

2019-4243

RECORDED  
SCOTTS BLUFF COUNTY, NE

Date 10/4/19 Time 2:10pm  
Inst. 2019 4243  
*Jean A. Bauer*

NUM PAGES 3  
DOC TAX \_\_\_\_\_ PD \_\_\_\_\_ CHG \_\_\_\_\_ RET \_\_\_\_\_  
FEES 22.00 PD  CHG \_\_\_\_\_ RET \_\_\_\_\_  
TOTAL 22.00 CK 146.00  
REC'D Simmons Olsen Law Firm  
RET For office use

COMPUTER CA  
PICTURED [initials]  
IMAGED \_\_\_\_\_

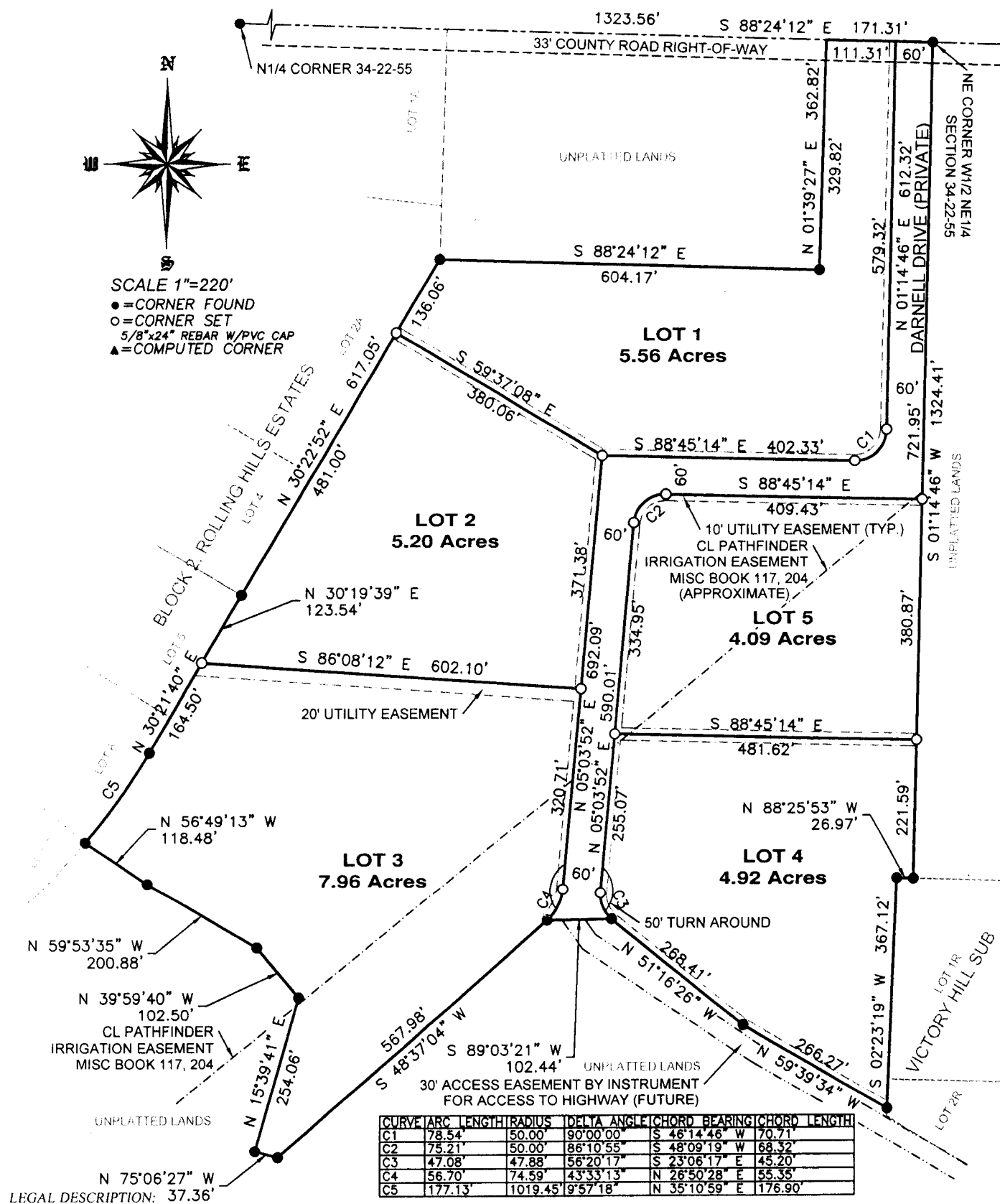
REGISTER OF DEEDS

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# FINAL PLAT

## LOTS 1-5, DARNELL SUBDIVISION

A SUBDIVISION OF A PART OF THE WEST HALF OF THE NORTHEAST QUARTER  
OF SECTION 34, TOWNSHIP 23 NORTH, RANGE 55 WEST OF THE 6TH P.M.,  
SCOTTS BLUFF COUNTY, NEBRASKA.



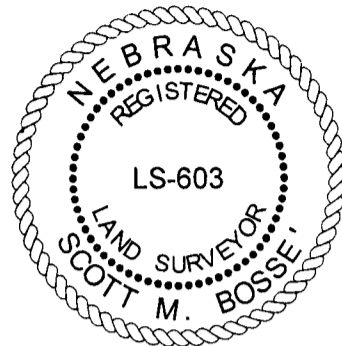
A TRACT OF LAND SITUATED IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 23 NORTH, RANGE 55 WEST OF THE 6TH PRINCIPAL MERIDIAN, SCOTTS BLUFF COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE NORTHEAST CORNER OF THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 34; THENCE, ON THE EAST LINE OF SAID WEST HALF, S01°14'46"W TO A POINT OF INTERSECTION WITH THE NORTHERLY BOUNDARY OF VICTORY HILL SUBDIVISION, BEING A DISTANCE OF 1324.41 FEET; THENCE, ON THE SAID NORTHERLY BOUNDARY, N88°25'53"W TO THE NORTHWEST CORNER OF SAID SUBDIVISION, BEING A DISTANCE OF 367.12 FEET; THENCE, ON THE WESTERLY BOUNDARY OF SAID SUBDIVISION, S02°23'19"W FOR A DISTANCE OF 266.27 FEET; THENCE, N59°39'34"W FOR A DISTANCE OF 266.27 FEET; THENCE, N51°16'26"W FOR A DISTANCE OF 268.41 FEET; THENCE, S89°03'21"W FOR A DISTANCE OF 102.44 FEET; THENCE, S48°37'04"W FOR A DISTANCE OF 567.98 FEET; THENCE, N75°06'27"W FOR A DISTANCE OF 37.36 FEET; THENCE, N15°39'41"E FOR A DISTANCE OF 254.06 FEET; THENCE, N39°59'40"W FOR A DISTANCE OF 102.50 FEET; THENCE, N59°53'35"W FOR A DISTANCE OF 200.88 FEET; THENCE, N56°49'13"W TO A POINT OF INTERSECTION WITH THE EASTERLY BOUNDARY OF ROLLING HILLS SUBDIVISION, BEING A DISTANCE OF 118.48 FEET; THENCE, ON THE SAID EASTERLY BOUNDARY, ALONG A 1019.45 RADIUS CURVE TO THE LEFT, SUPPORTING A CENTRAL ANGLE OF 09°57'18", CHORD BEING N35°10'59"E FOR 176.90 FEET, FOR AN ARC DISTANCE OF 177.13 FEET, N30°21'40"E FOR A DISTANCE OF 164.50 FEET, N30°19'39"E FOR A DISTANCE OF 123.54 FEET, N30°22'52"E FOR A DISTANCE OF 617.05 FEET; THENCE, S88°24'12"E FOR A DISTANCE OF 604.17 FEET; THENCE, N01°39'27"E TO A POINT OF INTERSECTION WITH THE NORTH LINE OF SAID SECTION 34, BEING A DISTANCE OF 362.82 FEET; THENCE, S88°24'12"E, ON SAID NORTH LINE, FOR A DISTANCE OF 171.31 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 30.33 ACRES, MORE OR LESS, OF WHICH 0.13 ACRES ARE CONTAINED IN COUNTY ROAD RIGHT-OF-WAY.

# FINAL PLAT LOTS 1-5, DARNELL SUBDIVISION

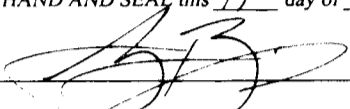
A SUBDIVISION OF A PART OF THE WEST HALF OF THE NORTHEAST QUARTER  
OF SECTION 34, TOWNSHIP 23 NORTH, RANGE 55 WEST OF THE 6TH P.M.,  
SCOTTS BLUFF COUNTY, NEBRASKA.

SURVEYOR'S CERTIFICATE:

I, SCOTT M. BOSSE, NEBRASKA REGISTERED LAND SURVEYOR NUMBER 603, DO HEREBY CERTIFY THAT I HAVE SURVEYED THE TRACT OF LAND DESCRIBED IN THE LEGAL DESCRIPTION AND SHOWN ON THE ACCOMPANYING DRAWING; THAT THE ACCOMPANYING DRAWING IS A CORRECT DELINEATION OF SAID SURVEY DRAWN TO A SCALE OF 300 FEET TO THE INCH; THAT SAID SURVEY AND DRAWING WAS CONDUCTED BY ME OR UNDER MY DIRECT SUPERVISION; THAT THE DISTANCES ARE GROUND DISTANCES GIVEN IN FEET AND DECIMALS OF A FOOT; AND THE MONUMENTS WERE FOUND OR SET AS INDICATED AND THE BOUNDARY IS DEPICTED BY A THICKENED SOLID LINE.



WITNESS MY HAND AND SEAL this 7<sup>th</sup> day of JULY, 2018.

  
\_\_\_\_\_  
Scott M. Bosse  
NEBRASKA REGISTERED LAND SURVEYOR NUMBER 603

OWNER'S & DEDICATION STATEMENT:

WE BEING THE UNDERSIGNED, BEING THE OWNERS OF THAT PART OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 23 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 SAID REAL ESTATE TO BE SURVEYED AND PLATTED AS: LOTS 1-5, DARNELL SUBDIVISION, A SUBDIVISION OF A PART OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 23 NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA.

THE FOREGOING, LOTS 1-5, DARNELL SUBDIVISION, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNERS AND ALSO DEDICATE THE EASEMENTS AND RIGHT-OF-WAYS TO THE USE AND BENEFIT OF THE OWNERS OF THE LOTS WITHIN THE SUBDIVISION AS SHOWN ON THE ACCOMPANYING PLAT. THE PRIVATE DRIVE "DARNELL DRIVE" IS NOT BE A PUBLIC RIGHT-OF-WAY AND IS THE RESPONSIBILITY OF THE LOTS OWNERS TO CONSTRUCT AND MAINTAIN AND NOT THE RESPONSIBILITY OF THE COUNTY OR ANY OTHER PUBLIC JURISDICTION.

\_\_\_\_\_  
JON DARNELL

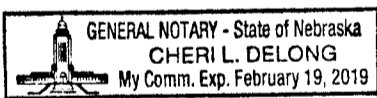
  
\_\_\_\_\_  
DANIELLE DARNELL

ACKNOWLEDGMENT:

STATE OF NEBRASKA )  
COUNTY OF SCOTTS BLUFF )

BEFORE ME, A NOTARY PUBLIC, QUALIFIED AND ACTING IN SAID COUNTY, PERSONALLY CAME JON DARNELL AND DANIELLE DARNELL, 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 NOTORIAL SEAL THIS 7<sup>th</sup> DAY OF JULY, 2018.



  
\_\_\_\_\_  
NOTARY PUBLIC

MY COMMISSION EXPIRES: \_\_\_\_\_

APPROVAL AND ACCEPTANCE:

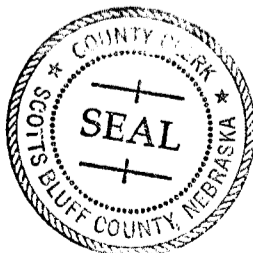
THE ACCOMPANYING PLAT WAS APPROVED BY THE PLANNING COMMISSION OF SCOTTS BLUFF COUNTY, NEBRASKA,  
THIS 11<sup>th</sup> DAY OF September, 2018.

THE ACCOMPANYING PLAT WAS APPROVED BY THE COUNTY COMMISSIONERS OF SCOTTS BLUFF COUNTY, NEBRASKA,  
THIS 15<sup>th</sup> DAY OF October, 2018.

  
\_\_\_\_\_  
CHAIRMAN

ATTEST:  
COUNTY CLERK





SHEET  
2 OF 2

PROJECT:  
DARNELL SUBDIVISION  
JON DARNELL  
SCOTTSBLUFF, NEBRASKA

ACCUSTAR SURVEYING

30601 COUNTY ROAD 17  
PHONE: (308) 623-0197

MITCHELL, NE 69357  
CELL: (308) 631-0737

Scale 1"=220'  
Date: JULY 16, 2018  
Dwn By: SMB  
REVISED: