

Date 1-8-19 Time 8:00am  
Inst. 2019 68  
Jean A. Bauer

REGISTER OF DEEDS

NUM PAGES 5  
DOC TAX 34.00 PD 34.00 CHG 34.00 RET 34.00  
FEES 34.00 PD 34.00 CHG 34.00 RET 34.00  
TOTAL 34.00  
REC'D Bill Walker - S&B County Bldg. Planning  
RET. For Office Use



2019-068

COMPUTER CF  
PLOT BY CF  
DRAWN

**FINAL PLAT**  
**PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION,**  
SITUATED SOUTH EAST QUARTER OF SECTION 20  
TOWNSHIP 21 NORTH, RANGE 54 WEST, OF THE 6TH P.M.,  
IN SCOTTS BLUFF COUNTY, NEBRASKA.

Date	Description	Initials
11-20-18	FIELD SURVEY	CJG
11-20-18	DRAFTED SURVEY	CJG
11-20-18	FINALIZED SURVEY	CJG

**Wildcat Surveying**  
307 Church Street,  
Harrisburg NE 68345  
Phone: 308-279-2072  
www.wildcatsurveying.com

Land Survey			
Title Sheet			
Wildcat Project Number: 181-01-2018			
Project Location: Scotts Bluff County Nebraska			
CLIENT: Henry E Schneider Trust			
Project Code	Last Mod. Date	Subset	Sheet No.
181	11-27-2018	1 of 3	1

**PROPERTY DESCRIPTION PARCEL 1:**

A PARCEL OF LAND KNOWN AS PARCEL 1, BEING IN THE SOUTH EAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER OF SAID SECTION 20, THENCE ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20, SOUTH 85°35'04" EAST, A DISTANCE OF 740.80 FEET, TO THE POINT OF BEGINNING.

THENCE NORTH 04°31'36" EAST, A DISTANCE OF 256.24 FEET;

THENCE NORTH 21°40'21" EAST, A DISTANCE OF 31.32 FEET;

THENCE NORTH 32°34'45" EAST, A DISTANCE OF 17.42 FEET;

THENCE NORTH 63°12'38" EAST, A DISTANCE OF 60.62 FEET;

THENCE NORTH 02°56'09" EAST, A DISTANCE OF 38.63 FEET;

THENCE NORTH 43°44'57" EAST, A DISTANCE OF 47.29 FEET;

THENCE NORTH 64°22'20" EAST, A DISTANCE OF 89.95 FEET;

THENCE NORTH 83°38'16" EAST, A DISTANCE OF 66.41 FEET;

THENCE SOUTH 84°26'05" EAST, A DISTANCE OF 108.84 FEET;

THENCE SOUTH 00°36'13" EAST, A DISTANCE OF 84.69 FEET;

THENCE SOUTH 03°08'54" WEST, A DISTANCE OF 379.10 FEET, TO A POINT ON THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20;

THENCE ALONG SAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20, NORTH 85°35'04" WEST, A DISTANCE OF 366.54 FEET, MORE OR LESS, TO THE POINT OF BEGINNING FOR PARCEL 1.

THE ABOVE DESCRIBED PARCEL 1 CONTAINS 3.48 ACRES, MORE OR LESS, INCLUDING COUNTY ROAD T RIGHT OF WAY.

**DESCRIPTION FOR 47' WIDE IRRIGATION EASEMENT:**

DEDICATED (PER THIS SURVEY) A 47 FEET WIDE IRRIGATION EASEMENT FOR THE BENEFIT OF THE REMAINDER PARCEL FOR THE USE OF THE EXISTING IRRIGATION DITCH, BEING IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER OF SAID SECTION 20, THENCE ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20, SOUTH 85°35'04" EAST, A DISTANCE OF 740.80 FEET, TO THE POINT OF BEGINNING.

THENCE NORTH 04°31'36" EAST, A DISTANCE OF 47.00 FEET;

THENCE PARALLEL TO SAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20, SOUTH 85°35'04" EAST, A DISTANCE OF 365.41 FEET;

THENCE SOUTH 03°08'54" WEST, A DISTANCE OF 47.00 FEET, TO A POINT ON THE SAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20,

THENCE ALONG SAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20, NORTH 85°35'04" WEST, A DISTANCE OF 366.54 FEET, TO THE POINT OF BEGINNING.

**VICINITY MAP**



**SURVEY NOTES**

1. WILDCAT SURVEYING COMPLETED ALL NECESSARY RESEARCH FOR OWNERSHIP AND PRIOR SURVEY INFORMATION, HOWEVER NO TITLE SEARCH WAS COMPLETED TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD. ALL TAX INFORMATION, LIENS, LEASES, ASSIGNMENTS, AGREEMENTS, MOTIONS, DECLARATIONS, PROVISIONS, CONDITIONS, RESERVATIONS, RESTRICTIONS, ZONING, COVENANTS, WATER AND MINERAL RIGHTS AND OBLIGATIONS FOR THE PROPERTY SHOWN HEREON ARE NOT REFLECTED BY THE SAID RESEARCH.

2. BASIS OF BEARINGS: ALL BEARINGS ARE BASED ON THE SOUTH LINE OF THE SOUTH EAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST, OF THE 6TH PRINCIPAL MERIDIAN, BEING A GRID BEARING OF SOUTH 85°35'04" EAST A DISTANCE OF 2,612.60 FEET AS OBTAINED FROM A GLOBAL POSITIONING SYSTEM (GPS) SURVEY BASED ON THE NEBRASKA HIGH ACCURACY REFERENCE NETWORK (NHARN). SAID GRID BEARING IS NAD 83 (2011) NEBRASKA STATE PLANE ZONE 2600.

3. ALL DIMENSIONS SHOWN HEREON ARE U.S. SURVEY FEET.

4. NOTICE: YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE (3) YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION, BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN (10) YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

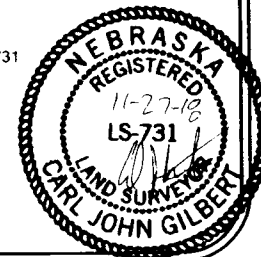
5. THE VESTING DEED AT DEED BOOK 2013, PAGE 676 REFERS TO A 5.71 ACRES PARCEL EXCEPTED OUT OF THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M. WILDCAT SURVEYING NO REFERENCE OF THE 5.71 ACRES IN DEED BOOK 26, PAGE 214 OF THE SCOTTS BLUFF COUNTY RECORDS, THE DESCRIPTION IN SAID DEED DOES NOT MENTION ANY SUCH PROPERTY IN SAID SECTION 20.

**SURVEYOR'S CERTIFICATE**

I, CARL JOHN GILBERT, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT THIS SURVEY TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE IN NOVEMBER 2018, BY ME OR UNDER MY DIRECT SUPERVISION AND THAT ALL MONUMENTS EXIST AS SHOWN HEREON AND THAT SAID SURVEY HAS BEEN PREPARED IN FULL COMPLIANCE WITH ALL APPLICABLE LAWS OF THE STATE OF NEBRASKA DEALING WITH MONUMENTS, SUBDIVISIONS OR SURVEYING OF LAND AND ALL APPLICABLE PROVISIONS OF THE SCOTTS BLUFF COUNTY REGULATIONS.

I ATTEST THE ABOVE ON THIS 27TH DAY OF NOVEMBER, 2018.

*Carl John Gilbert*  
CARL JOHN GILBERT  
NEBRASKA PROFESSIONAL LAND SURVEYOR NO. 731  
FOR AND ON BEHALF OF WILDCAT SURVEYING  
307 CHURCH STREET  
HARRISBURG, NE 68345  
PHONE: 308-279-2072



**DESCRIPTION FOR 10' WIDE IRRIGATION EASEMENT:**

DEDICATED (PER THIS SURVEY) A 10' IRRIGATION EASEMENT FOR THE BENEFIT OF THE REMAINDER PARCEL FOR THE USE OF THE EXISTING IRRIGATION DITCH, BEING IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER OF SAID SECTION 20, THENCE ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20, SOUTH 85°35'04" EAST, A DISTANCE OF 740.80 FEET, THENCE NORTH 04°31'36" EAST, A DISTANCE OF 47.00 FEET, SOUTH 85°35'04" EAST, A DISTANCE OF 5.00 FEET, TO THE POINT OF BEGINNING FOR THE CENTER LINE OF A 10.00 FEET WIDE IRRIGATION EASEMENT;

THENCE NORTH 04°31'36" EAST, A DISTANCE OF 208.48 FEET;

THENCE NORTH 21°40'21" EAST, A DISTANCE OF 29.61 FEET;

THENCE NORTH 32°34'45" EAST, A DISTANCE OF 15.10 FEET;

THENCE NORTH 63°12'38" EAST, A DISTANCE OF 62.15 FEET;

THENCE NORTH 02°56'09" EAST, A DISTANCE OF 47.33 FEET, TO THE POINT OF TERMINUS FOR THE CENTER LINE OF A 10.00 FEET WIDE IRRIGATION EASEMENT.

**FINAL PLAT**  
**PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION,**  
 SITUATED SOUTH EAST QUARTER OF SECTION 20  
 TOWNSHIP 21 NORTH, RANGE 54 WEST, OF THE 6TH P.M.,  
 IN SCOTTS BLUFF COUNTY, NEBRASKA.

Survey History		
Date	Description	Index
11-20-18	FIELD SURVEY	CJG
11-20-18	DRAFTED SURVEY	CJG
11-20-18	FINALIZED SURVEY	CJG

Land Survey Title Sheet			
Wildcat Project Number: 181-01-2018			
Project Location: Scotts Bluff County Nebraska			
CLIENT: Henry E. Schneider Trust			
Project Code	Last Mod. Date	Sheet	Sheet No.
181	11-27-2018	2 of 3	2



**OWNER'S STATEMENT**

WE BEING THE UNDERSIGNED, BEING THE OWNERS OF THE PROPERTY KNOWN AS THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., IN SCOTTS BLUFF COUNTY NEBRASKA, AS DESCRIBED IN INSTRUMENT NO. 2013-676 AND SHOWN ON THE ACCOMPANYING PLAT, HAVE CAUSED SAID REAL ESTATE TO BE SURVEYED AND PLATTED AS: PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., ALSO BEING IN SCOTTS BLUFF COUNTY NEBRASKA.

THE FOREGOING, PLAT OF PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNERS:

Tehra Atwater, Trustee  
 REPRESENTATIVE FOR THE HENRY E. SCHNEIDER, TRUSTEE OF THE HENRY E. SCHNEIDER REVOCABLE TRUST, and HENRY E. SCHNEIDER, TRUSTEE OF THE EDNA A. SCHNEIDER REVOCABLE TRUST:

TEHRA ATWATER, TRUSTEE  
 4625 EASY STREET  
 RAPID CITY, SD 57702

**ACKNOWLEDGMENT:**

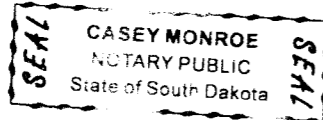
STATE OF South Dakota )  
 COUNTY OF Pennington )

BEFORE ME, A NOTARY PUBLIC, QUALIFIED AND ACTING IN SAID COUNTY, PERSONALLY TEHRA ATWATER, TO ME KNOWN TO BE THE IDENTICAL PERSON 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 26<sup>th</sup> DAY OF Dec., 2018.

NOTARY PUBLIC

MY COMMISSION EXPIRES: Feb. 10, 2021



**OWNER'S STATEMENT**

WE BEING THE UNDERSIGNED, BEING THE OWNERS OF THE PROPERTY KNOWN AS THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., IN SCOTTS BLUFF COUNTY NEBRASKA, AS DESCRIBED IN INSTRUMENT NO. 2013-676 AND SHOWN ON THE ACCOMPANYING PLAT, HAVE CAUSED SAID REAL ESTATE TO BE SURVEYED AND PLATTED AS: PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., ALSO BEING IN SCOTTS BLUFF COUNTY NEBRASKA.

THE FOREGOING, PLAT OF PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNERS:

Edna A. Schneider, Trustee  
 REPRESENTATIVE FOR THE HENRY E. SCHNEIDER, TRUSTEE OF THE HENRY E. SCHNEIDER REVOCABLE TRUST, and HENRY E. SCHNEIDER, TRUSTEE OF THE EDNA A. SCHNEIDER REVOCABLE TRUST:

FARA MAWHINNEY, TRUSTEE  
 33919 VINCA LN,  
 MURRIETA, CA, 92563

**ACKNOWLEDGMENT:**

STATE OF California )  
 COUNTY OF Riverside )

BEFORE ME, A NOTARY PUBLIC, QUALIFIED AND ACTING IN SAID COUNTY, PERSONALLY FARA MAWHINNEY, 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 24 DAY OF December, 2018.

NOTARY PUBLIC

MY COMMISSION EXPIRES: July 31, 2021

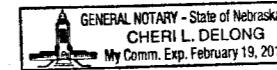


**APPROVAL AND ACCEPTANCE:**

THE ACCOMPANYING PLAT WAS APPROVED AND ACCEPTED BY THE ZONING ADMINISTRATOR OF SCOTTS BLUFF COUNTY, NEBRASKA, AS PRESCRIBED IN SECTION 3.3 OF THE SCOTTS BLUFF COUNTY SUBDIVISION REGULATIONS.

THIS 31<sup>st</sup> DAY OF December, 2018.

William C. Mabin  
 DIRECTOR; WILLIAM C. MABIN



Cheri L. DeLong  
 NOTARY PUBLIC

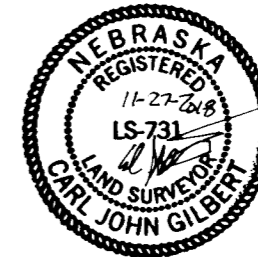
MY COMMISSION EXPIRES: 2-19-19

**SURVEYOR'S CERTIFICATE**

I, CARL JOHN GILBERT, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT THIS SURVEY TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE IN NOVEMBER 2018, BY ME OR UNDER MY DIRECT SUPERVISION AND THAT ALL MONUMENTS EXIST AS SHOWN HEREON AND THAT SAID SURVEY HAS BEEN PREPARED IN FULL COMPLIANCE WITH ALL APPLICABLE LAWS OF THE STATE OF NEBRASKA DEALING WITH MONUMENTS, SUBDIVISIONS OR SURVEYING OF LAND AND ALL APPLICABLE PROVISIONS OF THE SCOTTS BLUFF COUNTY REGULATIONS.

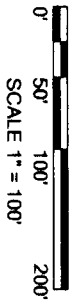
I ATTEST THE ABOVE ON THIS 27TH DAY OF NOVEMBER, 2018.

Carl John Gilbert  
 CARL JOHN GILBERT  
 NEBRASKA PROFESSIONAL LAND SURVEYOR NO. 731  
 FOR AND ON BEHALF OF WILDCAT SURVEYING  
 307 CHURCH STREET  
 HARRISBURG, NE 69345  
 PHONE : 308-279-2072

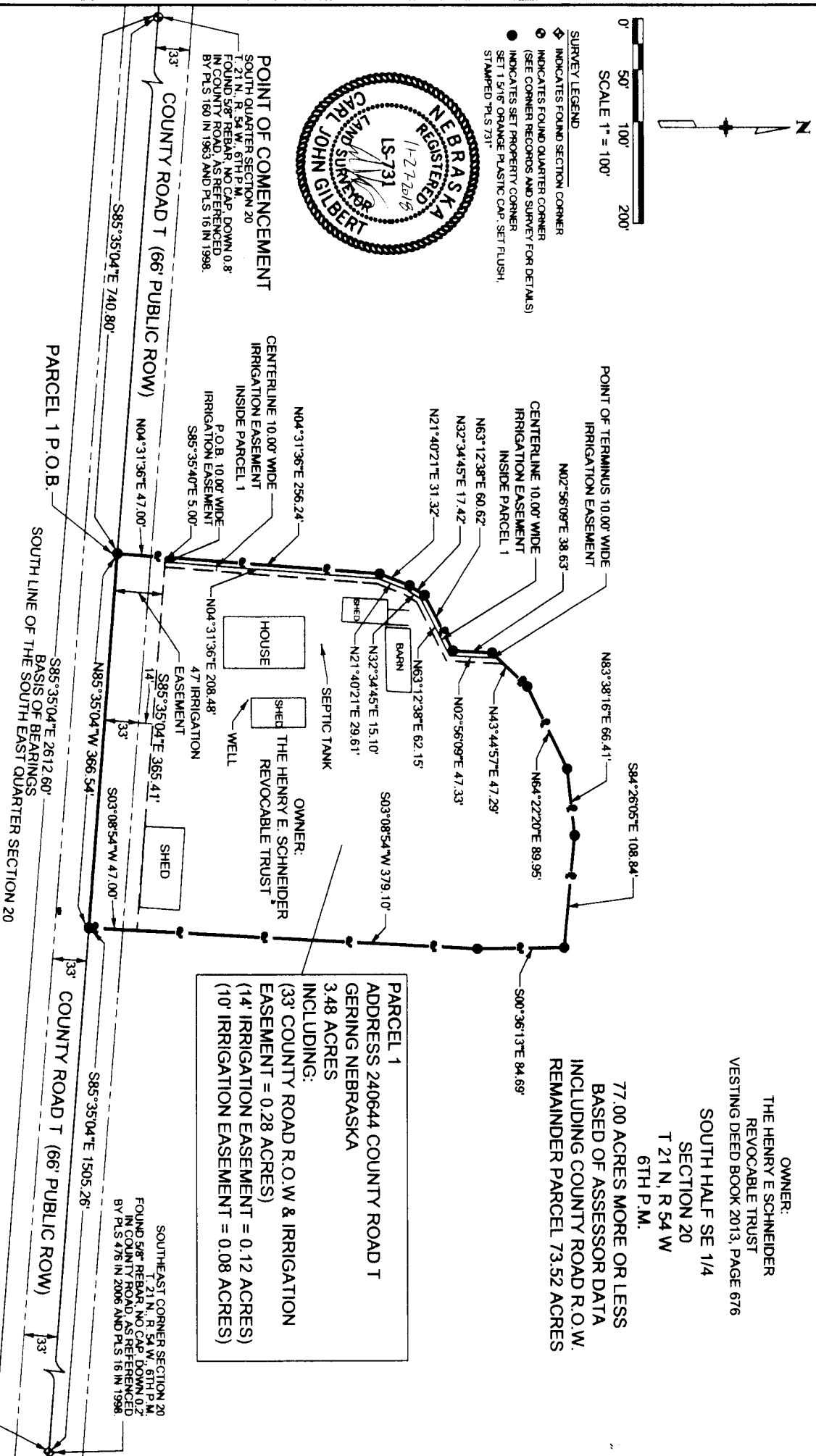
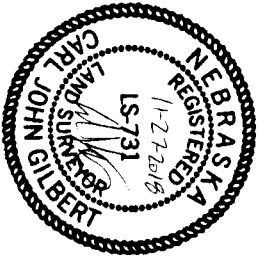


**FINAL PLAT**  
**PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION,**  
 SITUATED SOUTH EAST QUARTER OF SECTION 20  
 TOWNSHIP 21 NORTH, RANGE 54 WEST, OF THE 6TH P.M.,  
 IN SCOTT'S BLUFF COUNTY, NEBRASKA.

Survey History		Land Survey	
Date	Description	Project Number	Plan Sheet
11-20-18	FIELD SURVEY	181-01-2018	
11-20-18	DRAFTED SURVEY		
11-20-18	FINALIZED SURVEY		
Client	Surveyor	Project Location	Sheet No.
CAG	Wickham Surveying	Scotts Bluff County, Nebraska	3 of 3
	307 Church Street		
	Huntingburg NE 68345		
	Phone: 308-279-2072		
	www.wickhamsurveying.com		



- SURVEY LEGEND**
- ◆ INDICATES FOUND SECTION CORNER
  - INDICATES FOUND QUARTER CORNER (SEE CORNER RECORDS AND SURVEY FOR DETAILS)
  - INDICATES SET PROPERTY CORNER
  - SET 1 5/16" ORANGE PLASTIC CAP SET FLUSH, STAMPED PLS 731



**OWNER:**  
 THE HENRY E SCHNEIDER  
 REVOCABLE TRUST  
 VESTING DEED BOOK 2013, PAGE 676  
 SOUTH HALF SE 1/4  
 SECTION 20  
 T 21 N, R 54 W  
 6TH P.M.  
 77.00 ACRES MORE OR LESS  
 BASED OF ASSESSOR DATA  
 INCLUDING COUNTY ROAD R.O.W.  
 REMAINDER PARCEL 73.52 ACRES

**PARCEL 1**  
 ADDRESS 240644 COUNTY ROAD T  
 GERING NEBRASKA  
 3.48 ACRES  
 INCLUDING:  
 (33' COUNTY ROAD R.O.W. & IRRIGATION  
 EASEMENT = 0.28 ACRES)  
 (14' IRRIGATION EASEMENT = 0.12 ACRES)  
 (10' IRRIGATION EASEMENT = 0.08 ACRES)

**POINT OF COMMENCEMENT**  
 SOUTH QUARTER SECTION 20  
 T. 21 N., R. 54 W., 6TH P.M.  
 FOUND 5/8" REBAR, NO CAP, DOWN 0.8'  
 IN COUNTY ROAD, AS REFERENCED  
 BY PLS 160 IN 1963 AND PLS 16 IN 1998.

**SOUTHEAST CORNER SECTION 20**  
 T. 21 N., R. 54 W., 6TH P.M.  
 FOUND 5/8" REBAR, NO CAP, DOWN 0.2'  
 IN COUNTY ROAD, AS REFERENCED  
 BY PLS 478 IN 2006 AND PLS 16 IN 1998.

**FINAL PLAT**  
**PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION,**  
 SITUATED SOUTH EAST QUARTER OF SECTION 20 M,  
 TOWNSHIP 21 NORTH, RANGE 54 WEST, OF THE 6TH P.M.,  
 IN SCOTT'S BLUFF COUNTY, NEBRASKA.

DATE	FILE NUMBER	FILED BY
11-20-18	11-20-18	DEEDED SURVEY
11-20-18	11-20-18	FINALIZED SURVEY

PROJECT	PROJECT NUMBER	PROJECT LOCATION
Medical Survey	181-01-2018	Scott, Bluff County, Nebraska
Client	Henry E. Schneider Trust	
Project Code	11-20-18	
Project Date	11-20-18	

**OWNER'S STATEMENT**

WE BEING THE UNDERSIGNED, BEING THE OWNERS OF THE PROPERTY KNOWN AS THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M. IN SCOTT'S BLUFF COUNTY NEBRASKA, AS DESCRIBED IN INSTRUMENT NO. 2013-476 AND SHOWN ON THE ACCOMPANYING PLAT, HAVE CAUSED SAID REAL ESTATE TO BE SURVEYED AND PLATTED AS PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., ALSO BEING IN SCOTT'S BLUFF COUNTY NEBRASKA.

THE FOREGOING, PLAT OF PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNERS:

*Terha Atwater*  
 REPRESENTATIVE FOR THE HENRY E. SCHNEIDER, TRUSTEE OF THE HENRY E. SCHNEIDER REVOCABLE TRUST, AND HENRY E. SCHNEIDER, TRUSTEE OF THE EDNA A. SCHNEIDER REVOCABLE TRUST:  
 TERHA ATWATER, TRUSTEE  
 4625 EASY STREET  
 RAPID CITY, SD 57702

**ACKNOWLEDGMENT**

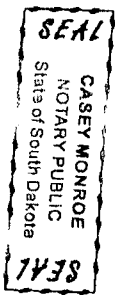
STATE OF South Dakota  
 COUNTY OF Beauregard

BEFORE ME, A NOTARY PUBLIC, QUALIFIED AND ACTING IN SAID COUNTY, PERSONALLY TERHA ATWATER, TO ME KNOWN TO BE THE IDENTICAL PERSON WHOSE SIGNATURES ARE AFFIXED TO THE FOREGOING OWNERS STATEMENT AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY NOTORIAL SEAL THIS 26<sup>th</sup> DAY OF Dec, 2018.

NOTARY PUBLIC

MY COMMISSION EXPIRES: Feb. 10, 2021



**OWNER'S STATEMENT**

WE BEING THE UNDERSIGNED, BEING THE OWNERS OF THE PROPERTY KNOWN AS THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M. IN SCOTT'S BLUFF COUNTY NEBRASKA, AS DESCRIBED IN INSTRUMENT NO. 2013-876 AND SHOWN ON THE ACCOMPANYING PLAT, HAVE CAUSED SAID REAL ESTATE TO BE SURVEYED AND PLATTED AS PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 21 NORTH, RANGE 54 WEST OF THE 6TH P.M., ALSO BEING IN SCOTT'S BLUFF COUNTY NEBRASKA.

THE FOREGOING, PLAT OF PARCEL 1, HENRY E. SCHNEIDER SUBDIVISION, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNERS:

*Fara Mawhinney*  
 REPRESENTATIVE FOR THE HENRY E. SCHNEIDER, TRUSTEE OF THE HENRY E. SCHNEIDER REVOCABLE TRUST, AND HENRY E. SCHNEIDER, TRUSTEE OF THE EDNA A. SCHNEIDER REVOCABLE TRUST:  
 FARA MAWHINNEY, TRUSTEE  
 33919 VINCA LN  
 MERRIETTA, CA 92563

**ACKNOWLEDGMENT**

STATE OF California  
 COUNTY OF Alameda

BEFORE ME, A NOTARY PUBLIC, QUALIFIED AND ACTING IN SAID COUNTY, PERSONALLY FARA MAWHINNEY, TO ME KNOWN TO BE THE IDENTICAL PERSONS WHOSE SIGNATURES ARE AFFIXED TO THE FOREGOING OWNERS STATEMENT AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY NOTORIAL SEAL THIS 24<sup>th</sup> DAY OF December, 2018.

NOTARY PUBLIC

MY COMMISSION EXPIRES: July 21, 2021



See attached

**APPROVAL AND ACCEPTANCE:**

THE ACCOMPANYING PLAT WAS APPROVED AND ACCEPTED BY THE ZONING ADMINISTRATOR OF SCOTT'S BLUFF COUNTY NEBRASKA, AS PRESCRIBED IN SECTION 3.3 OF THE SCOTT'S BLUFF COUNTY SUBDIVISION REGULATIONS.

THIS 31<sup>st</sup> DAY OF December, 2018.  
*William C. Mabini*  
 DIRECTOR, WILLIAM C. MABINI



*Christy Gering*  
 NOTARY PUBLIC

MY COMMISSION EXPIRES: 2-19-19

**SURVEYOR'S CERTIFICATE**

I, CARL JOHN GILBERT, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT THIS SURVEY TRILLY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE IN NOVEMBER 2018, BY ME OR UNDER MY DIRECT SUPERVISION AND THAT ALL MONUMENTS EXIST AS SHOWN HEREON AND THAT SAID SURVEY HAS BEEN PREPARED IN FULL COMPLIANCE WITH ALL APPLICABLE LAWS OF THE STATE OF NEBRASKA DEALING WITH MONUMENTS, SUBDIVISIONS OR SURVEYING OF LAND AND ALL APPLICABLE PROVISIONS OF THE SCOTT'S BLUFF COUNTY REGULATIONS.

I ATTEST THE ABOVE ON THIS 27TH DAY OF NOVEMBER, 2018.

*Carl John Gilbert*  
 CARL JOHN GILBERT  
 NEBRASKA PROFESSIONAL LAND SURVEYOR NO. 731  
 FOR AND ON BEHALF OF WILDCAT SURVEYING  
 307 CHURCH STREET  
 HARRISBURG, NE 68945  
 PHONE: 308-279-2072



# CALIFORNIA ALL- PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }

County of Riverside }

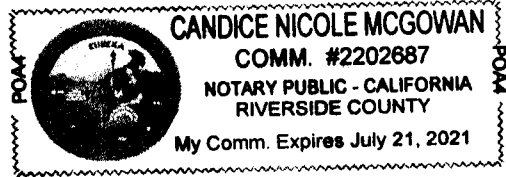
On 12.24.18 before me, Candice Nicole McGowan Notary Public  
(Here insert name and title of the officer)

personally appeared Fara Manhinney  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Candice Nicole McGowan  
Notary Public Signature



(Notary Public Seal)

### ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

\_\_\_\_\_  
(Title or description of attached document)

\_\_\_\_\_  
(Title or description of attached document continued)

Number of Pages \_\_\_\_\_ Document Date \_\_\_\_\_

### CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
- Corporate Officer  
\_\_\_\_\_  
(Title)
- Partner(s)
- Attorney-in-Fact
- Trustee(s)
- Other \_\_\_\_\_

### INSTRUCTIONS FOR COMPLETING THIS FORM

*This form complies with current California statutes regarding notary wording and, if needed, should be completed and attached to the document. Acknowledgments from other states may be completed for documents being sent to that state so long as the wording does not require the California notary to violate California notary law.*

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~ is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document with a staple.