



2009-2302

NUM INDEX *2*
COMPUTER *2*
PICTURED *2*
IMAGED *2*

RECORDED
SCOTT'S BLUFF COUNTY, NE

Date *5-7-09* Time *3:01pm*

Inst. 2009 *2302*

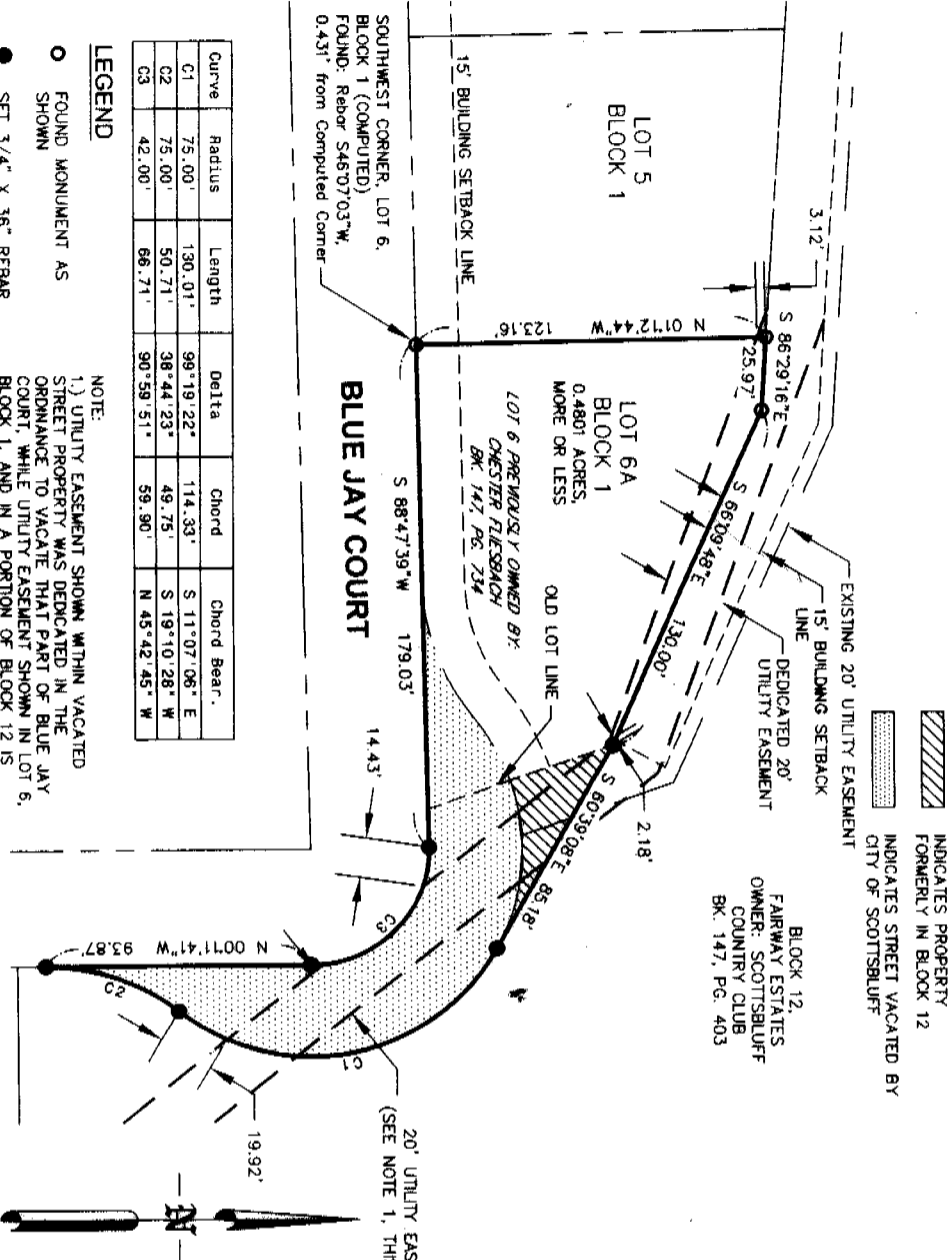
Jean A. Bauer

REGISTER OF DEEDS

NUM PAGES *2*
DOC TAX PD CHG RET
FEES *11.50* PD CHG *2* RET
TOTAL *11.50*
REC'D *Baker & Associates*
RET

12

AutoCad File: 5027-1001.dwg



Curve	Radius	Length	Delta	Chord	Chord Bear.
C1	75.00'	130.01'	99°19'22"	114.33'	S 11°07'06" E
C2	75.00'	50.71'	38°44'23"	49.75'	S 19°10'28" W
C3	42.00'	66.71'	90°59'51"	59.90'	N 45°42'45" W

LEGEND

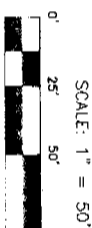
- FOUND MONUMENT AS SHOWN
 - SET 3/4" X 36" REBAR
- NOTE:
1.) UTILITY EASEMENT SHOWN WITHIN VACATED STREET PROPERTY WAS DEDICATED IN THE ORDINANCE TO VACATE THAT PART OF BLUE JAY COURT, WHILE UTILITY EASEMENT SHOWN IN LOT 6, BLOCK 1, AND IN A PORTION OF BLOCK 12 IS DEDICATED BY THIS REPLAT.

LAND DESCRIPTION - LOT 6A

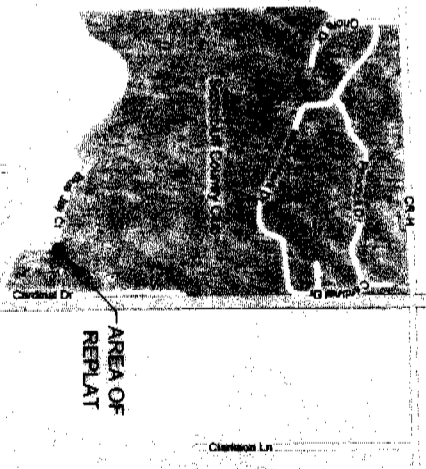
A RESUBDIVISION OF LOT 6, BLOCK 1, A PORTION OF BLOCK 12 AND THAT PART OF THE RIGHT OF WAY FOR BLUE JAY COURT VACATED BY THE CITY OF SCOTT'S BLUFF, OF FAIRWAY ESTATES AS RECORDED IN DEED BOOK 147 AT PAGE 493 OF THE SCOTT'S BLUFF COUNTY REGISTER OF DEEDS MORE PARTICULARLY DESCRIBED AS FOLLOWS.

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 6; THENCE ALONG A LINE THROUGH SAID BLOCK 12 S80°39'08"E, 85.18 FEET TO A POINT OF TANGENT CURVE TO THE RIGHT, A POINT ON THE LINES OF SAID VACATED RIGHT OF WAY; THENCE ALONG SAID RIGHT OF WAY ALONG SAID CURVE WITH A CENTRAL ANGLE OF 99°19'22" WITH A RADIUS OF 75.00 FEET, WITH AN ARC LENGTH OF 130.01 FEET, LONG CHORD BEARS S11°07'06" E, 114.33 FEET TO A POINT OF TANGENT CURVE TO THE LEFT; THENCE ALONG SAID RIGHT OF WAY, ALONG SAID CURVE WITH A CENTRAL ANGLE OF 38°44'23" WITH A RADIUS OF 75.00 FEET, WITH AN ARC LENGTH OF 50.71 FEET, LONG CHORD BEARS S19°10'28" W, 49.75 FEET TO A POINT ON THE RIGHT OF WAY OF BLUE JAY COURT; THENCE ALONG SAID RIGHT OF WAY N00°11'41" W, 93.87 FEET TO A POINT ON A TANGENT CURVE LEFT; THENCE ALONG SAID LINES ALONG SAID CURVE WITH A CENTRAL ANGLE OF 90°59'51" WITH A RADIUS OF 42.00 FEET, WITH AN ARC LENGTH OF 66.71 FEET, LONG CHORD BEARS N45°42'45" W, 59.90 FEET; THENCE ALONG 3 COURSES 1) S88°47'39" W, 179.03 FEET TO THE SOUTHWEST CORNER OF SAID LOT 6; THENCE ALONG THE LINES OF SAID LOT 6 AND ALONG THE FOLLOWING THREE COURSES 1) N01°12'44" W, 123.16 FEET; 2) S86°29'16" E, 25.97 FEET; 3) S66°09'48" E, 130.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 20912.99 SQUARE FEET OR 0.4801 ACRES MORE OR LESS



SHEET 1 OF 2
FINAL PLAT OF LOT 6A, BLOCK 1, FAIRWAY ESTATES
A REPLAT OF LOT 6, BLOCK 1, FAIRWAY ESTATES, A PORTION OF BLOCK 12, FAIRWAY ESTATES AND THAT PART OF THE RIGHT OF WAY FOR BLUE JAY COURT VACATED BY THE CITY OF SCOTT'S BLUFF, OF FAIRWAY ESTATES, AN ADDITION SITUATED IN THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTT'S BLUFF COUNTY, NEBRASKA.



VICINITY MAP
NOT TO SCALE

SURVEYOR'S STATEMENT

I, JOHN D. KRIESCHEL, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY STATE THAT THIS BOUNDARY SURVEY WAS PREPARED UNDER MY RESPONSIBLE CHARGE AND SUPERVISION AND IT IS IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THIS DOES NOT IMPLY A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED, WITHIN MY HAND AND SEAL.

this *30* day of *March* 2009

JOHN D. KRIESCHEL
NEBRASKA PLS# 546
FOR AND BEHALF OF
BAKER & ASSOCIATES, INC.



Baker & Associates Inc.
Scottsbluff, Nebraska
March 27, 2009

OWNER'S STATEMENT:

We, the undersigned, 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:

PLAT OF LOT 6A, BLOCK 1, FAIRWAY ESTATES

A REPLAT OF LOT 6, BLOCK 1, FAIRWAY ESTATES; A PORTION OF BLOCK 12, FAIRWAY ESTATES AND THAT PART OF THE RIGHT OF WAY FOR BLUE JAY COURT VACATED BY THE CITY OF SCOTTSDUFF, OF FAIRWAY ESTATES, AN ADDITION SITUATED IN THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTT'S BLUFF COUNTY, NEBRASKA.

The Right-Of-Ways and easements shown on and referred to in the plat are hereby dedicated 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: Charles H. Fiesbroch Date: 3-12-09
Charles Fiesbroch, Owner
Lot 6, Block 1, Fairway Estates

By: [Signature] Date: 3/12/09
Authorized Representative,
Scottsbluff Country Club, Owner
Block 12, Fairway Estates

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
COUNTY OF SCOTT'S BLUFF) SS.

Before me, a Notary Public, qualified and acting in said County, personally came Chester Fiesbroch, known to me to be the identical person who signed the foregoing "Owner's Statement" and acknowledged the execution thereof to be her voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 12th day of March, 2009.

My Commission Expires: 2-28-2010



ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
COUNTY OF SCOTT'S BLUFF) SS.

Before me, a Notary Public, qualified and acting in said County, personally came Amy C. Healey, authorized representative of the Scottsbluff Country Club, known to me to be the identical person who signed the foregoing "Owner's Statement" and acknowledged the execution thereof to be her voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 15th day of March, 2009.

My Commission Expires: 11/7/11



PLAT OF LOT 6A, BLOCK 1, FAIRWAY ESTATES

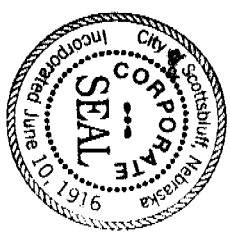
A REPLAT OF LOT 6, BLOCK 1, FAIRWAY ESTATES; A PORTION OF BLOCK 12, FAIRWAY ESTATES AND THAT PART OF THE RIGHT OF WAY FOR BLUE JAY COURT VACATED BY THE CITY OF SCOTTSDUFF, OF FAIRWAY ESTATES, AN ADDITION SITUATED IN THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTT'S BLUFF COUNTY, NEBRASKA.

APPROVAL:

The foregoing PLAT OF LOT 6A, BLOCK 1, FAIRWAY ESTATES, A REPLAT OF LOT 6, BLOCK 1, FAIRWAY ESTATES; A PORTION OF BLOCK 12, FAIRWAY ESTATES AND THAT PART OF THE RIGHT OF WAY FOR BLUE JAY COURT VACATED BY THE CITY OF SCOTTSDUFF, OF FAIRWAY ESTATES, AN ADDITION SITUATED IN THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTT'S BLUFF COUNTY, NEBRASKA, was approved by the Mayor and City Council of the City of Scottsbluff, Nebraska, by Resolution duly passed this 11th day of May, 2009.

By: [Signature]
Randy Meininger, Mayor

Attested: [Signature]
City Clerk



ACKNOWLEDGEMENT

STATE OF NEBRASKA)
SCOTT'S BLUFF COUNTY) SS.

Before me, a Notary Public, qualified and acting in said County, personally came Randy Meininger, 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 her voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 11th day of May, 2009.

My Commission Expires: 11-22-2009



Baker
Associates
Inco.
Scottsbluff, Nebraska
March 10, 2009