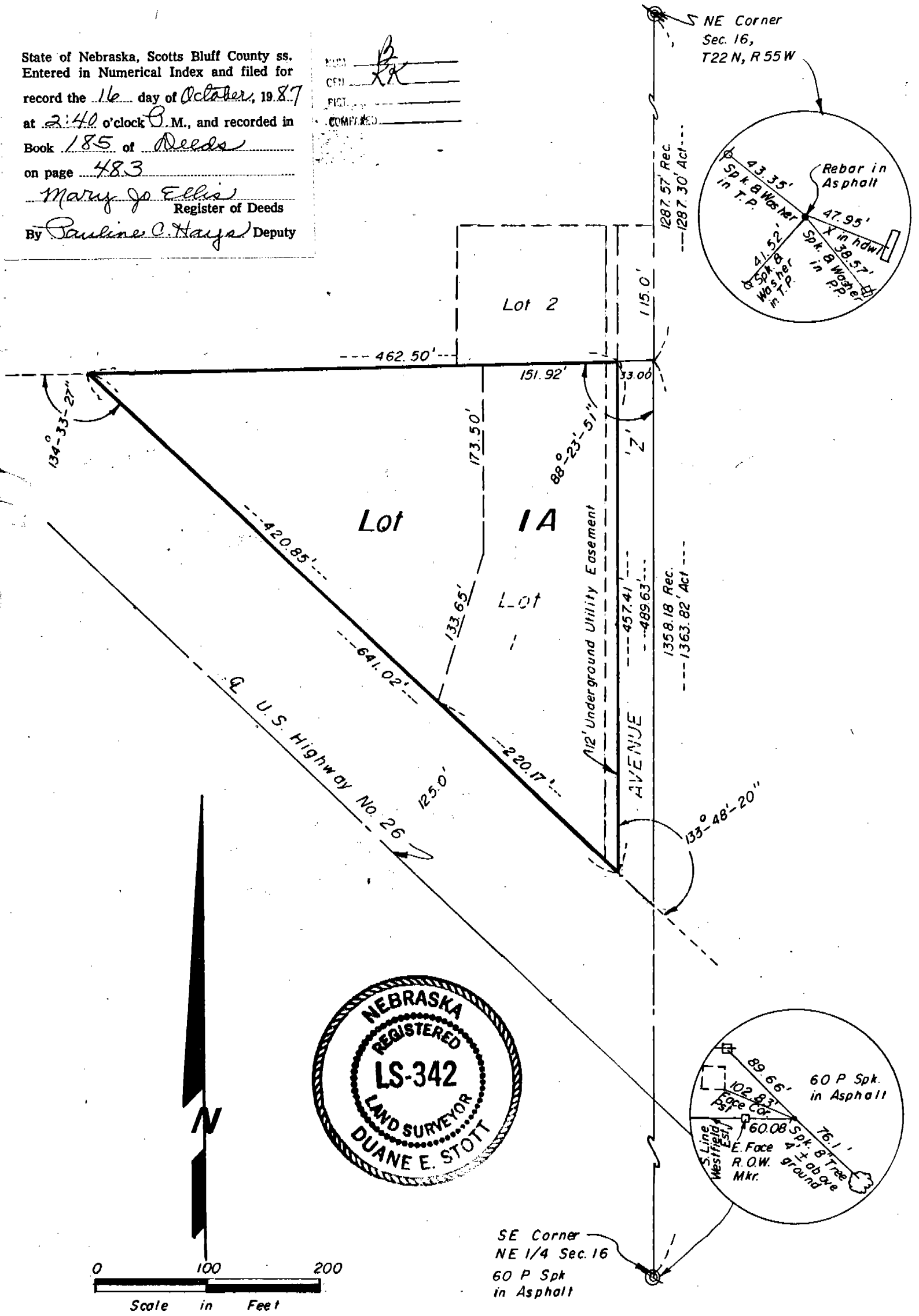


# LOT 1A, BLOCK 1, SEIVER SECOND SUBDIVISION

~~7896~~ A Replat of Lot 1, Block 1, Seiver Second Subdivision and part of the NE 1/4 Section 16, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska.

State of Nebraska, Scotts Bluff County ss.  
Entered in Numerical Index and filed for record the 16 day of October, 1987 at 2:40 o'clock P.M., and recorded in Book 185 of Deeds on page 483  
Mary Jo Ellis  
Register of Deeds  
By Pauline C. Hayes Deputy

NAME PK  
CEN PK  
FICT \_\_\_\_\_  
COMPILED \_\_\_\_\_



4896

## SURVEYOR'S CERTIFICATE

I, Duane E. Stott, a Nebraska Registered Land Surveyor, hereby certify that I have surveyed and prepared a Replat of vacated Lot 1, Block 1, Seiver Second Subdivision along with adjacent unplatted land, all being situated in the Northeast Quarter of Section 16, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska. That said Replatted land will be known as Lot 1A, Block 1, Seiver Second Subdivision, the boundary of which is more particularly described as follows:

With reference to the Northeast corner of section 16, thence southerly on the East line of said section, a distance of 1287.30 feet, thence a deflection angle right of  $88^{\circ}-23'-51''$ , a distance of 33.00 feet to the Southeast corner of Lot 2, Block 1, Seiver Second Subdivision and the TRUE POINT OF BEGINNING, thence continuing westerly on the South line of said Lot 2 and its westerly extension, a distance of 462.50 feet to the point of intersection with the northeasterly Right of Way line of U.S. Highway #26, thence a deflection angle left of  $134^{\circ}-33'-27''$ , on said northeasterly Right of Way line, a distance of 641.02 feet to the point of intersection with the West Right of Way line of Avenue Z, thence a deflection angle left of  $133^{\circ}-48'-20''$  on said West Right of Way line, a distance of 457.41 feet to the point of beginning, containing an area of 2.42 acres more or less.

That the accompanying plat is a true delineation of such survey and Replat drawn to a scale of 100 feet to the inch and that all corners are marked as shown. That all dimensions are in feet and decimals and that the lot bears its own number. The boundary of the subdivision is shown with a heavy solid line with dashed lines being shown for orientation purposes.

WITNESS MY HAND AND SEAL this 25<sup>th</sup> day of August, 1987.

FOR THE FIRM OF M.C. SCHAFF & ASSOCIATES



Duane E. Stott  
 Duane E. Stott, Nebraska Registered  
 Land Surveyor, L.S. 342

## OWNERS STATEMENT

We, the undersigned, being the owners of Lot 1, Block 1, Seiver Second Subdivision and unplatted land in Scotts Bluff County, Nebraska, as described in the foregoing "Surveyor's Certificate" and shown by the accompanying plat, have caused such real estate to be surveyed and replatted as Lot 1A, Block 1, Seiver Second Subdivision, a Replat in Scotts Bluff County, Nebraska. We hereby dedicate the easement to the use and benefit of the public. Dated this 25th day of August, 1987.

Arlis M. Lewis  
 Arlis M. Lewis

Stephen L. Startzer  
 Stephen L. Startzer

Joan Cowan  
 Joan Cowan