



2015-5693

COMPUTER CR
PICTURED CR
IMAGED _____

RECORDED
SCOTTS BLUFF COUNTY, NE

NUM PAGES 3
DOC TAX _____ PD _____ CHG _____ RET _____
FEES 22.00 PD _____ CHG RET _____
TOTAL 22.00
REC'D Accustar Surveying
RET _____

Date 10-6-15 Time 4:02pm

INST. 2015 5693
Jean A. Bauer

REGISTER OF DEEDS

THIS PAGE INCLUDED FOR INDEXING PURPOSES

FINAL PLAT

TRACT 1, RUSSELL ACRES SUBDIVISION,

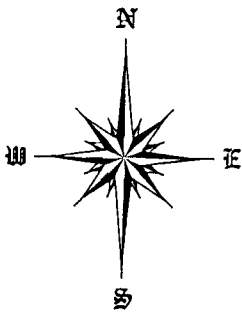
A SUBDIVISION OF A PART OF THE NORTHWEST QUARTER OF
SECTION 14, TOWNSHIP 21 NORTH, RANGE 55 WEST OF THE 6TH P.M.,
SCOTTS BLUFF COUNTY, NEBRASKA.

CORNER TIES:

NW CORNER 14-21-55
FOUND ALUMINUM CAP
NE 54.03' TO STOP SIGN POST
SE 67.95' TO ROW MARKER
SW 55.49' TO STEEL POST
NW 56.06' TO STEEL POST

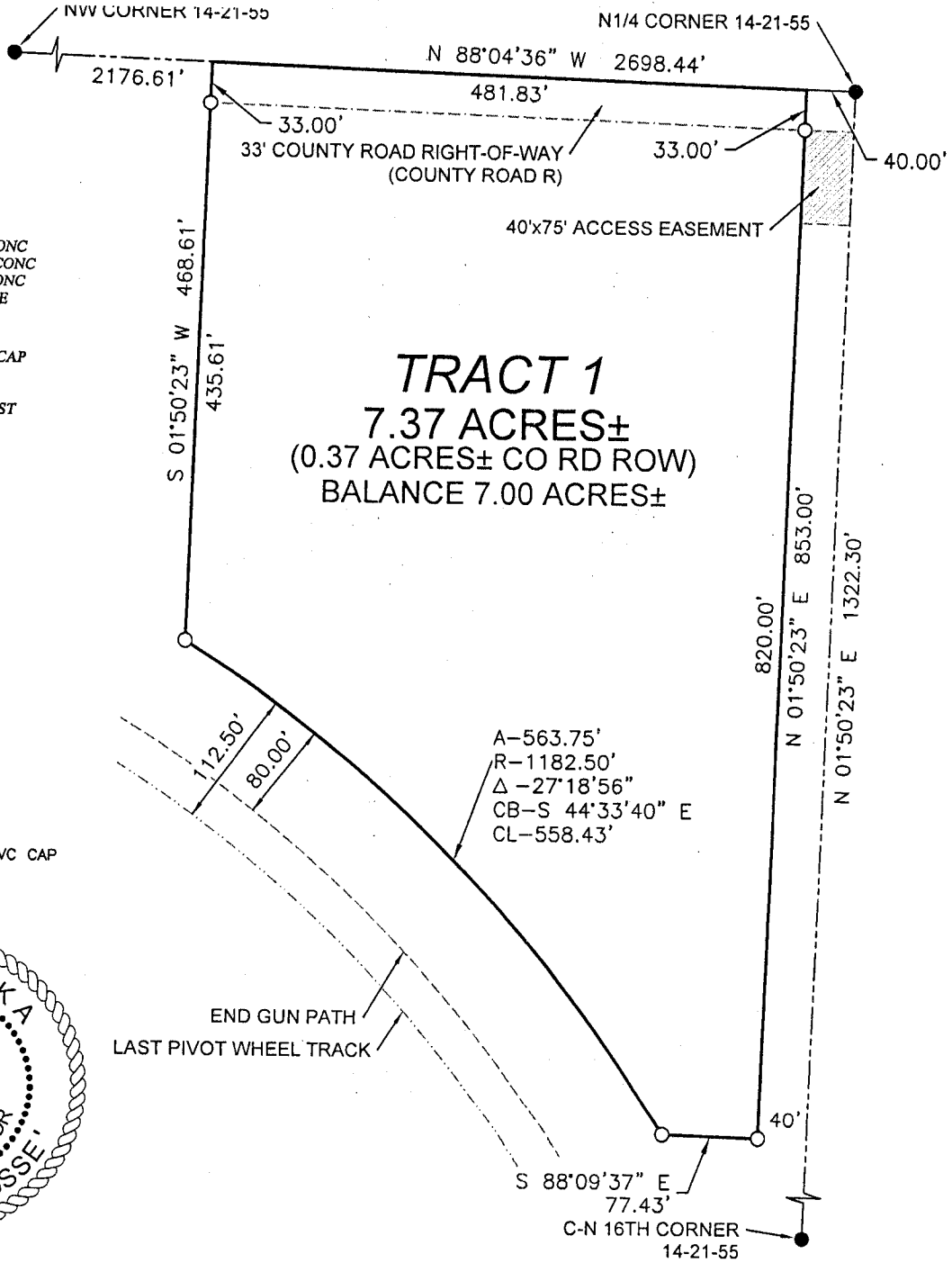
N $\frac{1}{4}$ CORNER 14-21-55
FOUND $\frac{3}{4}$ " REBAR
SW 26.76' TO CHISELED X IN CONC
SSW 32.19' TO CHISELED X IN CONC
SE 45.31" TO CHISELED X IN CONC
SE 64.58" TO SPIKE POWER POLE

C-N $\frac{1}{2}$ CORNER 14-21-55
FOUND $\frac{1}{4}$ " REBAR W/DAB PVC CAP
NW 15.72' TO 12" RCP
NE 10.91' TO 12" RCP
NE 28.35' TO SPIKE IN LONE POST



SCALE 1"=140'

●=CORNER FOUND
○=CORNER SET
5/8"x24" REBAR W/PVC CAP



LEGAL DESCRIPTION:

A TRACT OF LAND SITUATED IN THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 21 NORTH, RANGE 55 WEST OF THE 6TH PRINCIPAL MERIDIAN, SCOTTS BLUFF COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

REFERRING TO THE NORTHEAST CORNER OF SAID NORTHWEST QUARTER; THENCE, ALONG THE NORTH LINE OF SAID SECTION, N88°04'36"W FOR A DISTANCE OF 40.00 FEET, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING; THENCE, CONTINUING ON SAID NORTH LINE, N88°04'36"W FOR A DISTANCE OF 481.83 FEET; THENCE, PARALLEL WITH THE EAST LINE OF THE SAID NORTHWEST QUARTER, S01°50'23"W FOR A DISTANCE OF 468.61 FEET; THENCE, ALONG A NON-TANGENT 1182.50 FEET RADIUS CURVE TO THE RIGHT, SUPPORTING A CENTRAL ANGLE OF 27°18'56", CHORD BEING S44°33'40"E FOR 558.43 FEET, FOR AN ARC DISTANCE OF 563.75 FEET; THENCE, S88°09'37"E FOR A DISTANCE OF 77.43 FEET; THENCE, PARALLEL AND 40.00 FEET DISTANT TO THE EAST LINE OF SAID NORTHWEST QUARTER, N01°50'23"E FOR A DISTANCE OF 853.00 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING AN AREA OF 7.37 ACRES, MORE OR LESS, OF WHICH 0.37 ACRES ARE CONTAINED IN COUNTY ROAD RIGHT-OF-WAY.

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 SHOWN ON THE ACCOMPANYING PLAT; 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 24th day of SEPTEMBER, 2015.

Scott M. Bosse
NEBRASKA REGISTERED LAND SURVEYOR NUMBER 603

SHEET
1 OF 2

PROJECT:
KIESEL 14-21-55
ROBERT KIESEL
CERING, NEBRASKA

ACCUSTAR SURVEYING

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

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

Scale 1"=140'
Date: AUGUST 8, 2015
Dwn By: SMB
REVISED: SEPTEMBER 24, 2015

FINAL PLAT
TRACT 1, RUSSELL ACRES SUBDIVISION,
 A SUBDIVISION OF A PART OF THE NORTHWEST QUARTER OF
 SECTION 14, TOWNSHIP 21 NORTH, RANGE 55 WEST OF THE 6TH P.M.,
 SCOTTS BLUFF COUNTY, NEBRASKA.

OWNER'S AND DEDICATION STATEMENT:

WE, THE UNDERSIGNED, BEING THE OWNERS OF THAT PART OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 21 NORTH, RANGE 55 WEST OF THE 6TH PRINCIPAL MERIDIAN, SCOTTS BLUFF COUNTY, NEBRASKA, AS DESCRIBED IN THE FOREGOING "LEGAL DESCRIPTION" AND SHOWN ON THE ACCOMPANYING PLAY HAVE CAUSED SUCH REAL ESTATE TO BE PLATTED AS TRACT 1, RUSSELL ACRES SUBDIVISION, A SUBDIVISION OF A PART OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 21 NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA.

THAT THE FOREGOING PLAT WAS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS. WE HEREBY DEDICATE THE ACCESS EASEMENT TO THE USE AND BENEFIT OF TRACT 1.

DATED THIS 6th DAY OF October, 2015.

BY: R&R KIESEL FARMS, INC.



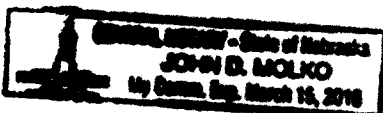
 ROBERT KIESEL
 REPRESENTATIVE OF R&R KEISEL FARMS, INC.

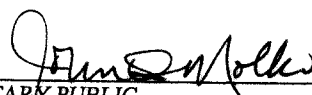
ACKNOWLEDGMENT:

STATE OF NEBRASKA)
 COUNTY OF SCOTTS BLUFF)

BEFORE ME, A NOTARY PUBLIC, QUALIFIED AND ACTING IN SAID COUNTY, PERSONALLY CAME ROBERT KEISEL, REPRESENTATIVE OF R&R KEISEL FARMS, INC., TO ME KNOWN TO BE THE IDENTICAL PERSON WHOSE SIGNATURE IS AFFIXED TO THE FOREGOING "OWNER'S AND DEDICATION STATEMENT" AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY NOTORIAL SEAL THIS 6th DAY OF October, 2015.





 NOTARY PUBLIC

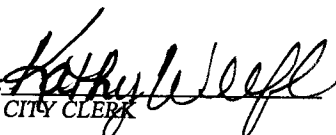
MY COMMISSION EXPIRES: 3.15.18

APPROVAL AND ACCEPTANCE

THE FOREGOING PLAT OF TRACT 1, RUSSELL ACRES SUBDIVISION, A SUBDIVISION OF A PART OF THE NORTHWEST QUARTER OF SECTION 14, 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 2ND DAY OF OCTOBER, 2015.



 MAYOR

ATTEST: 

 CITY CLERK