

72

Inst. 2002 - 01961

RECORDED
SCOTTS BLUFF COUNTY, NE

'02 MAR 14 PM 1 24

Jean A. Bauer
REGISTER OF DEEDS

MIDTOWN
DEVELOPMENT

Lot 2
⑦

Lot 1
⑦

CURVE DATA CURVE #2

Delta = 35°04'18" R
 Delta = 35°04'45" M
 Radius = 128.28 RIM
 Arc = 78.46 R
 Chord Length = 77.29 RIM
 Chord Bearing = S83°10'57"E RIM

CURVE DATA CURVE #1

Delta = 90°00'00" R
 Delta = 90°18'40" M
 Radius = 30.00 RIM
 Arc = 47.12 R
 Chord Length = 42.53 RIM
 Chord Bearing = S20°28'23"W RIM

CURVE DATA CURVE #3

Delta = 00°42'00"
 Radius = 4444.00'
 Arc = 54.49'
 Chord Length = 54.49'
 Chord Bearing = N20°40'00"W

CURVE DATA

Rec. Δ = 02°34'30"
 R = 4444.00'
 Arc = 199.97'
 Meas. Lc = 200.00'
 S25°45'50"E

CURVE DATA

Rec. Δ = 26°52'30"
 R = 1817.75'
 Arc = 758.82'
 Meas. Lc = 761.88'
 S13°39'15"E

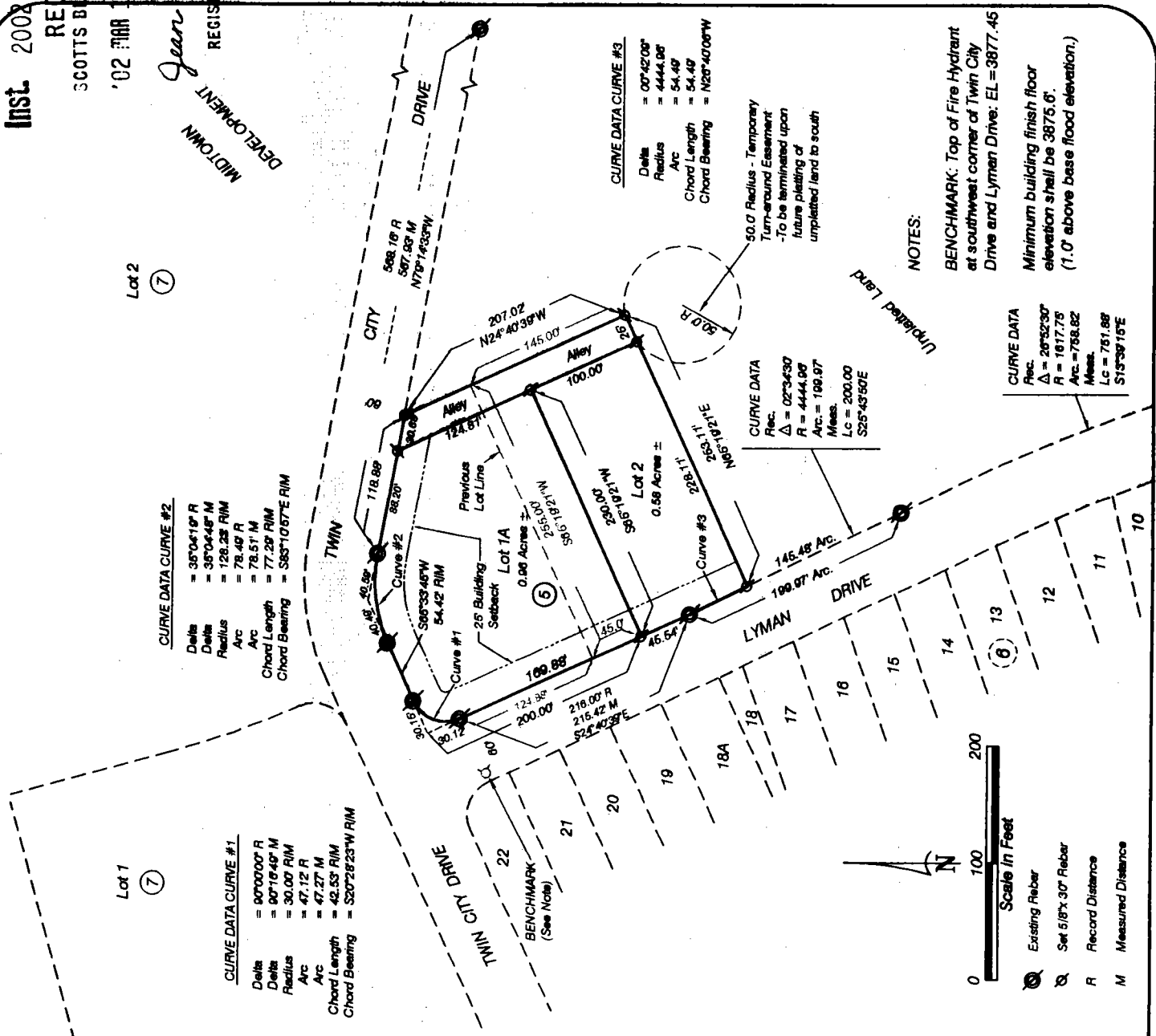
NOTES:

BENCHMARK: Top of Fire Hydrant
 at southwest corner of Twin City
 Drive and Lyman Drive: EL = 3877.45

Minimum building finish floor
 elevation shall be 3875.6'
 (1.0' above base flood elevation.)

50.0 Radius - Temporary
 Turn-around Easement
 -To be terminated upon
 future platting of
 unplatted land to south

PLAT POWERED



NUM PAGES 3
 DOC TAX PD CHG RET
 FEES 16.50 PD CHG RET
 TOTAL _____
 CK NUM _____ BY _____
 REC'D Rick Malace

NUM INDEXED 2
 COMPUTER 2
 PICTURED 2
 IMAGED _____

**LOTS 1A AND 2,
 BLOCK 5,
 MIDTOWN
 DEVELOPMENT**

A REPLAT OF LOT 1, BLOCK 5,
 MIDTOWN DEVELOPMENT, AN ADDITION
 TO THE CITY OF OREGON, NEBRASKA,
 AND UNPLATTED LAND SITUATED
 IN THE SOUTHEAST QUARTER OF
 SECTION 26, TOWNSHIP 22 NORTH,
 RANGE 55 WEST OF THE 6TH P.M.,
 SCOTTS BLUFF COUNTY, NEBRASKA

LOTS 1A AND 2, BLOCK 5
 REPLAT OF LOT 1, BLOCK 5
 AND UNPLATTED LAND
 MIDTOWN DEVELOPMENT
 GERING, NEBRASKA
 SHEET 2 OF 3

SURVEYOR'S CERTIFICATE

I, Kelly A. Beatty, a Nebraska Registered Land Surveyor, hereby certify that I have surveyed and prepared a plat of LOTS 1A AND 2, BLOCK 5, MIDTOWN DEVELOPMENT, an Addition to the City of Gering, Nebraska, a Replat of Lot 1, Block 5, and unplatted land situated in the Southeast Quarter of Section 26, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, said unplatted land more particularly described as follows:

Commencing at the Northwest Corner of Lot 1, Block 5, Midtown Development, as previously platted, thence southerly on the west line of said Lot 1, Block 5, on an assumed bearing of S24°40'39"E, a distance of 124.88 feet, to the Southwest Corner of said Lot 1, Block 5, said point also being the POINT OF BEGINNING, thence continuing on last described course and on the east right of way line of Lyman Drive, as platted, a distance of 90.54 feet, to the point of curvature of a curve to the right, said curve having a central angle of 00°42'09", a radius of 4444.96 feet, a chord length of 54.49 feet, and a chord bearing of S26°40'06"E, thence continuing on arc of said curve, and east right of way line of Lyman Drive, an arc distance of 54.49 feet, thence bearing N65°19'21"E, a distance of 253.11 feet, thence bearing N24°40'39"W, a distance of 145.00 feet, to the Southeast Corner of the right of way line of a 25.00 foot alley previously platted, thence bearing S65°19'21"W, on the south line of said 25.00 foot alley and said Lot 1, Block 5, a distance of 255.00 feet, to the point of beginning, containing an area of 0.85 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 dimensions are in feet and decimals. That each lot and block has its own number. That the boundary of the plat is shown with a heavy solid line with dashed lines being for orientation purposes only. That all corners found or set are marked as shown.

WITNESS MY HAND AND SEAL THIS 18th DAY OF January, 2002.
 FOR THE FIRM OF M.C. SCHAFF AND ASSOCIATES, INC.


 Kelly A. Beatty, Nebraska Registered Land Surveyor L.S. 476




OWNER'S STATEMENT

We, the undersigned, being the owners of that part of Lot 1, Block 5, Midtown Development, an Addition to the City of Gering, Nebraska, and unplatted land situated in the Southeast 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 on the accompanying plat have caused such real estate to be platted as LOTS 1A AND 2, BLOCK 5, MIDTOWN DEVELOPMENT, a Replat of Lot 1, Block 5, Midtown Development, an Addition to the City of Gering, Nebraska, and unplatted land situated in the Southeast Quarter of Section 26, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska.

That the foregoing plat is made with the free consent and in accordance with the desires of the undersigned owners. We hereby dedicate the alley right of way shown on the plat to the use and benefit of the public.

Dated this 22nd day of January, 2002.


 Donald E. Loos


 Patricia A. Loos

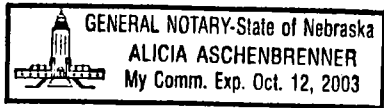
LOTS 1A AND 2, BLOCK 5
REPLAT OF LOT 1, BLOCK 5
AND UNPLATTED LAND
MIDTOWN DEVELOPMENT
GERING, NEBRASKA
SHEET 3 OF 3

ACKNOWLEDGEMENT

STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF)

Before me, a Notary Public, qualified and acting in said County, personally came Donald E. Loos and Patricia A. Loos, Husband and Wife, to me known to be the identical persons whose signatures are affixed to the foregoing 'Owner's Statement' and acknowledged the execution thereof to be their voluntary act and deed.

WITNESS MY HAND AND SEAL THIS 22nd DAY OF January, 2002.

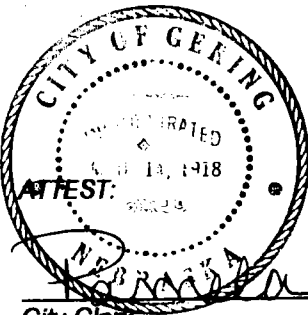


Alicia Aschenbrenner
Notary Public

My Commission Expires Oct 12, 2003

APPROVAL AND ACCEPTANCE

The foregoing plat of LOTS 1A AND 2, BLOCK 5, MIDTOWN DEVELOPMENT, a Replat of Lot 1, Block 5, Midtown Development, an Addition to the City of Gering, Nebraska, and unplatted land situated in the Southeast Quarter of Section 26, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, is hereby approved by the Mayor and City Council of the City of Gering, Nebraska, by resolution duly passed this 11th day of March, 2002.



[Signature]
Mayor

[Signature]
City Clerk