

ate of Nebraska, Scotts Bluff County as
tered in Numerical Index and filed for
cord the 15 day of October, 1993
9:25 o'clock A.M., and recorded in
ook 202 of Deeds

page 115

Register of Deeds

NUM. B
GEN. J
PICK. J
COMPARED

SURVEYOR'S CERTIFICATE

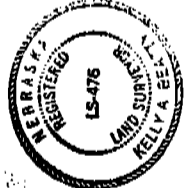
I, Kelly A. Beatty, a Nebraska Registered Land Surveyor, hereby certify that I have surveyed and prepared a plat of Replat of Lots 1 thru 9, Block 2, and Lots 1 thru 9, Block 3, Canyon Estates Addition, an addition to the South Half of the Southeast Quarter of Section 34, Township 22 North, Range 55 West of the 8th P.M., Scotts Bluff County, Nebraska, more particularly described as follows:

Commencing at the Northeast corner of the South Half of the Southeast Quarter, thence bearing S89°-11'-17"W, on the North line of the Southeast Quarter of the Southeast Quarter, a distance of 193.19 feet to the point of intersection with the West right of way of Nebraska State Highway 71, said point also being the point of beginning, thence continuing on the last described course, a distance of 1034.55 feet to the point of intersection with the East right of way line of the Gering Irrigation District Canal, said canal having 50 feet right of way each side at centerline, thence bearing S08°-05'-28"E, on said East right of way line, a distance of 388.84 feet to the point of curvature, a radius of 497.99 feet, and a chord bearing of 502°-24'-41"W, thence southeasterly on an arc of said curve, a distance of 147.79 feet, also being on said East right of way line, to the point of a compound curve to the right, said curve having a central angle of 25°-28'-25" a radius of 446.27 feet and a chord bearing S23°-38'-01"W, thence Southwesterly on an arc of said curve, also being said East right of way line, a distance of 198.15 feet, thence bearing S37°-38'-45"E, on an extension of a radial line to last described curve, a distance of 60.0 feet thence bearing N36°-21'-14"E, a distance of 15.0 feet thence bearing S33°-24'-17"E, a distance of 104.28 feet, thence bearing S89°-20'-48"E, a distance of 276.2 feet, thence bearing N89°-09'-12"E, a distance of 435.0 feet, to the point of intersection with the West right of way line of Nebraska State Highway #71, thence bearing N18°-08'-12"E, on said West right of way line, a distance of 291.50 feet, thence bearing N20°-37'-12"E, on said West right of way line, a distance of 504.96 feet, to the point of beginning, containing an area of 18.08 acres, more or less.

That the accompanying plat is a true delineation of said measurements drawn to a scale of 100 feet to the inch. That all dimensions are in feet and decimals and that each lot and block bears its own letter designation. That the boundary of the plat is shown with a heavy solid line with dashed lines being shown for orientation purposes only. That all corners found or set are marked as shown.

WITNESS MY HAND SEAL this 1st day of September, 1993.
FOR THE FIRM OF M.C. SCHAFF AND ASSOCIATES, INC.

Kelly A. Beatty, Nebraska Registered Land Surveyor, L.S. 476



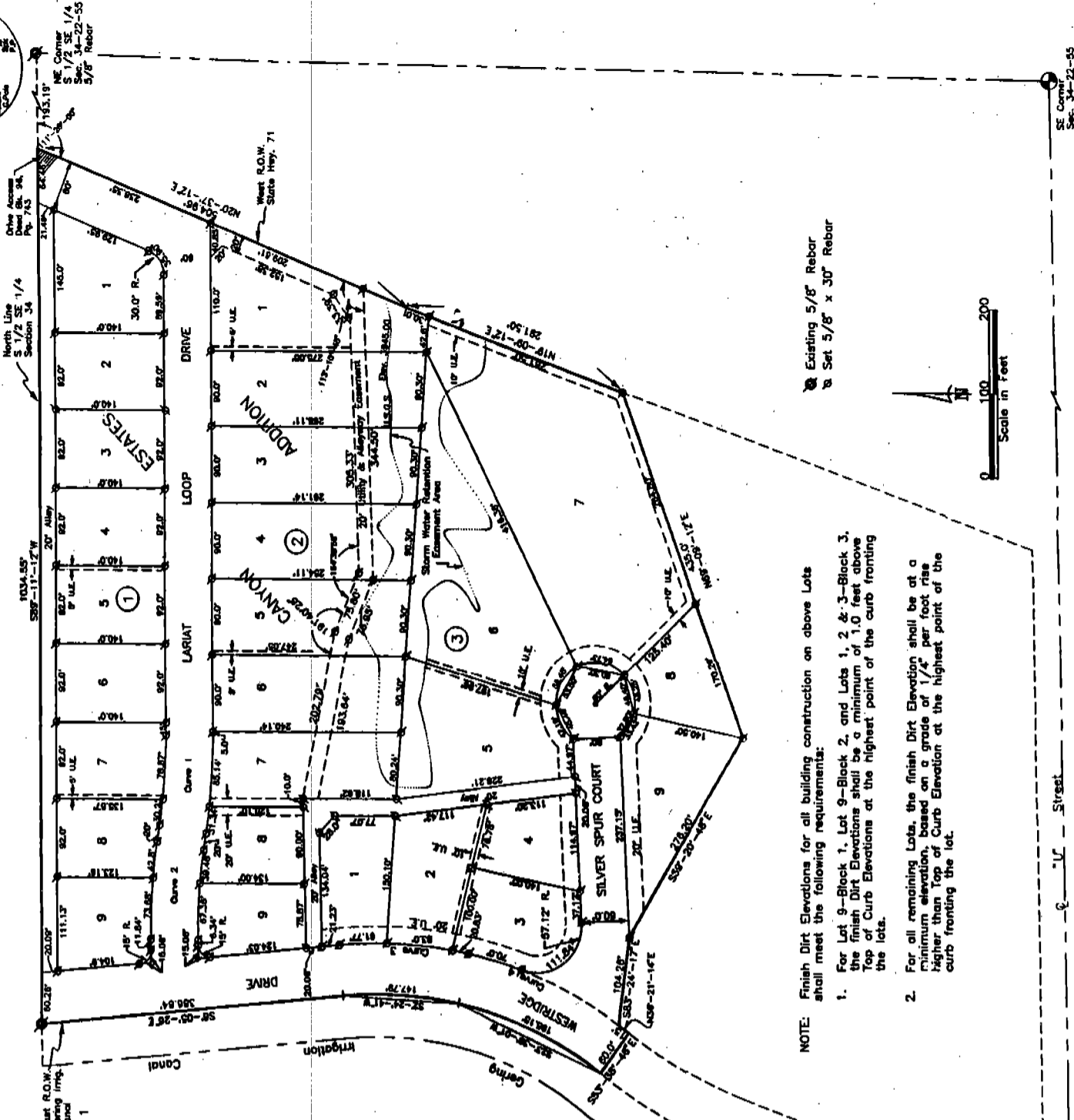
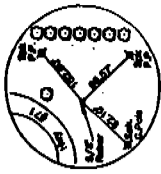
CURVE DATA
Curve #1 & #2 - Centerline Arc
(Lariat Loop Drive)
Δ = 9°-00'-00"
Arc = 111.77'
Rad. = 711.55'
Ch. = 111.68'

Curve #3 - East R.O.W.
(Westridge Drive)
Δ = 17°-00'-14"
Arc = 185.60'
Rad. = 557.99'
Ch. = 184.99'

Curve #4 - East R.O.W.
(Westridge Drive)
Δ = 25°-26'-26"
Arc = 224.79'
Rad. = 506.27'
Ch. = 222.95'

Replat of Lots 1 - 9, Block 2,
Lots 1 - 9, Block 3,
Canyon Estates Addition, an addition to
the City of Gering, Scotts Bluff County, Nebraska.

5750



Existing 5/8" Rebar
Set 5/8" x 30" Rebar

NOTE: Finish Dirt Elevations for all building construction on above Lots shall meet the following requirements:

- 1. For Lot 9-Block 1, Lot 9-Block 2, and Lots 1, 2 & 3-Block 3, the finish Dirt Elevations shall be a minimum of 1.0 feet above Top of Curb Elevations at the highest point of the curb fronting the lots.
- 2. For all remaining Lots, the finish Dirt Elevation shall be at a minimum elevation, based on a grade of 1/4" per foot rise higher than Top of Curb Elevation at the highest point of the curb fronting the lot.

SE Corner
Sec. 34-22-55

U Street

South 1/4 Corner
Sec. 34-T22N-R55W

OWNER'S STATEMENT

We, the undersigned, being the owners of that part of the South Half of the Southeast Quarter of Section 34, 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 surveyed and platted as Replat of Lots 1 through 9, Block 1, Lots 1 through 9, Block 2 and Lots 1 through 9, Block 3, Canyon Estates Addition, an addition to the City of Gering, Scotts Bluff County, Nebraska.

That the foregoing plat and the easements shown on and referred to in the plat are made with the free consent and in accordance with the desires of the undersigned owners.

We hereby dedicate the streets and easements shown on the plat to the use and benefit of the public.

Dated this 9th day of Sept, 19 93.

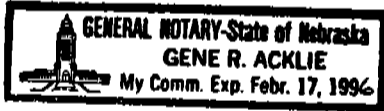
Paul L. Reed
Paul L. Reed, a single person

ACKNOWLEDGMENT

STATE OF NEBRASKA }
SCOTTS BLUFF COUNTY }

Before me, a Notary Public, qualified and acting in said County, personally came Paul L. Reed, a single person, 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.

WITNESS MY HAND AND NOTARIAL SEAL this 9th day of SEPTEMBER, 19 93.

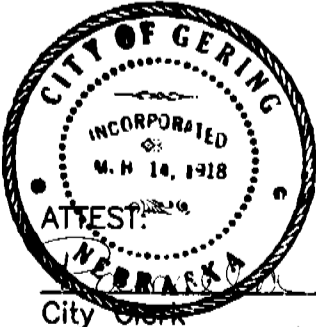


Gene R. Acklie
Notary Public

My Commission Expires: FEB 17, 1996

APPROVAL AND ACCEPTANCE

The foregoing plat of Replat of Lots 1 through 9, Block 1, Lot 1 through 9, Block 2, and Lots 1 through 9, Block 3, Canyon Estates Addition, an addition to the City of Gering, Scotts Bluff County, Nebraska, hereby approved by the Mayor and City Council of the City of Gering, Nebraska, by resolution duly passed this 30th day of September, 1993.



Bob L. Fugich
Mayor