



2024-2518

RECORDED
SCOTTS BLUFF COUNTY, NE

NUM PAGES 2
 DOC TAX _____ PD _____ CHG _____ RET _____
 FEES 16.00 PD _____ CHG RET _____
 TOTAL 16.00
 REC'D City of Scottsbluff
 RET For Office Use

Date 7-12-24 Time 9:30AM

Inst. 2024 2518

Jean A. Bauer

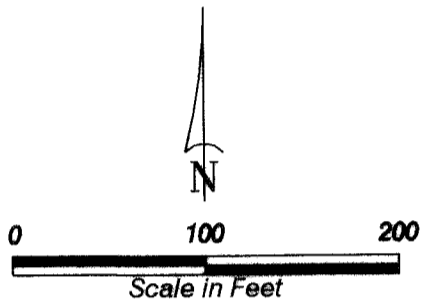
REGISTER OF DEEDS

COMPUTER CC
PICTURED CC
IMAGED _____

FINAL PLAT

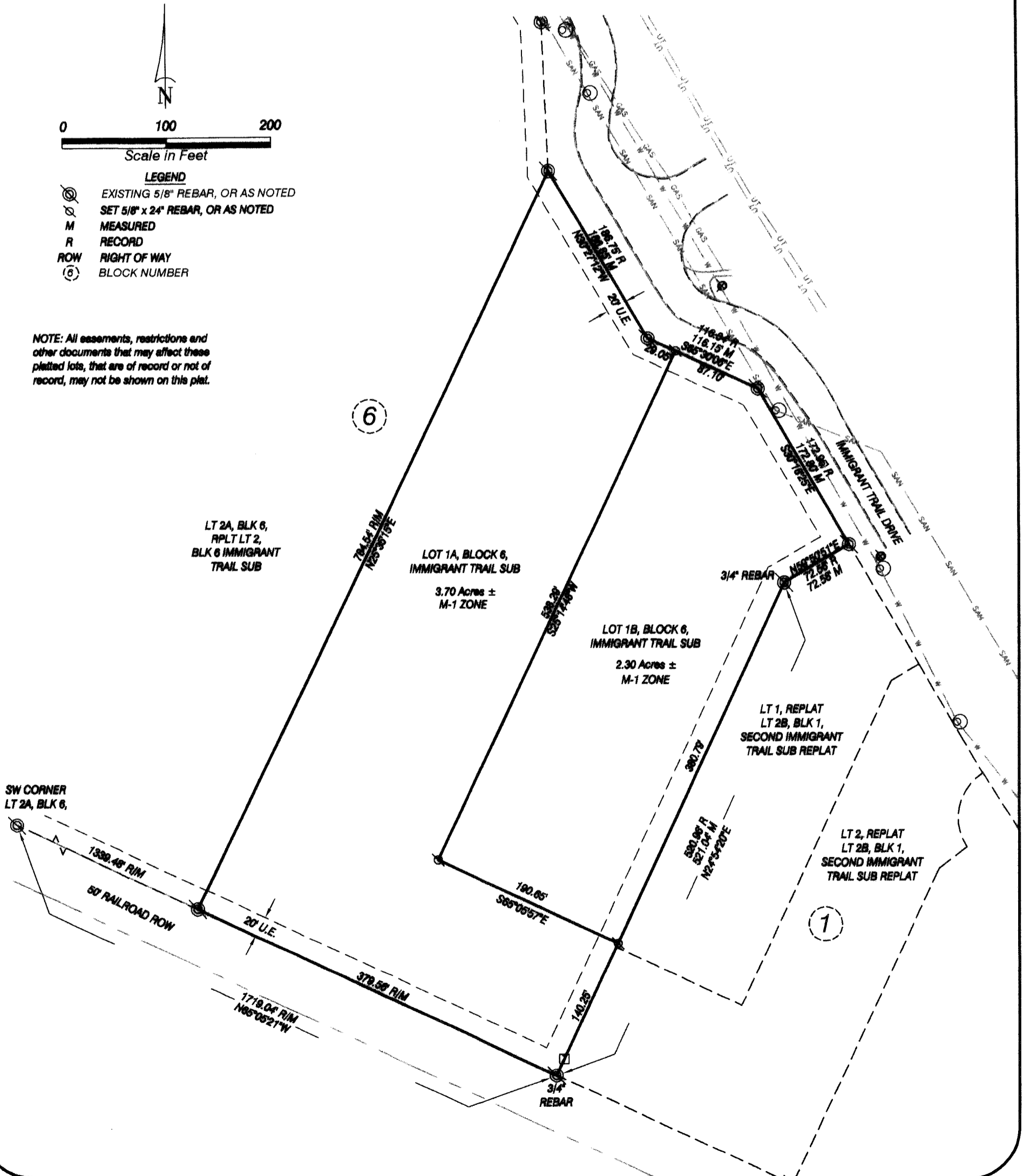
**LOTS 1A AND 1B, BLOCK 6, IMMIGRANT TRAIL SUBDIVISION,
 A REPLAT OF LOT 1, BLOCK 6, IMMIGRANT TRAIL SUBDIVISION AND
 VACATED LOT 2A, BLOCK 1, 2ND IMMIGRANT TRAIL SUBDIVISION,
 A REPLAT OF BLOCK 6, IMMIGRANT TRAIL SUBDIVISION,**

**SITUATED IN THE SOUTHEAST QUARTER OF SECTION 30,
 AND THE NORTHEAST QUARTER OF SECTION 31,
 TOWNSHIP 22 NORTH, RANGE 54 WEST
 OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA**



- LEGEND**
- EXISTING 5/8" REBAR, OR AS NOTED
 - SET 5/8" x 24" REBAR, OR AS NOTED
 - M MEASURED
 - R RECORD
 - ROW RIGHT OF WAY
 - (6) BLOCK NUMBER

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.



SURVEYOR'S CERTIFICATE

I, DENNIS P. SULLIVAN, NEBRASKA REGISTERED LAND SURVEYOR NO. 562, DULY REGISTERED UNDER THE LAND SURVEYORS REGULATION ACT, HEREBY CERTIFY I, OR UNDER MY DIRECT SUPERVISION, HAVE SURVEYED AND PREPARED A PLAT OF LOTS 1A AND 1B, BLOCK 6, IMMIGRANT TRAIL SUBDIVISION, A REPLAT OF LOT 1, BLOCK 6, IMMIGRANT TRAIL SUBDIVISION AND VACATED LOT 2A, BLOCK 1, 2ND IMMIGRANT TRAIL SUBDIVISION, A REPLAT OF BLOCK 6, IMMIGRANT TRAIL SUBDIVISION, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 30, AND THE NORTHEAST QUARTER OF SECTION 31, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA.

THAT THE ACCOMPANYING PLAT IS A TRUE DELINEATION OF SAID SURVEY DRAWN TO A SCALE OF 100 FEET TO THE INCH. THAT ALL MONUMENTS FOUND OR SET ARE MARKED AS SHOWN. THAT ALL DIMENSIONS ARE IN FEET AND DECIMALS OF A FOOT. THAT SAID SURVEY, TO THE BEST OF MY KNOWLEDGE AND BELIEF IS TRUE, CORRECT AND IN ACCORDANCE WITH THE LAND SURVEYORS REGULATION ACT IN EFFECT AT THE TIME OF THIS SURVEY.

WITNESS MY HAND AND SEAL THIS 24th DAY OF June, 2024.
FOR THE FIRM OF M. C. SCHAFF AND ASSOCIATES, INC.



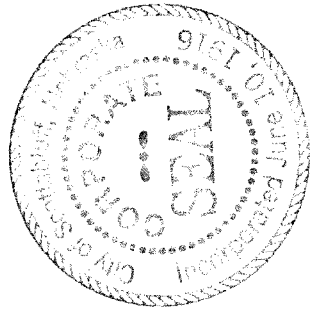
Dennis P. Sullivan
Dennis P. Sullivan, Nebraska Registered Land Surveyor, L. S. 562

OWNER'S STATEMENT

We, the undersigned, being the owners of Lot 1, Block 6, Immigrant Trail Subdivision and vacated Lot 2A, Block 1, 2nd Immigrant Trail Subdivision, a replat of Block 6, Immigrant Trail Subdivision, situated in the Southeast Quarter of Section 30, and the Northeast Quarter of Section 31, Township 22 North, Range 54 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 LOTS 1A AND 1B, BLOCK 6, IMMIGRANT TRAIL SUBDIVISION, A REPLAT OF LOT 1, BLOCK 6, IMMIGRANT TRAIL SUBDIVISION AND VACATED LOT 2A, BLOCK 1, 2ND IMMIGRANT TRAIL SUBDIVISION, A REPLAT OF BLOCK 6, IMMIGRANT TRAIL SUBDIVISION, situated in the Southeast Quarter of Section 30, and the Northeast Quarter of Section 31, Township 22 North, Range 54 West of the 6th P.M., Scotts Bluff County, Nebraska.

We hereby dedicate the utility easements shown on the accompanying plat for the use and benefit of the public. That the foregoing plat is made with the free consent and in accordance with the desires of the undersigned owners.
Dated this 9th day of July, 2024.

Owner:
JIL BECKER, INC
JL Becker
By: James L. Becker, President



Kevin Spencer
Attest: City Clerk

LOTS 1A AND 1B, BLOCK 6,
REPLAT OF LOT 1, BLOCK 6,
IMMIGRANT TRAIL SUBDIVISION
SCOTTS BLUFF COUNTY, NEBRASKA
SHEET 2 OF 2

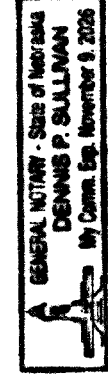
ACKNOWLEDGEMENT

STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF)

Before me, a Notary Public, qualified and acting in said County, personally came James L. Becker, President of J.L. Becker, INC 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 J.L. Becker, INC.

WITNESS MY HAND AND SEAL THIS 9th DAY OF July, 2024.

Dennis P. Sullivan
Notary Public



My Commission Expires July 9, 2026

APPROVAL AND ACCEPTANCE

The foregoing plat of LOTS 1A AND 1B, BLOCK 6, IMMIGRANT TRAIL SUBDIVISION, A REPLAT OF LOT 1, BLOCK 6, IMMIGRANT TRAIL SUBDIVISION AND VACATED LOT 2A, BLOCK 1, 2ND IMMIGRANT TRAIL SUBDIVISION, A REPLAT OF BLOCK 6, IMMIGRANT TRAIL SUBDIVISION, situated in the Southeast Quarter of Section 30, and the Northeast Quarter of Section 31, Township 22 North, Range 54 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, and to Chapter 21 of the City of Scottsbluff, Nebraska municipal code.

Kevin Spencer
Kevin Spencer, City Manager
City of Scottsbluff, Nebraska