



2015-3704

RECORDED  
SCOTT'S BLUFF COUNTY, NE

Date 7-23-15 Time 10:12 AM

INST. 2015 3704

*Jean A. Bauer*

REGISTER OF DEEDS

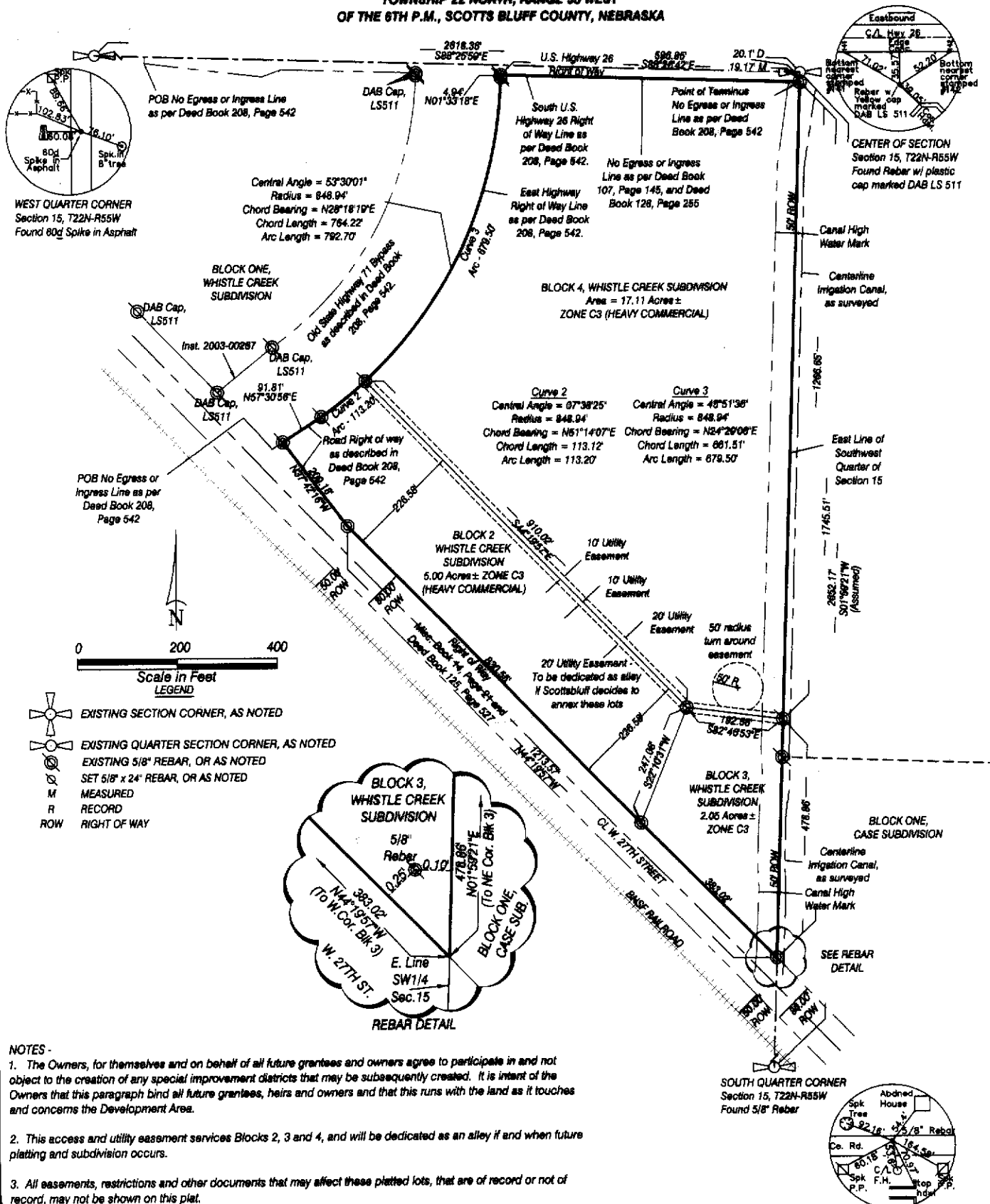
COMPUTER CX  
PICTURED 8  
IMAGED \_\_\_\_\_

NUM PAGES 3  
DOG TAX \_\_\_\_\_ PD \_\_\_\_\_ CHG \_\_\_\_\_ RET \_\_\_\_\_  
FEES 22.00 PD \_\_\_\_\_ CHG ✓ RET \_\_\_\_\_  
TOTAL 22.00  
REC'D McShaff-Dennis  
RET For Office Use

### FINAL PLAT

#### BLOCKS 2, 3 AND 4, WHISTLE CREEK SUBDIVISION

SITUATED IN THE EAST HALF OF THE  
SOUTHWEST QUARTER OF SECTION 15,  
TOWNSHIP 22 NORTH, RANGE 55 WEST  
OF THE 6TH P.M., SCOTT'S BLUFF COUNTY, NEBRASKA



BLOCKS 2, 3 AND 4,  
WHISTLE CREEK SUBDIVISION  
SCOTTS BLUFF COUNTY, NE  
SHEET 2 OF 3

**SURVEYOR'S CERTIFICATE**

I, Dennis P. Sullivan, a Nebraska Registered Land Surveyor, hereby certify that I, or under my direct supervision, have surveyed and prepared a plat of BLOCKS 2, 3 AND 4, WHISTLE CREEK SUBDIVISION, situated in the East Half of the Southwest Quarter of Section 15, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, more particularly described as follows:

Commencing at the Center Quarter Corner of Section 15, thence southerly on the east line of the Southwest Quarter of Section 15, on an assumed bearing of S01°59'21"W, a distance of 19.17 feet, to the point of intersection with Nebraska Department of Roads Highway right of way as described in Deed Book 208, Page 542, said point also being the Point of Beginning, thence continuing southerly on said east line, bearing S01°59'21"W, a distance of 1745.51 feet, to the point of intersection with the north right of way line of a street, thence bearing northwesterly on said right of way line, bearing N44°19'57"W, a distance of 1213.57 feet, thence bearing N37°42'16"W, on Nebraska Department of Roads right of way as described in Deed Book 208, Page 542, a distance of 209.18 feet, thence bearing N57°30'56"E, on said NDOR Right of Way, a distance of 91.81 feet, to the point of intersection with a non-tangent curve to the left, said curve having a central angle of 53°30'01", a radius of 848.94 feet, a chord bearing of N28°18'19"E and a chord length of 764.22 feet, thence continuing northerly on the arc of said east right of way line, a distance of 792.70 feet, thence bearing N01°33'18"E, on said right of way, a distance of 4.94 feet, to the point of intersection with the south right of way line of U.S. Highway 26, as described in Nebraska Department of Roads Highway right of way Deed Book 208, Page 542, thence easterly on the south line of said right of way, bearing S88°26'42"E, a distance of 596.85 feet, to the Point of Beginning, said Tract of land containing an area of 24.16 Acres, more or less.

That the accompanying plat is a true delineation of such survey drawn to a scale of 200 feet to the inch. That all dimensions are in feet and decimals. That each lot and block has its own number and 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 14<sup>th</sup> DAY OF July, 2015.  
FOR THE FIRM OF M. C. SCHAFF AND ASSOCIATES, INC.

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



**OWNER'S STATEMENT**

We, the undersigned, being the owners of unplatted lands situated in the East Half of the Southwest Quarter of Section 15, 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 platted as BLOCKS 2, 3 AND 4, WHISTLE CREEK SUBDIVISION, situated in the East Half of the Southwest Quarter of Section 15, Township 22 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. We hereby dedicate the right of way and easements as shown for the use and benefit of the public.  
Dated this 20<sup>th</sup> day of July, 2015.

Owner:  
Tract in E1/2 of SW1/4  
Section 15, T22N-R55W

  
By: Elizabeth Jane Ramsey Moran, a single person

BLOCKS 2, 3 AND 4,  
WHISTLE CREEK SUBDIVISION  
SCOTTS BLUFF COUNTY, NE  
SHEET 3 OF 3

ACKNOWLEDGEMENT

STATE OF NEBRASKA )  
COUNTY OF SCOTTS BLUFF )

Before me, a Notary Public, qualified and acting in said County, personally came Elizabeth Jane Ramsey Moran, 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 her voluntary act and deed.

WITNESS MY HAND AND SEAL THIS 20 DAY OF July, 2015.

Vicki E. Weber  
Notary Public

My Commission Expires 09-02-18



APPROVAL AND ACCEPTANCE

The foregoing plat of BLOCKS 2, 3 AND 4, WHISTLE CREEK SUBDIVISION, situated in the East Half of the Southwest Quarter of Section 15, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, is hereby approved by the Mayor and City Council of the City of Scottsbluff, Scotts Bluff County, Nebraska, by resolution duly passed this 20<sup>th</sup> day of July, 2015.

Randy Malinger  
Randy Malinger, Mayor

ATTEST:

Andrea A. Peterson  
City Clerk

