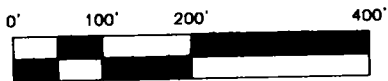


UNPLATTED

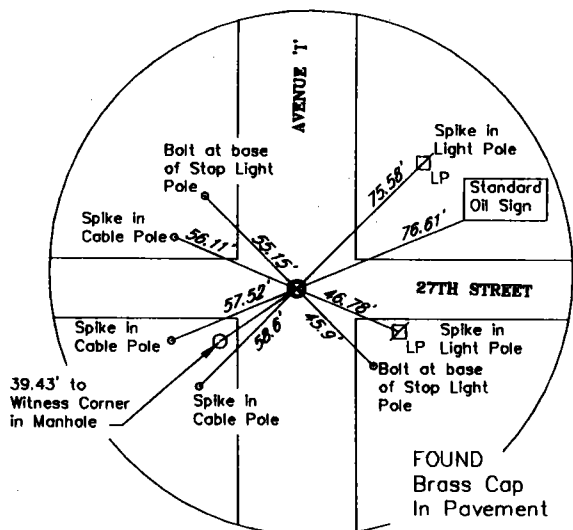
Legend

- FOUND MONUMENT AS NOTED
- SET 3/4" X 36" REBAR

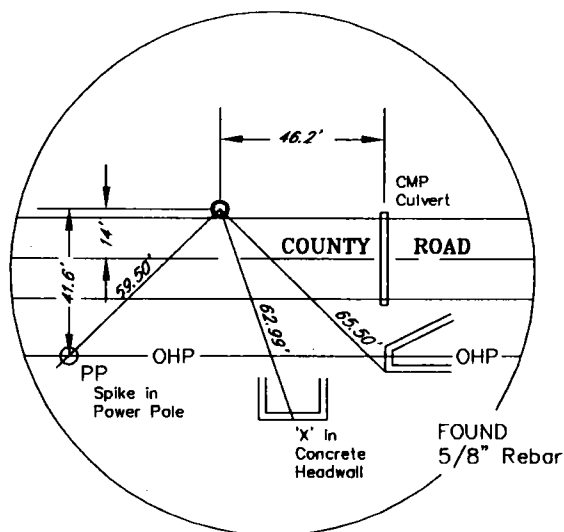
SCALE: 1" = 200'



Prepared by
Baker & Associates
 Engineers Planners Consultants
 Scottsbluff, Nebraska
 February, 2001
 AutoCAD File: 001-6-PLAT.DWG



NORTHEAST CORNER
SECTION 22, T22N, R55W
Not to Scale



NORTH 1/4 CORNER
SECTION 22, T22N, R55W
Not to Scale

LEGAL DESCRIPTION OF BLOCK 7, BURLINGTON NORTHERN SUBDIVISION IN THE CITY OF SCOTTSBLUFF, SCOTTS BLUFF COUNTY, NEBRASKA:

A part of the North half of the Northeast Quarter (N1/2 NE1/4) Section 22, Township 22 North, Range 55 West of the 6th Principal Meridian, Scottsbluff, Scotts Bluff County, Nebraska, more particularly described as follows:

Commencing at the Northwest corner of the NE1/4 of said Section 22; thence S88°24'46"E on the North line of said NE1/4 a distance of 530.37 feet to the POINT OF BEGINNING of this description; thence continuing S88°24'46"E on said North line a distance of 133.34 feet to the intersection of said North line with the southerly right-of-way line of the Burlington Northern Santa Fe Railroad; thence S44°19'47"E on said southerly right-of-way line a distance of 1390.84 feet to the intersection of said southerly right-of-way line with the northerly right-of-way line of Winter's Creek Irrigation Ditch; thence N88°20'35"W on said northerly right-of-way line a distance of 1140.51 feet; thence N02°03'58"E a distance of 966.37 feet to the point of beginning, containing 14.138 real world acres, more or less.

SURVEYOR'S CERTIFICATE:

I, Donald A. Brush, Nebraska Registered Land Surveyor Number 511, do hereby certify that I surveyed and platted the tract of land described above and shown on the accompanying drawing; that the accompanying drawing is a correct delineation of said survey drawn to a scale of 200 feet to the inch; that the drawing was made under my direct supervision; that the distances are Nebraska State Plane NAD 83 Grid distances given in feet and decimals of a foot having a combined scale factor of 0.999492 applied to real world distances; that the real world area is as shown; that the bearings are based on Nebraska State Plane NAD 83; and that the monuments were found or set as indicated.

WITNESS MY HAND AND SEAL this 12th day of February, 2001.

Donald A. Brush
Nebraska Registered Land Surveyor Number 511



Prepared by
Baker & Associates
Engineers Planners Consultants
Scottsbluff, Nebraska
February, 2001
AutoCAD File: 001-6-PLAT.DWG

OWNER'S STATEMENT

We, Leroy D. Frank & Inez B. Frank, joint tenants, being the owners of the real estate described in the foregoing "Surveyor's Certificate" and shown on the accompanying plat, have caused such real estate to be platted as:

BLOCK 7, BURLINGTON NORTHERN SUBDIVISION IN THE CITY OF SCOTTSBLUFF,
SCOTTS BLUFF COUNTY, NEBRASKA.

We hereby dedicate the street 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.

By: Leroy D. Frank Date: 3-8-01
Leroy D. Frank, Joint Tenant
By: Inez B. Frank Date: 3-8-01
Inez B. Frank, Joint Tenant

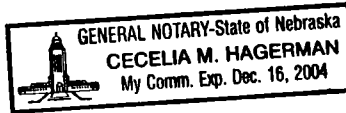
ACKNOWLEDGMENT

STATE OF NEBRASKA }
COUNTY OF SCOTTS BLUFF } ss.

Before me, a Notary Public, qualified and acting in said County, personally came Leroy D. Frank and Inez B. Frank, joint tenants, known to me to be the identical people who signed the foregoing "Owner's Statement" and acknowledged the execution thereof to be their voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 8th day of March, 2001.

Cecelia M. Hagerman
My Commission Expires: 12-16-04



APPROVAL AND ACCEPTANCE

The foregoing plat of BLOCK 7, BURLINGTON NORTHERN SUBDIVISION IN 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 16th day of April 2001.

By: David Boeckner
David Boeckner, Mayor

Attested: Bonnie Otte
Bonnie Otte, City Clerk

Seal



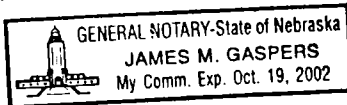
ACKNOWLEDGMENT

STATE OF NEBRASKA }
COUNTY OF SCOTTS BLUFF } ss.

Before me, a Notary Public, qualified and acting in said County, personally came David Boeckner, 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 16th day of April, 2001.

My Commission Expires:



JMG

Prepared by
Baker & Associates
Engineers Planners Consultants
Scottsbluff, Nebraska
February, 2001