



2016-5652

COMPUTER CP
PICTURED CP
IMAGED CP

RECORDED
SCOTTS BLUFF COUNTY, NE

Date 10-12-16 Time 3:40 pm

INST. 2016 5652
Jean A. Bauer

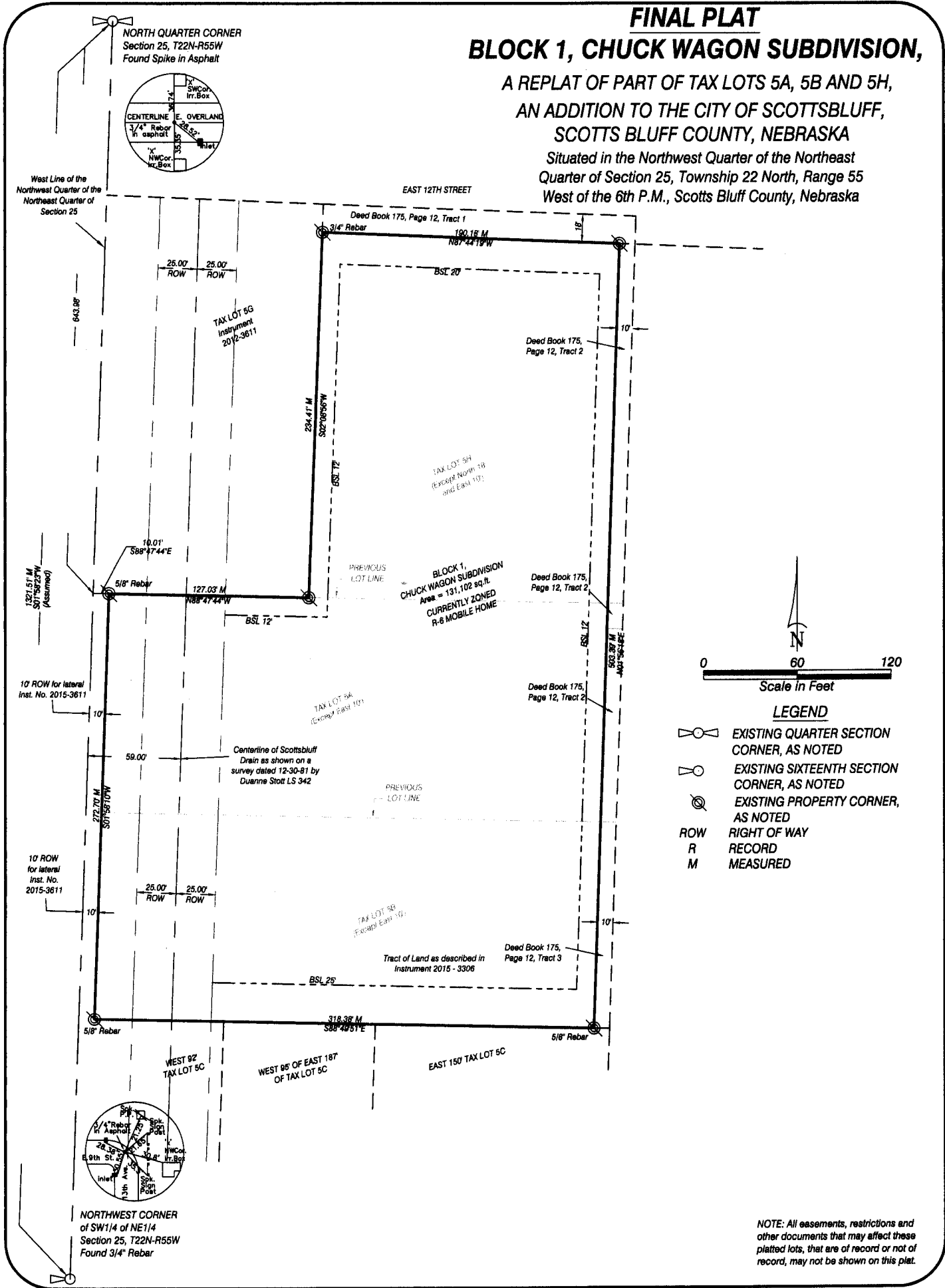
REGISTER OF DEEDS

NUM PAGES 3
DOC TAX PD CHG RET
FEES 22.00 PD CHG RET
TOTAL 22.00
REC'D M.G. Schaff
RET OFFICE USE ONLY

FINAL PLAT

BLOCK 1, CHUCK WAGON SUBDIVISION,

A REPLAT OF PART OF TAX LOTS 5A, 5B AND 5H,
AN ADDITION TO THE CITY OF SCOTTSBLUFF,
SCOTTS BLUFF COUNTY, NEBRASKA
Situated in the Northwest Quarter of the Northeast
Quarter of Section 25, Township 22 North, Range 55
West of the 6th P.M., Scotts Bluff County, Nebraska



NOTE: All easements, restrictions and other documents that may affect these platted lots, that are of record or not of record, may not be shown on this plat.

BLOCK 1,
CHUCKWAGON SUBDIVISION
SCOTTSBLUFF, NEBRASKA
SHEET 2 OF 3

SURVEYOR'S CERTIFICATE

I, Dennis P. Sullivan, a Nebraska Registered Land Surveyor, hereby certify that I, or under my direct supervision, have surveyed and prepared a plat of BLOCK 1, CHUCKWAGON SUBDIVISION, A REPLAT OF PART OF TAX LOTS 5A, 5B AND 5H, an addition to the City of Scottsbluff, Scotts Bluff County, Nebraska, situated in the Northwest Quarter of the Northeast Quarter of Section 25, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, more particularly described as follows:

Commencing at the North Quarter Corner of Section 25, thence southerly on the west line of the Northwest Quarter of the Northeast Quarter on an assumed bearing of S01°58'23"W, a distance of 643.98 feet, thence, easterly on the south line of a Tract of land as described in Instrument 2012-3611, bearing S88°47'44"E, a distance of 10.01 feet to the Point of Beginning, thence southerly on a line being 10 feet east of the west line of the Northwest Quarter of the Northeast Quarter of Section 25, bearing S01°58'10"W, a distance of 272.70 feet, to the point of intersection with the north line of Tax Lot 5C, thence easterly on the north line of Tax Lot 5C, bearing S88°49'51"E, a distance of 318.38 feet, to the point of intersection with the southeast corner of a Tract of land as described in Instrument 2015 - 3306, thence northerly on the east line of said Tract, bearing N01°55'18"E, a distance of 503.39 feet, to the point of intersection with the south line of Tract 1, as described in Deed Book 175, Page 12, thence westerly on the south line of said tract, bearing N87°44'19"W, a distance of 190.18 feet, to the point of intersection with the east line of a tract of land as described in Instrument 2012-3611, thence southerly on the east line of said Tract, bearing S02°08'56"W, a distance of 234.41 feet, thence bearing N88°47'44"W, on the south line of said Tract, a distance of 127.03 feet, to to the Point of Beginning, containing an area of 3.01 Acres, more or less.

That the accompanying plat is a true delineation of such survey drawn to a scale of 60 feet to the inch. That all dimensions are in feet and decimals. That each lot and block has its own number and 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 3rd DAY OF October, 2016.
FOR THE FIRM OF M. C. SCHAFF AND ASSOCIATES, INC.


Dennis P. Sullivan, Nebraska Registered Land Surveyor, L. S. 562



OWNER'S STATEMENT

We, the undersigned, being the owners of part of Tax Lots 5A, 5B and 5H, an addition to the City of Scottsbluff, Scotts Bluff County, Nebraska, situated in the Northwest Quarter of the Northeast Quarter of Section 25, 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 BLOCK 1, CHUCKWAGON SUBDIVISION, A REPLAT OF PART OF TAX LOTS 5A, 5B AND 5H, AN ADDITION TO THE CITY OF SCOTTSBLUFF, SCOTTS BLUFF COUNTY, NEBRASKA, situated in the Northwest Quarter of the Northeast Quarter of Section 25, 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 easements for the use and benefit of the public.
Dated this 3 day of Oct., 2016.

Owner:
Chuckwagon Church, Inc., a Nebraska Nonprofit Corporation


By: Alfred N. Wilson, Member Board of Directors

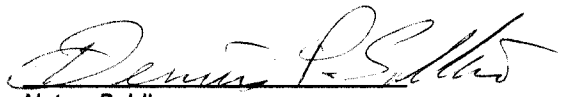
BLOCK 1,
CHUCKWAGON SUBDIVISION
SCOTTSBLUFF, NEBRASKA
SHEET 3 OF 3

ACKNOWLEDGEMENT

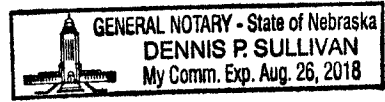
STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF)

Before me, a Notary Public, qualified and acting in said County, personally came Alfred N. Wilson, Member of the Board of Directors for Chuckwagon Church, Inc., a Nebraska Nonprofit Corporation, to me known to be the identical person whose signature is affixed to the foregoing 'Owner's Statement' and acknowledged the execution thereof to be his voluntary act and deed, and the voluntary act and deed of Chuckwagon Church, Inc., a Nebraska Nonprofit Corporation.

WITNESS MY HAND AND SEAL THIS 3 DAY OF Oct., 2016.



Notary Public

My Commission Expires Aug. 26, 2018



APPROVAL

The foregoing plat of BLOCK 1, CHUCKWAGON SUBDIVISION, A REPLAT OF PART OF TAX LOTS 5A, 5B AND 5H, AN ADDITION TO THE CITY OF SCOTTSBLUFF, SCOTTS BLUFF COUNTY, NEBRASKA situated in the Northwest Quarter of the Northeast Quarter of Section 25, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, was approved by the City Manager of the City of Scottsbluff, Nebraska, pursuant to Section 19-916, Reissue of Revised Statutes of Nebraska, as amended by Section 10 of L.B. 71, approved March 5, 1983, and to Article 1 of Chapter 20 or Ordinance No. 2600 of the City of Scottsbluff, Nebraska as amended by Ordinance No. 2812 of the City of Scottsbluff, Nebraska


Nathan Johnson, City Manager
City of Scottsbluff, Nebraska


Attest: City Clerk

