

2023-1815

RECORDED SCOTTS BLUFF COUNTY, NE

Date 5-/5-23	Time 12:36 AW
Inst. 2023 Jean a.	1815
Jean a.	Bauer

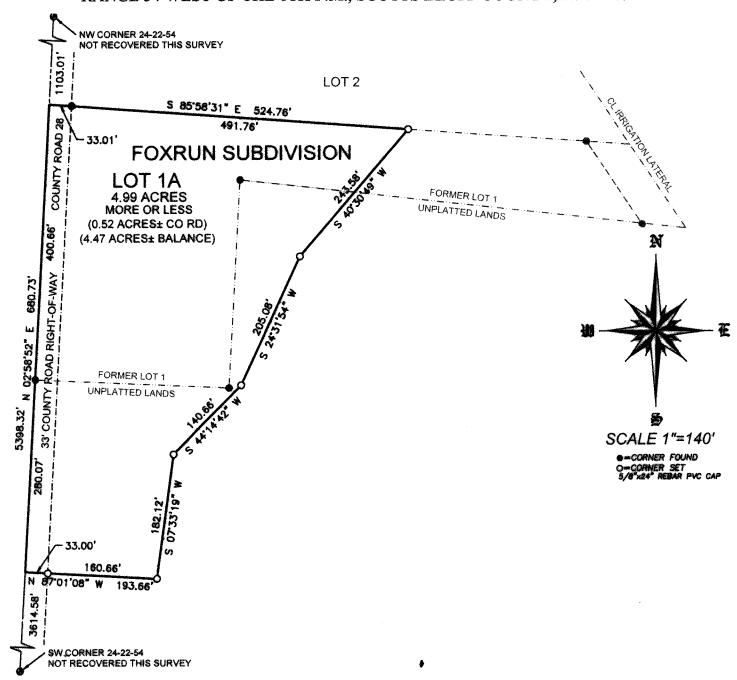
REGISTER OF DEEDS

NUM PAGES 3							
DOC TAX		CHG	RET				
FEES <u>22.00</u>	PD	CHG 📈	RET		۸٥	À ,	
TOTAL <u>22.00</u>				COMPUTER	<u>IX</u>	<u> </u>	
REC'D Brandon	Vals:	Title	Bill Maken	PICTURED_	<u>(V </u>		
RET FOI OFF	ica.	use:		IMAGED			

THIS PAGE INCLUDED FOR INDEXING PURPOSES

FINAL PLAT

LOT 1A, FOXRUN SUBDIVISION, A REPLAT OF LOT 1 FOXRUN SUBDIVISION AND UNPLATTED LANDS IN WEST HALF OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 22 NORTH, RANGE 54 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 PREPARED THE PLAT FOR LOT 1A, FOXRUN SUBDIVISION, A REPLAT OF LOT 1 FOXRUN SUBDIVISION AND UNPLATTED LANDS IN WEST HALF OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA, AS SHOWN ON THE ACCOMPANYING DRAWING; THAT THE ACCOMPANYING DRAWING IS A CORRECT DELINEATION OF SAID SURVEY DRAWN TO A SCALE OF 140 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 28 day of DECEMBER, 2022.

Scott M. Bosse NEBRASKA REGISTERED ŁAND SURVEYOR NUMBER 603

SURVEYOR NOTES:
1) THIS TRACT MAYBE SUBJECT TO EASEMENTS AND RIGHT-OF-WAYS

THIS TRACT MAYBE SUBJECT TO EASEMENTS AND RIGHT-OF-WAYS OF RECORD OR APPARENT.
ONLY THE RECORD DOCUMENTS NOTED HEREON WERE PROVIDED TO OR DISCOVERED BY SURVEYOR. NO ABSTRACT, CURRENT TITLE COMMITMENT NOR OTHER RECORD TITLE DOCUMENTATION WAS PROVIDED FOR THIS SURVEY.



SHEET 1 OF 2

PROJECT:

FOXRUN SUBDIVISION 24-22-54 KENNETH STAUFFER MINATARE, NEBRASKA

ACCUSTAR SURVEYING

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

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

Dwn By

FINAL PLAT

LOT 1A, FOXRUN SUBDIVISION, A REPLAT OF LOT 1 FOXRUN SUBDIVISION AND UNPLATTED LANDS IN WEST HALF OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA.

OWNER'S CERTIFICATE:

I BEING THE UNDERSIGNED, BEING THE OWNER OF LOT I FOXRUN SUBDIVISION AND UNPLATTED LANDS IN WEST HALF OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY,
NIEDBASYA AS SHOWN ON THE ACCOMPANYING PLAT HAVE CALIFED SAID REAL ESTATE TO BE SURVEYED AND PLATTED AS: LOT

IA. FOXRUN SUBDIVISION	N, A REPLAT OF LOT I FOXRUN SUBDIV , TOWNSHIP 22 NORTH, RANGE 54 WES	ISION AND UNPLATTE	D LANDS IN WEST HALF OF TI	HE NORTHWEST
THE FOREGOING, <u>LOT 1A</u> UNDERSIGNED OWNERS.	, FOXRUN SUBDIVISION, IS MADE WITE	HTHE FREE CONSENT	AND IN ACCORDANCE WITH T	THE
MATO A KENNETH J. STANFFER	<u> </u>	USTY D. STAUFFER	Shareff	
ACKNOWLEDGMENT:			·	
STATE OF NEBRASKA COUNTY OF SCOTTS BLU) FF)			
MISTY D. STAUFFER, HUS	PUBLIC, QUALIFIED AND ACTING IN SA BBAND AND WIFE, TO ME KNOWN TO B NER'S STATEMENT" AND ACKNOWLED	E THE IDENTICAL PER	SONS WHOSE SIGNATURES AI	RE AFFIXED
WITNESS MY NOTORIAL	SEAL THIS 14th DAY OF MAKES	<u>()</u> , 2023.		
NOTABY BUDI IC	-	Bostie	Gender	Namestando
NOTARY PUBLIC	May 10 2075		General Notary - State of Nebraska	
MY COMMISSION EXPIRE	S: 1100. 40, 400		BOBBIE DENDY My Comm. Exp. Nov. 20, 2023.	
OWNER'S CERTIFICATE:		OF THE WEST HALE OF		OE SECTION 24
TOWNSHIP 22 NORTH, RA PLAT, HAVE CAUSED SAI FOXRUN SUBDIVISION AL	ED, BEING THE OWNER OF THAT PART NGE 54 WEST OF THE 6TH P.M., SCOTTS D REAL ESTATE TO BE SURVEYED AND ND UNPLATTED LANDS IN WEST HALF OF THE 6TH P.M., SCOTTS BLUFF COUN	BLUFF COUNTY, NEBI PLATTED AS: LOT IA, OF THE NORTHWEST O	RASKA, AS SHOWN ON THE AC FOXRUN SUBDIVISION, A RE	CCOMPANYING PLAT OF LOT 1
THE FOREGOING, <u>LOT 1A</u> UNDERSIGNED OWNER.	, FOXRUN SUBDIVISION, IS MADE WITI	H THE FREE CONSENT	AND IN ACCORDANCE WITH T	"HE
CRAIG W. SITZMAN				
ACKNOWLEDGMENT:				
STATE OF NEBRASKA COUNTY OF SCOTTS BLU) FF)	•		
PERSON, TO ME KNOWN STATEMENT" AND ACKN	PUBLIC, QUALIFIED AND ACTING IN SA TO BE THE IDENTICAL PERSON WHOSE OWLEDGED THE EXECUTION THEREOF	SIGNATURE IS AFFIXE TO BE THEIR VOLUNI	ED TO THE FOREGOING "OWN	n, A SINGLE ER'S
WITNESS MY NOTORIAL	SEAL THIS 15 ⁴ DAY OF <u>MORC</u>	<u>h</u> , 2023.		
		Mori L	. De Lona.	
NOTARY PUBLIC	- Jal 10			
MY COMMISSION EXPIRE	s. Jeb. 19, 2027		ieneral Notary - State of Nebraska CHERI L. DELONG	
APPROVAL AND ACCEPTA	ANCE:	-582	My Comm. Exp. Feb. 19, 2027.	
4 h	AT WAS APPROVED BY THE PLANNING	COMMISSION OF SCOT	TS BLUFF COUNTY, NEBRASE	ζ A ,
THIS 14 DAY OF	larch, 2023.			
THE ACCOMPANYING PLA	AT WAS APPROVED BY THE COUNTY C	OMMISSIONERS OF SC	OTTS BLUFF COUNTY, NUBRA	SMALLA
THIS 3 DAY OF A	, 2023.		S S	EAL
CHARMAN Mey	ATTES	COUNTY CLERK	Didus)	COUNT
	PROJECT:	ACCUSTA	R SURVEYING	Scale 17-140
SHEET	FOXRUN SUBDIVISION 24-22-54	30601 COUNTY BOAD		Dete: 0010887 30, 2022

2 OF 2

PHONE: (308) 623-0197

CELL: (306) 631-0737