



2012-5754

NUM INDEX A
COMPUTER CR
PICTURED C
IMAGED _____

RECORDED
SCOTTS BLUFF COUNTY, NE

NUM PAGES 2
DOC TAX _____ PD _____ CHG _____ RET _____
FEES 11.50 PD _____ CHG ✓ RET _____
TOTAL 11.50
REC'D Bill Mahan - SCB, CH, Bldg
RET Z. Rening

Date 10-18-12 Time 12:15pm
Inst. 2012 5754
Jean A. Bauer

REGISTER OF DEEDS

**Plot of
LOT 1 and LOT 2, CUSHING SUBDIVISION,
in the SW1/4NW1/4 of Section 8, Township 22 North, Range 54 West of the 6th
Principal Meridian, Scotts Bluff County, Nebraska.**

N 1/16 Corner Section 7 & 8, T22N, R54W
Found 5/8"x1/8" Rebar at 1' deep bent.
Replaced with 5/8"x3/8" Rebar.
Measured tie: Nail & tag in PP bears
N30°52'E at 52.98'; Rebar with PVC cap
(LS476) bears N22°38'50"W at 77.38'; Nail
& tag in top RR tie CP bears N23°19'W at
75.81'; Top center Telephone pedestal bears
S81°34'W at 21.5'; Nail & tag in side of RR
tie CP bears S29°36'W at 71.91'; corner is in
center of roadway.

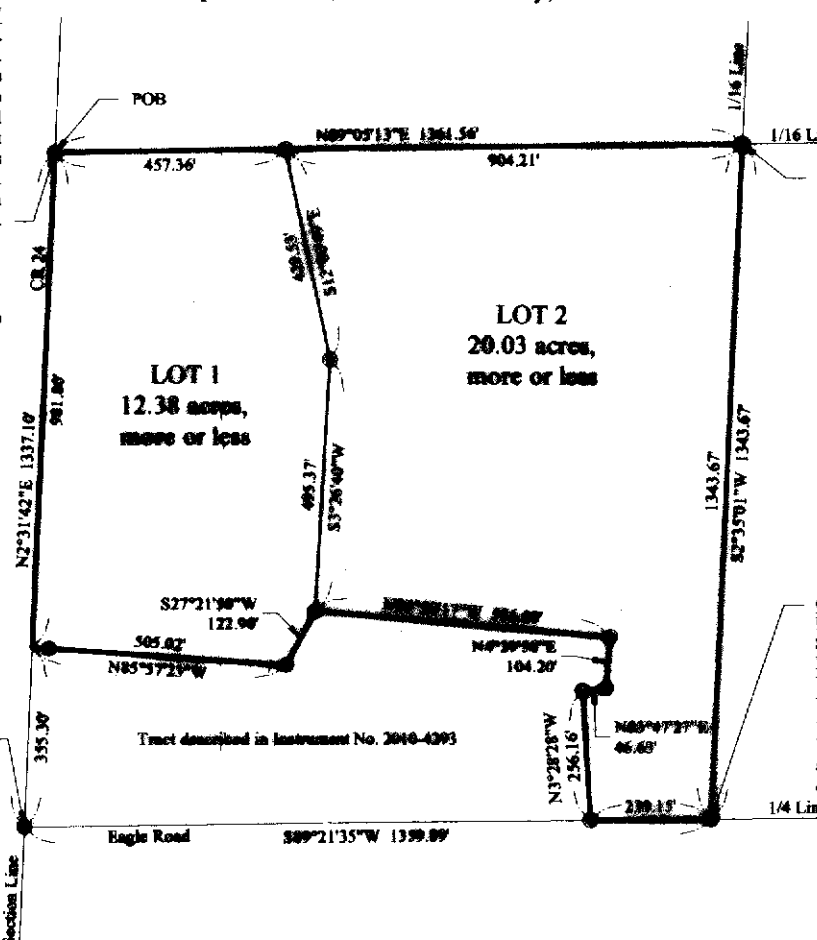
LEGEND:

- ⊙ Set 5/8"x 3/8" Rebar with PVC Cap
- ⊠ Set MAGNAIL
- Found 5/8" Rebar or as Indicate
- Calculated Point
- (R) Recorded Distance
- (P) Platted Distance

W 1/4 Corner Section 8, T22N, R54W
Found 3/4" Rebar in roadway
Measured tie: Spike in PP bears
N13°43'W at 73.12'; NE corner of conc
irrig. ditch bears N38°03'E at 55.32';
Top center Telephone pedestal bears
N39°34'E at 45.8'; Spike in PP bears
N63°00'E at 66.78'

NW 1/16 Corner Section 8, T22N, R54W
Found 5/8" Rebar on NE side of CP.
Measured tie: Nail & tag in top of PP
bears S88°28'W at 22.98'; Nail & tag in
top of fence post bears S9°36'W at 6.68';
Spike & washer in CP bears N4°07'E at
14.49'; Nail & tag in CP bears N5°33'E at
14.73'; Fence line east bears N at 14.5';
Corner is in line with Fence line W-B-N

CW 1/16 Corner Section 8, T22N, R54W
Found 5/8" Rebar 31" deep in roadway.
Set 5/8"x3/8" rebar on top.
Measured tie: Nail & tag in PP bears
N39°09'E at 42.11'; Nail & tag in top CP
bears S99°21'E at 41.90'; Nail & tag in
top CP bears S4°53'W at 31.99'; ChP
bears W at 31.4', and its S end S54°28'W
at 38.8', and its N end N53°56'W at 38.2';
corner is near center of Eagle Road.

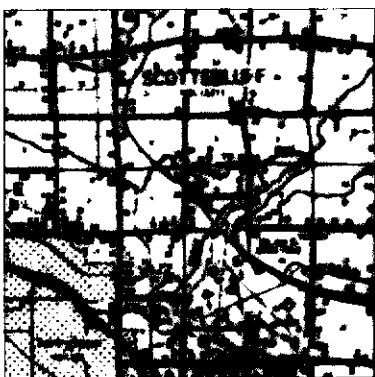


LEGAL DESCRIPTION:

Part of the Southwest Quarter of the Northwest Quarter (SW1/4NW1/4) of Section 8, Township 22 North, Range 54 West of the 6th Principal Meridian, Scotts Bluff County, Nebraska, more particularly described as follows:

Beginning at the northwest corner of said SW1/4NW1/4 of said Section 8, said point being the POINT OF BEGINNING of this description; thence N89°03'13"E on the north line of said SW1/4NW1/4 a distance of 1361.56 feet to the northeast corner of said SW1/4NW1/4; thence E2°39'01"W on the east line of said SW1/4NW1/4 a distance of 1343.67 feet to the southeast corner of said SW1/4NW1/4; thence S89°21'35"W on the south line of said SW1/4NW1/4 a distance of 239.15 feet to the southeast corner of a tract of land described in Instrument No. 2010-4293 recorded in the Deed Records of Scotts Bluff County; thence on the easterly line of said tract N3°28'28"W a distance of 256.16 feet; thence continuing on said easterly line N83°47'27"E a distance of 46.63 feet; thence N4°29'58"E a distance of 104.30 feet to the northeast corner of said tract; thence on the northerly line of said tract N64°58'17" S85.60 feet; thence continuing on said northerly line S27°21'50"W a distance of 122.90 feet; thence continuing on said northerly line N83°57'23"W a distance of 565.02 feet to a point on the westerly line of said SW1/4NW1/4, said point being 355.30' distant from the southwest corner of said SW1/4NW1/4; thence N2°31'42"E on said westerly line a distance of 981.88 feet to the point of beginning, containing 32.41 acres, more or less.

SCALE: 1" = 300'



Vicinity Map
No Scale

SURVEYOR'S CERTIFICATE:

I, Donald A. Brush, Nebraska Registered Land Surveyor Number 511, do hereby certify that, between August 22, 2012, and August 24, 2012, the tract described and shown on the accompanying drawing was surveyed by me; that the accompanying drawing is a correct delineation of said survey drawn to a scale of 300 feet to the inch; that the distances are earth-surface distances given in feet and decimals of a foot; that the bearings are Nebraska State Plane NAD83 Grid bearings based on GPS RTK measurements; that the area is as shown; and that the monuments were found or set as indicated.

WITNESS MY HAND AND SEAL this 24th day of August, 2012.
Donald A. Brush
Nebraska Registered Land Surveyor Number 511



Prepared for:
Don Cushing
240236 Eagle Rd
Scottsbluff, NE 69361

DATUM CONVERSIONS:

Nebraska State Plane NAD 83
Combined Scale Factor: 0.999992814713
Mean Spheroid: -2°2'42.8"

Job No.: 2012-09 Drawn by: DAB / Checked by: _____ Drawing File Name: _____

Date: Aug 2012

Sheet No.: 1 of 2

Panhandle Land Surveying
Donald A. Brush, Registered Land Surveyor
870 SB Road, Morrill, Nebraska, 69358
Phone: (308) 247-2602

PLAT OF LOT 1 and LOT 2, CUSHING SUBDIVISION
In the SW1/4NW1/4 of Section 8,
T22N, R54W, 6th P.M., Scotts Bluff County, Nebraska.

Copyright 2012

Plat of
LOT 1 and LOT 2, CUSHING SUBDIVISION
in the SW1/4NW1/4 of Section 8, Township 22 North, Range 54 West of the 6th
Principal Meridian, Scotts Bluff County, Nebraska.

OWNER'S STATEMENT:

We, Daniel K. Cushing and Robin M. Cushing, husband and wife, being the Owners of the tract of land described in the foregoing Legal Description and shown on the accompanying plat, have caused such real estate to be platted as "PLAT OF LOT 1 AND LOT 2, CUSHING SUBDIVISION IN THE SW1/4NW1/4 OF SECTION 8, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH PRINCIPAL MERIDIAN, SCOTTS BLUFF COUNTY, NEBRASKA," as shown on the accompanying plat.

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

Dated this 26th day of September, 2012.

Daniel K. Cushing
Daniel K. Cushing, husband

Robin M. Cushing
Robin M. Cushing, wife

APPROVAL AND ACCEPTANCE

The foregoing "PLAT OF LOT 1 AND LOT 2, CUSHING SUBDIVISION IN THE SW1/4NW1/4 OF SECTION 8, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH PRINCIPAL MERIDIAN, SCOTTS BLUFF COUNTY, NEBRASKA," is hereby approved by the Scotts Bluff County Board of Commissioners, Scotts Bluff County, Nebraska, by Resolution duly passed this 15th day of October, 2012.

[Signature]
Chairman

ATTEST: *[Signature]*
Scotts Bluff County



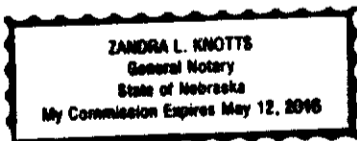
ACKNOWLEDGMENT

STATE OF Nebraska)
COUNTY OF Scotts Bluff)

Before me, a notary public, qualified and acting in said County, personally came Daniel K. Cushing and Robin M. Cushing, husband and wife, known to me to be the identical persons 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 26th day of September, 2012.

Zandra L. Knotts
My Commission Expires: May 12, 2016



Prepared for:
Dan Cushing
248236 Eagle Rd
Scottsbluff, NE 69361

Job No.: 2012-29 Drawn by: DAB / Checked by: Drawing File Name:

Date: Aug 2012

Sheet No.: 2 of 2

Panhandle Land Surveying
Donald A. Brush, Registered Land Surveyor
870 SB Road, Morrill, Nebraska, 69358
Phone: (308) 247-2602
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PLAT OF LOT 1 and LOT 2, CUSHING SUBDIVISION
in the SW1/4NW1/4 of Section 8,
T22N, R54W, 6th P.M., Scotts Bluff County, Nebraska.