

NOTES:

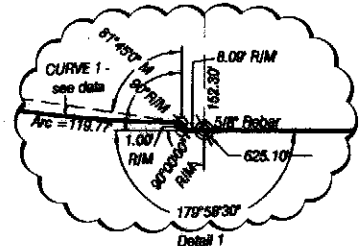
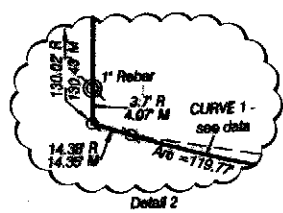
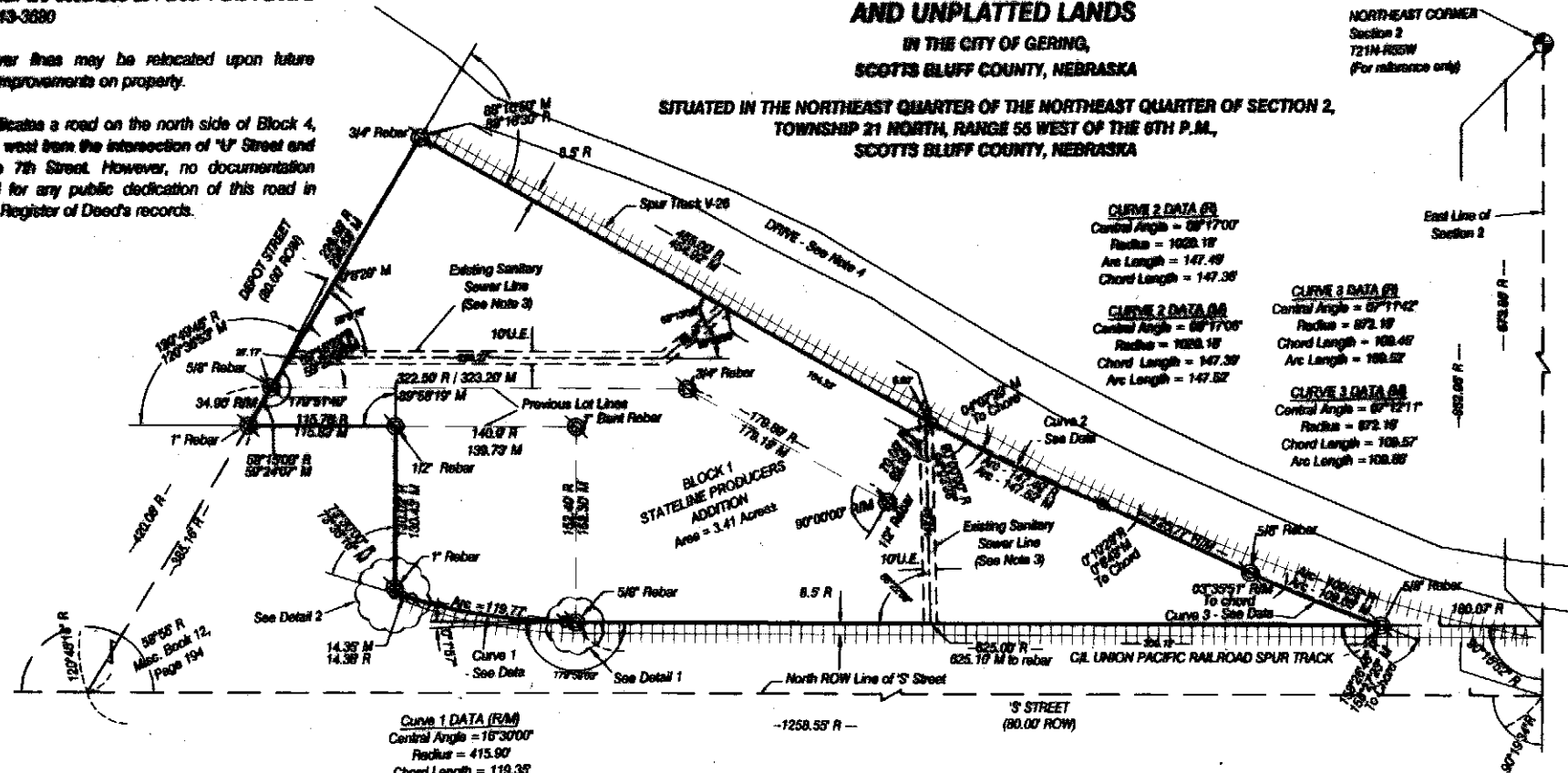
1. All easements, restrictions and other documents that may affect this platted block, that are of record or not of record, may not be shown on this plat.
2. The unplatted lands incorporated into Block 1, Stateline Producers Addition are described as Parcel 1 and Parcel 2 in instrument 2013-3880
3. These sewer lines may be relocated upon future construction of improvements on property.
4. City map indicates a road on the north side of Block 4, extending east - west from the intersection of 'U' Street and Depot Street to 7th Street. However, no documentation could be found for any public dedication of this road in researching the Register of Deeds records.

BLOCK 1, STATELINE PRODUCERS ADDITION,

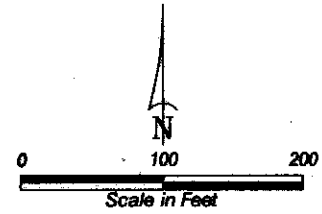
A REPLAT OF BLOCK 4, UPLAND SECOND ADDITION, AND UNPLATTED LANDS

IN THE CITY OF GERING,
SCOTTS BLUFF COUNTY, NEBRASKA

SITUATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 2,
TOWNSHIP 21 NORTH, RANGE 55 WEST OF THE 6TH P.M.,
SCOTTS BLUFF COUNTY, NEBRASKA



- LEGEND**
- EXISTING QUARTER SECTION CORNER, AS NOTED
 - EXISTING 5/8" REBAR, OR AS NOTED
 - SET 5/8" x 24" REBAR
 - MEASURED
 - RECORD
 - RIGHT OF WAY
 - CENTERLINE OF RAILROAD TRACKS
 - EASEMENT LINES



NUM PAGES	4	PD	CHG	RET
DOC TAX	5.00	PD	CHG	RET
FEES	48.00	PD	CHG	RET
TOTAL	53.00			
REC'D	M. J. SMITH			
FOR OFFICE USE				

NUM INDEX
COMPUTER
PICTURED
IMAGED



Date 8-14-14 Time 10:21am
INST. 2014 3857
Jan A. Bauer

RECORDED
SCOTTS BLUFF COUNTY, NE

REGISTER OF DEEDS

BLOCK 1,
 STATELINE PRODUCERS ADDITION
 GERING, NEBRASKA
 SHEET 2 OF 4

SURVEYOR'S CERTIFICATE

I, Kelly A. Beatty, a Nebraska Registered Land Surveyor, hereby certify I have surveyed and prepared a plat of BLOCK 1, STATELINE PRODUCERS ADDITION, A REPLAT OF BLOCK 4, UPLAND SECOND ADDITION, AND UNPLATTED LAND IN THE CITY OF GERING, SCOTTS BLUFF COUNTY, NEBRASKA, situated in the Northeast Quarter of the Northeast Quarter of Section 2, Township 21 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, the boundary of said Block 1, Stateline Producers Addition more particularly described as follows:

Commencing at the northeast corner of Section 2, thence southerly on the east line of Section 2, a distance of 673.86 feet, thence a deflection angle right of $90^{\circ}16'52''$, a distance of 180.07 feet, to the Point of Beginning, said point being 8.50 feet north of the centerline of a Union Pacific spur track, thence continuing westerly on last described course, and parallel with said spur track, a distance of 625.10 feet, as measured (625.00 feet record), to a 5/8" Rebar, thence a deflection angle left $0^{\circ}01'57''$, a distance of 8.09 feet, thence a deflection angle right $89^{\circ}00'00''$ record and measured, a distance of 1.00 feet, record and measured, to a point of curvature of a circular curve to the right, said curve having a radius of 415.00 feet record and measured, a central angle of $16^{\circ}30'00''$, record and measured, the chord of which deflects left $61^{\circ}45'00''$ record and measured from last described course, and a chord length of 119.35 feet, thence northerly on the arc of said curve a distance of 119.77 feet, record and measured, to the point of tangency of said curve, thence continuing northwesterly, tangent to the last described curve, a distance of 14.35 feet, as measured (14.36 feet record), thence a deflection angle right $73^{\circ}36'16''$, as measured ($73^{\circ}30'00''$ Record), a distance of 130.43 feet, as measured (130.02 feet record) thence a deflection angle left $89^{\circ}58'19''$, as measured, a distance of 115.83 feet, as measured (115.70' record), to the point of intersection with the easterly right of way line of Depot Street, thence a deflection angle right $120^{\circ}35'53''$, as measured, ($120^{\circ}40'46''$ record), on said easterly right of way line of Depot Street, a distance of 34.90 feet record and measured, thence a deflection angle right $0^{\circ}08'29''$, a distance of 226.58 feet, as measured (226.50' record), to a point being 8.50 feet southwesterly from the centerline of railroad track V-26 of the Union Pacific Railroad Company, as measured perpendicular to said centerline, thence a deflection angle right $88^{\circ}16'50''$ as measured, ($88^{\circ}16'30''$ record), on a line parallel with and 8.50 feet southwesterly from the centerline of said track V-26, a distance of 454.92 feet, as measured (455.00' record), to the point of curvature of a curve to the left, said curve having a radius of 1020.18 feet, record and measured, a central angle of $08^{\circ}17'06''$, as measured ($08^{\circ}17'00''$ record), a chord length of 147.39 feet, as measured (147.36' record), and a deflection angle left $04^{\circ}07'23''$ as measured, from last described course to chord of said curve, thence southeasterly on the arc of said curve, a distance of 147.52 feet, as measured (147.48' record), thence a deflection angle right $00^{\circ}08'46''$, as measured ($00^{\circ}10'29''$ record) from long chord of last described curve, a distance of 125.77' record and measured, to the point of curvature of a curve to the left, said curve having a radius of 872.15 feet, record and measured, a central angle of $07^{\circ}12'11''$, as measured, ($07^{\circ}11'42''$ record), a chord length of 109.57 feet, as measured (109.45' record), and a deflection angle left $03^{\circ}35'51''$ record and measured from last described course to long chord, thence southeasterly on the arc of said curve, a distance of 109.65 feet, as measured (109.52' record), to the Point of Beginning, containing an area of 3.41 acres, more or less.

That the accompanying plat is a true delineation of said survey drawn to a scale of 100 feet to the inch. That all dimensions are in feet and decimals. That the boundary of the plat is shown with a heavy solid line with dashed lines being for orientation purposes only. That all corners found or set are marked as shown.

WITNESS MY HAND AND SEAL this 13th day of May, 2014.

FOR THE FIRM OF M. C. SCHAFF AND ASSOCIATES, INC.

Kelly A. Beatty

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



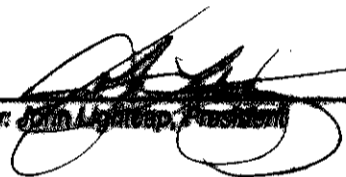
BLOCK 1,
STATELINE PRODUCERS ADDITION
GERING, NEBRASKA
SHEET 3 OF 4

OWNER'S STATEMENT

We, the undersigned, being the owners of Block 4, Upland Second Addition, an Addition to the City of Gering, Scotts Bluff County, Nebraska and undivided lands situated in the Northeast Quarter of the Northeast Quarter of Section 2, Township 21 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 placed as BLOCK 1, STATELINE PRODUCERS ADDITION, A REPLAT OF BLOCK 4, UPLAND SECOND ADDITION, AND UNPLATTED LAND IN THE CITY OF GERING, SCOTTS BLUFF COUNTY, NEBRASKA, situated in the Northeast Quarter of the Northeast Quarter of Section 2, Township 21 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska.

That the foregoing plat is made with the free consent and in accordance with the desires of the undersigned owners.
Dated this 30th day of May, 2014.

Owner:
StateLine Producers Cooperative, Nonstock,
A Nebraska Cooperative Association


By: John Lightcap, President

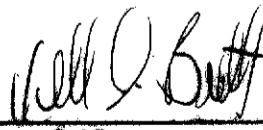
ACKNOWLEDGEMENT

STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF)

Before me, a Notary Public, qualified and acting in said County, personally came John Lightcap, President of StateLine Producers Cooperative, Nonstock, A Nebraska Cooperative Association, 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 SEAL THIS 30th DAY OF May, 2014.




Notary Public

My Commission Expires December 17, 2014



GENERAL NOTARY - State of Nebraska
KELLY A. BEATTY
My Comm. Exp. Dec. 17, 2014

BLOCK 1,
STATELINE PRODUCERS ADDITION
GERING, NEBRASKA
SHEET 4 OF 4

APPROVAL AND ACCEPTANCE

The foregoing plat of BLOCK 1, STATELINE PRODUCERS ADDITION, A replat of Block 4, Upland Second Addition, an Addition to the City of Gering, Scotts Bluff County, Nebraska and unplatted lands situated in the Northeast Quarter of the Northeast Quarter of Section 2, Township 21 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, is hereby approved and accepted by the Mayor and City Council of the City of Gering, Scotts Bluff County, Nebraska, by resolution dated this 11th day of Aug., 2014.

Attest:
City Clerk

Kathy Waage



Mayor

Edwin J. Mayo