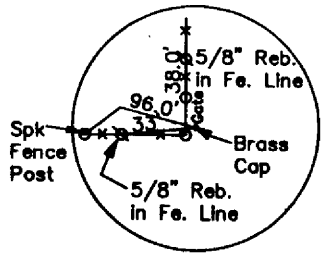


Mary Jo Collins
Register of Deeds

N.I.M. B
GEN. 35
PICT. _____
COMPARED _____

5938



Northwest Corner Section 17 Existing Brass Cap

North Line Section 17, T22N, R55W

88°21'18" Mea.

NE Corner Section 17 T22N, R55W Existing 5/8" Rebar

AMENDED PLAT OF RIVER RUN ESTATES

LOTS 1 THROUGH 4, BLOCK 1, AND LOT 1, BLOCK 3,

A SUBDIVISION SITUATED IN THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 22 NORTH, RANGE 55 WEST OF THE 6TH P. M., SCOTTS BLUFF COUNTY, NEBRASKA.

SURVEYOR'S CERTIFICATE

I, Kelly A. Beatty, a Nebraska Registered Land Surveyor, hereby certify that I have surveyed and prepared a plat of Lots 1 through 4, Block 1, River Run Estates, a subdivision situated in the Northeast Quarter of Section 17, Township 22 North, Range 55 West of the 6th P. M., Scotts Bluff County Nebraska, more particularly described as follows:

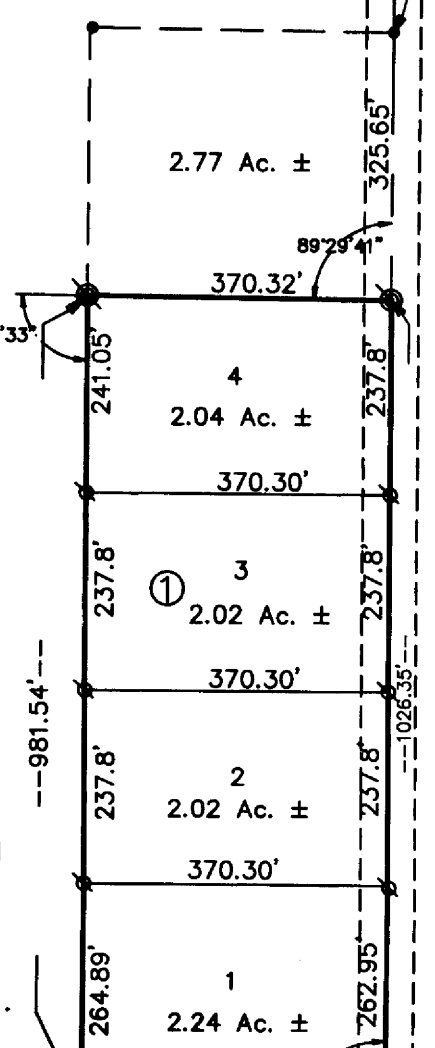
With reference to the East Quarter Corner of said Section 17, thence Northerly on the East line of Section 17, a distance of 279.78 feet to the Point of Beginning; thence continuing on said East line of Section 17, a distance of 1026.35 feet; thence a deflection angle left of 89 degrees 29 minutes 41 seconds, a distance of 370.32 feet; thence a deflection angle left of 90 degrees 30 minutes 33 seconds, a distance of 981.54 feet; thence a deflection angle right of 89 degrees 42 minutes 17 seconds, a distance of 638.57 feet; thence a deflection angle left of 89 degrees 42 minutes 17 seconds, a distance of 323.6 feet to a point on a line which is 6.0 feet North of the East-West Centerline of Section 17; thence a deflection angle left of 90 degrees 17 minutes 43 seconds on a line being 6.0 feet North of and parallel with the North-South Centerline of Section 17, said North-South Centerline also being the North line of Cottonwood Glen Subdivision as previously recorded, a distance of 418.70 feet; thence a deflection angle left of 89 degrees 42 minutes 17 seconds, a distance of 273.6 feet; thence a deflection angle right of 89 degrees 42 minutes 17 seconds, a distance of 480.23 to the Point of Beginning, containing an area of 12.0 acres, more or less.

That the accompanying plat is a true delineation of said plat drawn to a scale of 200 feet to the inch. That all dimensions are in feet and decimals and that each lot and block bears its own number. That the boundary of the plat is shown with a heavy solid line with dashed lines being shown for orientation purposes only.

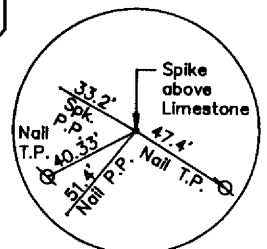
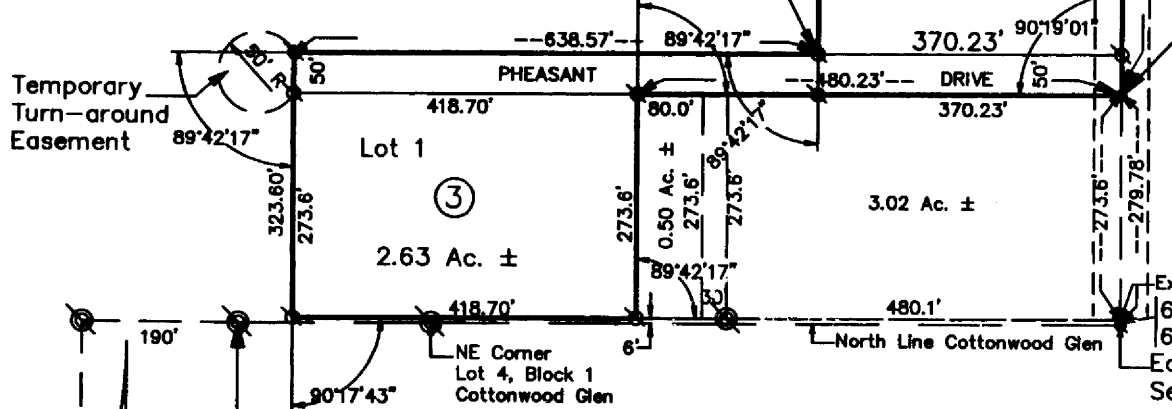
WITNESS MY HAND AND SEAL this 11th day of August 19 97 FOR THE FIRM OF M. C. SCHAFF AND ASSOCIATES, INC.

Kelly A. Beatty

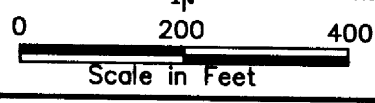
Kelly A. Beatty, Nebraska Registered Land Surveyor, L. S. 476



Note: Total Acres = 12.0 Ac. ±



Existing Spike 6.0' Rec. 6.18' Mea. East Quarter Corner Section 17, T22N, R55W



- Existing Rebar
- Existing Spike
- Set 5/8" x 30" Rebar

5938

AMENDED PLAT OF
LOTS 1 THROUGH 4, BLOCK 1,
and LOT 1, BLOCK 3,
RIVER RUN ESTATES
SECTION 17, T22N-R55W
SCOTTS BLUFF COUNTY, NEBRASKA
SHEET 2 OF 3

OWNER'S STATEMENT

We, the undersigned, being the owner of that part of the Northeast Quarter of Section 17, 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 AMENDED PLAT OF LOTS 1 THROUGH 4, BLOCK 1, and LOT 1, BLOCK 3, RIVER RUN ESTATES, a Subdivision situated in the Northeast Quarter of Section 17, 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 road and utility easements shown on the plat to the use and benefit of the public.

Dated this 25th day of August, 19 97.

Dan Gueck
Dan Gueck

Jannet Gueck
Jannet Gueck

Dan Gueck Construction, Inc.
A Nebraska Corporation

Dan Gueck
Dan Gueck, President

U.S. Bank National Association, d.b.a.
First Bank National Association, Trustee,
Patricia G. Hutchinson Living Trust

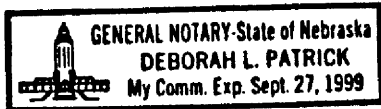
Deborah L. Patrick

ACKNOWLEDGEMENT

STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF)

Before me, a Notary Public, qualified and acting in said County, personally came Dan Gueck and Jannet Gueck, Husband and Wife, to me known to be the identical persons whose signatures are affixed to the foregoing "Owner's Statement" and acknowledged the execution thereof to be their voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 25th day of August 19 97.



Deborah L. Patrick
Notary Public

My Commision Expires: 9-27-99

5938

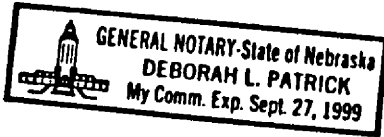
AMENDED PLAT OF
LOTS 1 THROUGH 4, BLOCK 1,
and LOT 1, BLOCK 3,
RIVER RUN ESTATES
SECTION 17, T22N-R55W
SCOTTS BLUFF COUNTY, NEBRASKA
SHEET 3 OF 3

ACKNOWLEDGEMENT

STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF)

Before me, a Notary Public, qualified and acting in said County, personally came Dan Gueck, President of Dan Gueck Construction, Inc., a Nebraska Corporation, 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 and the voluntary act and deed of Dan Gueck Construction, Inc.

WITNESS MY HAND AND NOTARIAL SEAL this 25th day of August 19 97.



Deborah L. Patrick
Notary Public

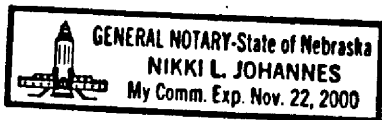
My Commision Expires: 9-27-99

ACKNOWLEDGEMENT

STATE OF NEBRASKA)
COUNTY OF SCOTTS BLUFF)

Before me, a Notary Public, qualified and acting in said County, personally came Steland S. Judy, U.S. Bank National Association, d.b.a. First Bank National Association, Trustee, Patricia G. Hutchinson Living Trust, 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 NOTARIAL SEAL this 25th day of August 19 97.



Nikki L. Johannes
Notary Public

My Commision Expires: Nov. 22, 2000

APPROVAL

The foregoing plat of AMENDED PLAT OF LOTS 1 THROUGH 4, BLOCK 1, and LOT 1, BLOCK 3, RIVER RUN ESTATES, a Subdivision situated in the Northeast Quarter of Section 17, Township 22 North, Range 55 West of the 6th P.M., Scotts Bluff County, Nebraska, is hereby approved by the Scotts Bluff County Board of Commissioners, by resolution duly passed this 2nd day of September 19 97. Conditioned upon the fact Scotts Bluff County will not provide street or alley maintenance until minimum standards have been met as outlined in a certain resolution dated April 15, 1974, a copy of which is attached and made a part of this Approval.

Carol L. Johnson
Chairman of the Board

ATTEST:

Clea Arlancy
County Clerk

