

MENARDS SUBDIVISION

Final Plat - All in the City of Scottsbluff, Neb

LOTS 1-6, A REPLAT OF BLOCKS 4, 5, 6, & 7, RAMADA ADDITION TO THE CITY OF SCOTTSBLUFF, SCOTTSBLUFF COUNTY, NEBRASKA EXCEPT THAT PART OF BLOCK 5 CONVEYED TO THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, IN DEED BOOK 209, PAGE 363 AND PART OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SECTION 19, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE SIXTH P.M., SCOTTSBLUFF COUNTY, NEBRASKA

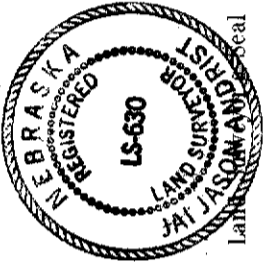
LEGAL DESCRIPTION

A TRACT OF LAND COMPRISED OF BLOCKS FOUR (4), FIVE (5), SIX (6), SEVEN (7), RAMADA ADDITION TO THE CITY OF SCOTTSBLUFF, SCOTTSBLUFF COUNTY, NEBRASKA, EXCEPT THAT PART OF BLOCK 5 CONVEYED TO THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, IN DEED BOOK 209, PAGE 363 AND PART OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SECTION 19, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE SIXTH P.M., SCOTTSBLUFF COUNTY, NEBRASKA, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$); THENCE N88 $^{\circ}$ 15'28"W (ASSUMED BEARING) ALONG THE NORTH LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER (E $\frac{1}{2}$ SW $\frac{1}{4}$) A DISTANCE OF 103.02 FEET TO THE TRUE PLACE OF BEGINNING; THENCE S01 $^{\circ}$ 52'02"W A DISTANCE OF 1713.60 FEET; THENCE N87 $^{\circ}$ 55'38"W A DISTANCE OF 1102.50 FEET; THENCE N33 $^{\circ}$ 43'00"W A DISTANCE OF 205.11 FEET TO THE WEST LINE OF SAID EAST HALF OF THE SOUTHWEST QUARTER (E $\frac{1}{2}$ SW $\frac{1}{4}$); THENCE S01 $^{\circ}$ 58'16"W ALONG SAID WEST LINE A DISTANCE OF 376.87 FEET TO THE NORTHERLY LINE OF U.S. HIGHWAY 26, ALSO BEING THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWEST WITH A RADIUS OF 4492.84 FEET AND A CENTRAL ANGLE OF 17 $^{\circ}$ 50'23"; THENCE ALONG SAID CURVE, ALSO BEING THE NORTHERLY LINE OF SAID U.S. HIGHWAY 26, THE CHORD OF WHICH BEARS N38 $^{\circ}$ 39'42"W AN ARC DISTANCE OF 1398.89 FEET; THENCE N41 $^{\circ}$ 53'43"E ALONG THE NORTHWESTERLY LINE OF SAID BLOCK FOUR (4) A DISTANCE OF 208.71 FEET; THENCE N45 $^{\circ}$ 18'42"W A DISTANCE OF 55.98 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTH WITH A RADIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 42 $^{\circ}$ 44'52"; THENCE ALONG SAID CURVE, THE CHORD OF WHICH BEARS N66 $^{\circ}$ 51'21"W AN ARC DISTANCE OF 149.22 FEET; THENCE S88 $^{\circ}$ 16'45"E A DISTANCE OF 124.43 FEET; THENCE N01 $^{\circ}$ 43'26"E A DISTANCE OF 60.00 FEET TO THE SOUTH LINE OF BLOCK 1A, RAMADA ADDITION; THENCE S88 $^{\circ}$ 16'45"E ALONG SAID SOUTH LINE A DISTANCE OF 42.16 FEET TO THE SOUTHEAST CORNER OF SAID BLOCK 1A; THENCE N02 $^{\circ}$ 12'44"E ALONG THE EAST LINE OF SAID BLOCK 1A A DISTANCE OF 545.11 FEET TO THE NORTH LINE OF THE WEST HALF OF THE SOUTHWEST QUARTER (W $\frac{1}{2}$ SW $\frac{1}{4}$); THENCE S88 $^{\circ}$ 15'49"E ALONG SAID NORTH LINE A DISTANCE OF 782.14 FEET TO THE NORTHWEST CORNER OF THE EAST HALF OF THE SOUTHWEST QUARTER (E $\frac{1}{2}$ SW $\frac{1}{4}$); THENCE S88 $^{\circ}$ 15'28"E ALONG THE NORTH LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER (E $\frac{1}{2}$ SW $\frac{1}{4}$) A DISTANCE OF 1218.83 FEET TO THE PLACE OF BEGINNING. SAID TRACT CONTAINS 3,194,533 SQUARE FEET OR 73.336 ACRES.

SURVEYOR'S CERTIFICATE

I, JAI JASON ANDRIST, A REGISTERED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT I COMPLETED AN ACCURATE SURVEY, UNDER MY PERSONAL SUPERVISION, OF A TRACT OF LAND IN SECTION 19, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTSBLUFF COUNTY, NEBRASKA, AS SHOWN ON THE ACCOMPANYING PLAT THEREOF; THAT IRON MARKERS, EXCEPT WHERE INDICATED WERE FOUND AT ALL CORNERS; THAT THE DIMENSIONS ARE AS SHOWN ON THE PLAT; AND THAT SAID SURVEY WAS MADE WITH REFERENCE TO KNOWN AND RECORDED MONUMENTS.



Signed this 7th day of May, 2007

Name: Jai Jason Andrist

Surveyor's License No. L.S. 630

