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RECORDED				
SCOTTS BLUFF COUNTY, NE				

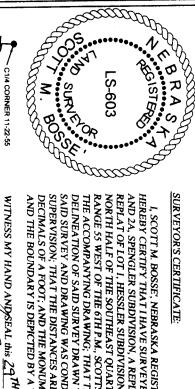
Date <u>/-3</u> 0-	19	Time <u>2</u> :	47 ₀	α	7
Inst.	2019	_	3	5	8
Jean	a.	Ba	uer	/	

REGISTER OF DEEDS

THIS PAGE INCLUDED FOR INDEXING PURPOSES

LOTS 1A AND 2A, SPENGLER SUBDIVISION $ADMINISTRATIVE\ REPLAT$

SECTION 11, TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6TH P.M. A REPLAT OF LOT I, HESSLER SUBDIVISION AND UNPLATTED LAND SITUATED IN THE NORTH HALF OF THE SOUTHEAST QUARTER OF A REPLAT OF LOT 1, SPENGLER SUBDIVISION SCOTTS BLUFF COUNTY, NEBRASKA



1329.48

_S 16'43'17" E 34.66'

Scott M. Bosse'

25'36'41" E

NEBRASKA REGISTERED LAND SÜRVEYOR NUMBER 603

day of JANUARY, 2019

APPROVAL STATEMENT:

S 25'36'41" E 206.49'

A-845.14* CB-S 44*49*38*

AS AMENDED BY ORDINANCE NO. 2812 OF THE CITY OF SCOTTSBLUFF, NEBRASKA

S 8741'50" E 33.00'

SUPERVISION; THAT THE DISTANCES ARE GROUND DISTANCES GIVEN IN FEET AND SAID SURVEY AND DRAWING WAS CONDUCTED BY ME OR UNDER MY DIRECT RANGE 55 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA, AS SHOWN ON THE ACCOMPANYING DRAWING; THAT THE ACCOMPANYING DRAWING IS A CORRECT AND THE BOUNDARY IS DEPICTED BY A THICKENED SOLID LINE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 11, TOWNSHIP 22 NORTH AND 2A, SPENGLER SUBDIVISION, A REPLAT OF LOT I, SPENGLER SUBDIVISION, A HEREBY CERTIFY THAT I HAVE SURVEYED AND PREPARED THE PLAT FOR LOTS IA DECIMALS OF A FOOT, AND THE MONUMENTS WERE FOUND OR SET AS INDICATED REPLAT OF LOT I, HESSLER SUBDIVISION AND UNPLATTED LAND SITUATED IN THE DELINEATION OF SAID SURVEY DRAWN TO A SCALE OF 300 FEET TO THE INCH; THAT

SURVEYOR'S CERTIFICATE

I, SCOTT M. BOSSE', NEBRASKA REGISTERED LAND SURVEYOR NUMBER 603, DO

OWNERS STATEMENT

SPENGLER SUBDIVISION, A REPLAT OF LOT 1, SPENGLER SUBDIVISION, A REPLAT OF LOT AND UNPLATTED LAND SITUATED IN THE NORTH HALF OF THE SOUTHEAST QUARTER OF TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE OTH F.M., SOUTH BEATT TO BE PLATTED AS LOTS IA AND 2A, ACCOMPANYING PLAT HAVE CAUSED A PART OF SUCH REAL ESTATE TO BE PLATTED AS LOTS IA AND 2A, ACCOMPANYING PLAT HAVE CAUSED A PART OF SUCH REAL ESTATE TO BE PLATTED AS LOTS IA AND 2A, ACCOMPANYING PLAT HAVE CAUSED A PART OF SUCH REAL ESTATE TO BE PLATTED AS LOTS IA AND 2A, ACCOMPANYING PLAT HAVE CAUSED A PART OF SUCH REAL ESTATE TO BE PLATTED AS LOTS IA AND 2A, ACCOMPANYING PLAT HAVE CAUSED AND A PART OF LOT I. HESSLER SUBDIVISION SUBDIVISION AND UNPLATTED LAND SITUATED IN THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION !!, WE, THE UNDERSIGNED, BEING THE OWNER OF LOT 1, SPENGLER SUBDIVISION, A REPLAT OF LOT 1, HESSLER OWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA, AS SHOWN ON THE TOWNSHIP

DATED THIS DAYOF

NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTI

ACKNOWLEDGMENT MISTY K. AULICK

STATE OF NEBRASKA COUNTY OF SCOTTS BLUFF

STATEMENT" AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED. BEFORE ME, A NOTARY PUBLIC, QUALIFIED AND ACTING IN SAID COUNTY, PERSONALLY CAME MISTY K. AULICK, TO ME KNOWN TO BE THE IDENTICAL PERSON WHOSE SIGNATURE IS AFFIXED TO THE FOREGOING "OWNERS"

WITNESS MY NOTORIAL SEAL THIS DAYOF

MARCH 5, 1983, AND TO ARTICLE 1 OF CHAPTER 20 OR ORDINANCE NO. 2600 OF THE CITY OF SCOTTSBLUFF, NEBRASKA TO SECTION 19-916, REISSUE OF REVISED STATUTES OF NEBRASKA, AS AMENDED BY SECTION 10 OF L.B. 71, APPROVED THE FOREGOING PLAT OF: LOTS IA AND 2A, SPENGLER SUBDIVISION, A REPLAT OF LOT I, SPENGLER SUBDIVISION, A REPLAT OF LOT I, HESSLER SUBDIVISION AND UNPLATTED LAND SITUATED IN THE NORTH HALF OF THE SOUTHEAST WAS APPROVED BY THE DIRECTOR OF DEVELOPMENT SERVICES OF THE CITY OF SCOTTSBLUFF, NEBRASKA, PURSUANT DUARTER OF SECTION 11, TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA MY COMMISSION EXPIRES: LOT 1B 8.57 ACRES± A-46'20'26" R-1465.00' A-1252.90' CB-N 54'50'20" CD-1216.07' EXCEPTED 150'X50' TRACT DEED BOOK 116, PAGE 29 (NOT PART OF THIS REPLAT) 6.15 ACRES S 88"14'11" E1/4 CORNER 11-22-55 S 87'55'52" E 50.00 RIGHT-OF-WAY une General Notary - State of Nebraska KIMBERLEY E. WRIGHT SCALE 1"=300 -- CORNER FOUND
O--CORNER SET
5/8"x24" REBAR PVC CAP

SHEET 1 OF 1

SW CORNER N1/2 SE1/4 11-22-55

S 02'18'10" W

CELL TOWER SITE - SUBJECT TO TOWER LEASE AGREEMENT RECORDED IN INSTRUMENT 2001-6089

A-858/56"
CB-S 44:49:38" E
CD-842.55' CENTERLINE OF FARM ROAD AND APPROXIMATE CENTERLINE
CD-842.55' OF 30" FEET WIDE EASEMENT FOR RRIGATION PIPELINE, AS
STATED IN PIPELINE ACREEMENT SHOWN IN INSTRUMENT 200°

AGREEMENT SHOWN IN INSTRUMENT 2000-3806

A-550.13' CB-N 68'01'44" | CD-547.07' A-20'56'37

S 88"14"11"

N 88"14"11" W 2662.50

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SE CORNER N1/2 SE1/4 11-22-55

8

THAT MAY EFFECT THIS PLATTED LOTS, THAT ARE OFFERECORD OR NOT OF RECORD, MAY NOT BE SHOWN ON THIS PLAT. ALL EASEMENTS, RESTRICTIONS AND OTHER DOCUMENTS

16.5

80.00

88'14'11" E

CITY OF SCOTTSBLUFF, NEBRASKA A-38725/52 R-1289.00/

ATTEST:

CITY CLERK

NATHAN JOHNSON, CYTY MANAGER

LOT 18

SPENGLER SUB. MISTY K. AULICK SCOTTSBLUFF, NEBRASKA

ACCUSTAR SUR VEYING

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

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

Dwn By

LOTS 1A & 2A,