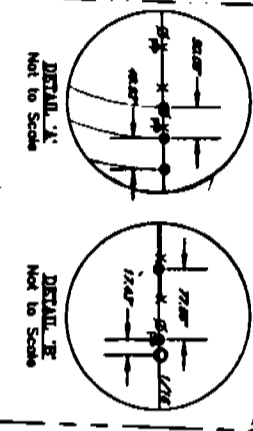


W/M 6
 C/M 22
 C/M 22
 COMPARED



BLOCK 1 & LOTS 1, 2, 3 AND 4, BLOCK 2, TRUMBULL NORTH ADDITION To the City of Scottsbluff, Scotts Bluff County, Nebraska

4638

LEGAL DESCRIPTION
 A tract of land situated in the W 1/2 of Section 17, Township 22 North, Range 54 West of the 6th Principle Meridian, Scotts Bluff County, Nebraska, more particularly described as follows:

Beginning at the southwest corner of Section 17, thence N01°51'58"E (Assumed Baza of Bearing) along the West line of Section 17 a distance of 1011.65 feet to the centerline of Winter's Creek Drain, solid point being the POINT OF BEGINNING; thence continuing N01°51'58"E along solid West line a distance of 346.03 feet to the Southwest corner of the Northwest Quarter of the Southwest Quarter of said Section 17; thence N01°51'58"E along the solid West line a distance of 1357.69 feet to the West Quarter Corner of said Section 17; thence N01°52'02"E along the Southwest Quarter of the Northwest Quarter of said Section 17; thence N69°05'20"E along the North line of the South Half of the Northwest Quarter of said Section 17 a distance of 2707.41 feet to the Northwest corner of the Southwest Quarter of the Northwest Quarter of said Section 17; thence S02°02'15"W along the East line of said Northwest Quarter a distance of 43.03 feet to the centerline of an irrigation canal; thence along the centerline of said irrigation canal the following bearing & distance:

- S22°54'50"W a distance of 279.59 feet; thence
- S30°25'02"W a distance of 864.98 feet; thence
- S11°33'23"W a distance of 136.12 feet; thence
- S38°20'16"W a distance of 81.82 feet; thence
- S06°12'18"W a distance of 835.92 feet; thence
- S15°18'36"W a distance of 81.37 feet; thence
- S54°18'35"W a distance of 87.05 feet; thence
- S27°58'31"W a distance of 41.04 feet; thence
- S18°58'10"W a distance of 105.69 feet; thence
- S42°52'34"W a distance of 112.15 feet; thence
- S00°08'41"W a distance of 270.74 feet; thence
- S43°30'53"W a distance of 38.11 feet; thence
- S70°02'36"W a distance of 239.92 feet to the intersection of said irrigation canal with the South line of the North Half of the Southwest Quarter of said Section 17; thence S89°24'04"W along said South line a distance of 1234.04 feet to the intersection of said South line with said centerline of Winter's Creek Drain; thence S42°38'52"W along said centerline a distance of 412.71 feet; thence S02°02'42"W along said centerline a distance of 48.27 feet to the point of beginning, containing 134.41 acres.

Entered in Numerical Index and Filed for Record in the Register of Deeds Office of Scotts Bluff, State of Nebraska, this 31st day of June A. D. 1998, at 11:50 o'clock A. M. Recorded in Book 216 of Records, Page 382, thereof. *Mary Jo Ellingburg, Register of Deeds*

Legend

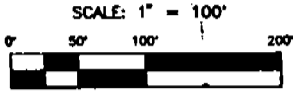
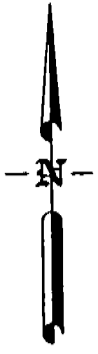
Section Line	●	Existing Well
Quarter Section Line	○	Existing Power Pole
Subsection Section Line	○	Existing Irrigation
Property Line	○	2nd 1/4 = 36' Water
Existing Center Line	○	2nd 1/4 = 36' Water Station Corner
Existing Canal	—	
Existing Buried Gas Lines	—	
Existing Buried Sewer Lines	—	

SCALE 1" = 400'

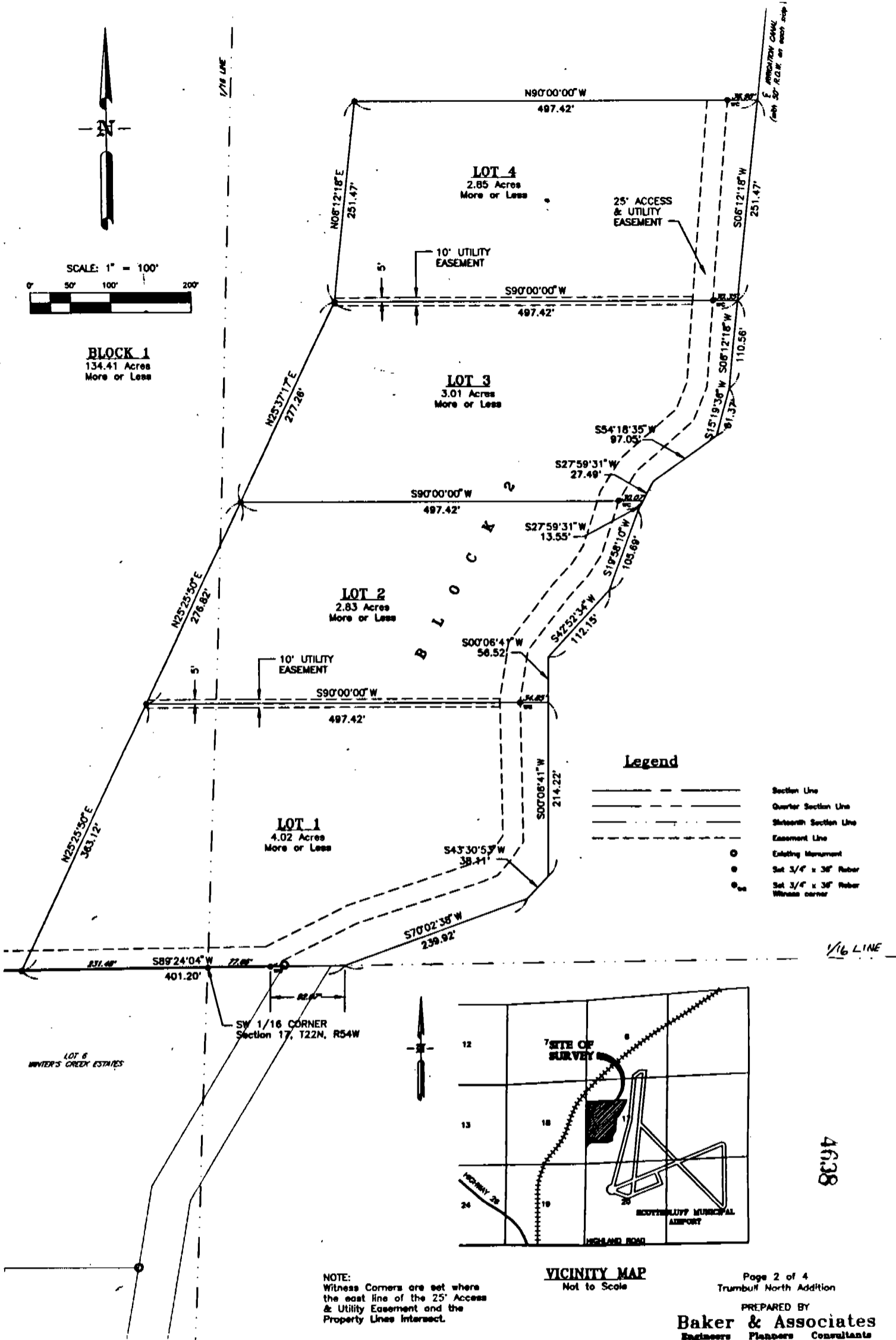


PREPARED FOR
LAUREN CABER TRUMBULL
 1102 LeVasseur Court
 Scottsbluff, Nebraska 69387

PREPARED BY
Baker & Associate
 Engineers Planners Accountants
 Scottsbluff, Nebraska
 MAY 1998

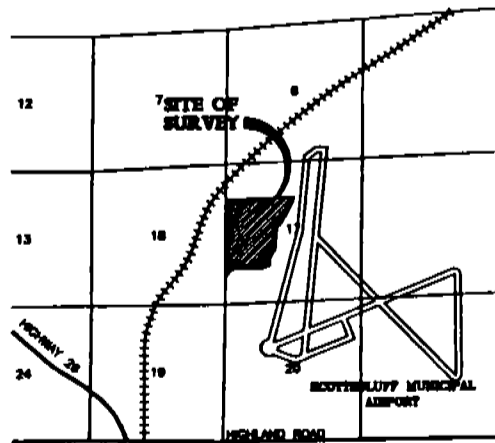


BLOCK 1
134.41 Acres
More or Less



Legend

- Section Line
- Quarter Section Line
- Sixteenth Section Line
- Easement Line
- Existing Monument
- Set 3/4 x 3/8 Rebar
- Set 3/4 x 3/8 Rebar Witness corner



VICINITY MAP
Not to Scale

NOTE:
Witness Corners are set where the east line of the 25' Access & Utility Easement and the Property Lines intersect.

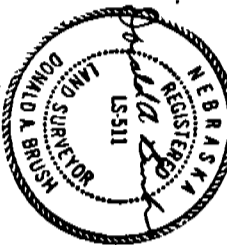
Page 2 of 4
Trumbull North Addition
PREPARED BY
Baker & Associates
Engineers Planners Consultants
Scottsbluff, Nebraska
MAY 1998 JB3

4638

SURVEYOR'S CERTIFICATE:

I, Donald A. Brush, Nebraska Registered Land Surveyor No. 511, do hereby certify that the above described tract of land was surveyed under my direct supervision; that I plotted the same as BLOCK 1 & LOTS 1, 2, 3 AND 4, BLOCK 2, TRUMBULL NORTH ADDITION TO THE CITY OF SCOTTSBLUFF, SCOTTS BLUFF COUNTY, NEBRASKA. I further certify that the accompanying drawing was prepared under my direct supervision; that said drawing represents a correct delineation of said survey drawn to a scale of 100 feet and 400 feet to the inch as shown; that the areas are as shown; that the distances are given in feet and decimals of a foot; that the bearings are assumed; that the monuments were found or set as indicated.

WITNESS MY HAND AND SEAL this 6th day of May, 1998.
Donald A. Brush
Nebraska Registered Land Surveyor No. 511



OWNER'S STATEMENT:

I, James Carr Trumbull, being the trustee of the real estate described above and shown on the accompanying plat, have caused such real estate to be platted as BLOCK 1 & LOTS 1, 2, 3 AND 4, BLOCK 2, TRUMBULL NORTH ADDITION TO THE CITY OF SCOTTSBLUFF, SCOTTS BLUFF COUNTY, NEBRASKA.

The foregoing Plat is made with my free consent and in accordance with the desires of the Owner.

Dated this 6th day of MAY, 1998.

James Carr Trumbull
James Carr Trumbull, Trustee
William S. Trumbull Living Trust

ACKNOWLEDGMENT

STATE OF NEBRASKA }
COUNTY OF SCOTTS BLUFF } SS.

Before me, a Notary public, qualified and acting in said County, personally came James Carr Trumbull, known to me to be the identical person who signed the foregoing Owner's Statement and acknowledged the execution thereof to be his voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 6th day of May, 1998.

My Commission Expires:



James Carr Trumbull

APPROVAL

4638

The foregoing plat of BLOCK 1 & LOTS 1, 2, 3 AND 4, BLOCK 2, TRUMBULL NORTH ADDITION TO THE CITY OF SCOTTSBLUFF, SCOTTS BLUFF COUNTY, NEBRASKA, was approved by the Mayor and City Council of the City of Scottsbluff, Nebraska, by Resolution duly passed this 6th day of May, 1998.

By: *Mark Harris*
Mark Harris, Mayor

Attested: *P. Lynn Gibb*
P. Lynn Gibb, City Clerk



ACKNOWLEDGMENT

STATE OF NEBRASKA }
COUNTY OF SCOTTS BLUFF } SS.

Before me, a Notary public, qualified and acting in said County, personally came Mark Harris, Mayor of the City of Scottsbluff, Nebraska, known to me to be the identical person who signed the foregoing "Approval and Acceptance" and acknowledged the execution thereof to be his voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 6th day of May, 1998.

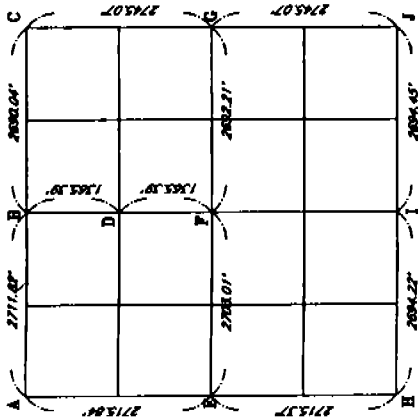
My Commission Expires:



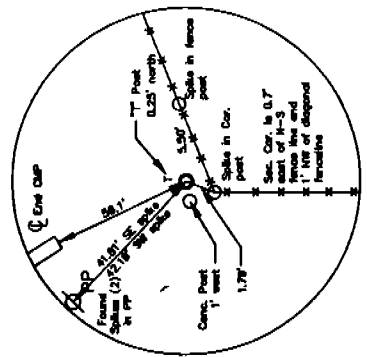
Faye C. Etzen

PREPARED BY
Baker & Associates
Engineers Planners Commissioners
Scottsbluff, Nebraska
MAY 1998 384

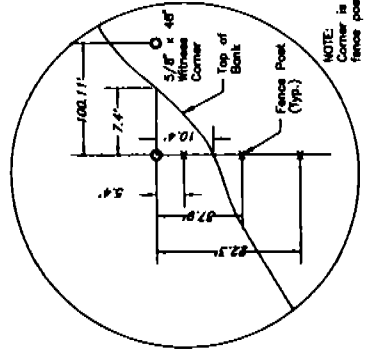
4638



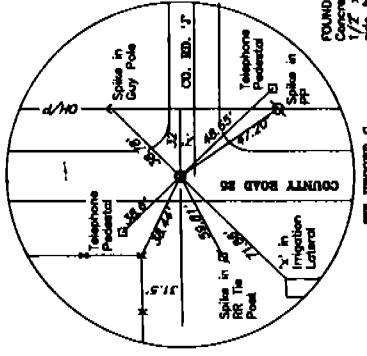
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Sec. 17, T22N, R54W
(Not to Scale)



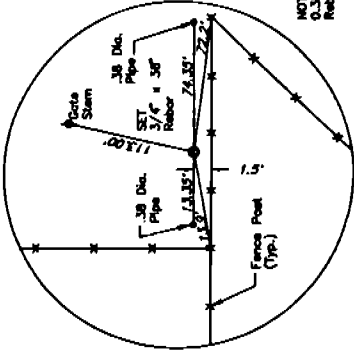
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NW CORNER
Sec. 17, T22N, R54W



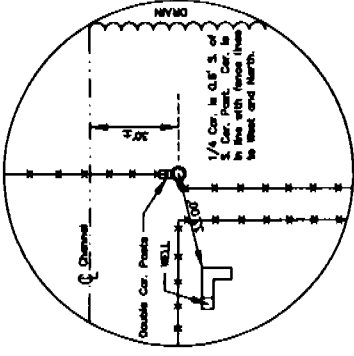
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N 1/4 CORNER
Sec. 17, T22N, R54W



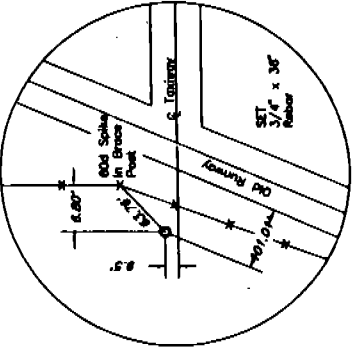
TIE RECORD C
NE CORNER
Sec. 17, T22N, R54W



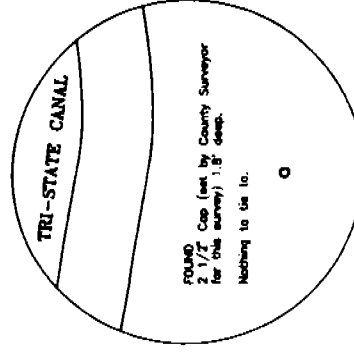
TIE RECORD D
SW QUARTER
Sec. 17, T22N, R54W



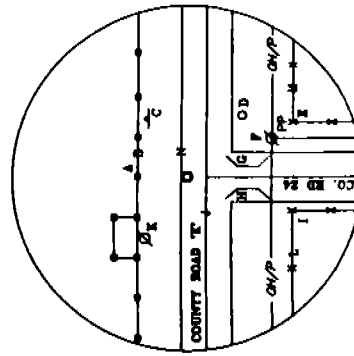
TIE RECORD E
W 1/4 CORNER
Sec. 17, T22N, R54W



TIE RECORD F
CENTER OF SECTION
Sec. 17, T22N, R54W



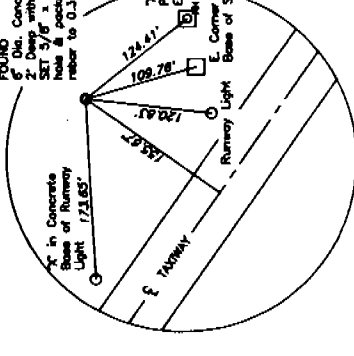
TIE RECORD G
E 1/4 CORNER
Sec. 17, T22N, R54W



TIE RECORD H
SW CORNER
Sec. 17, T22N, R54W



TIE RECORD I
S 1/4 CORNER
Sec. 17, T22N, R54W



TIE RECORD J
SE CORNER
Sec. 17, T22N, R54W

- TIE RECORD K**
SE CORNER, Sec. 17, T22N, R54W
- A 60d Spike in Fence Post N 50.47'
 - B Wood Fence N 50.47'
 - C Stop Sign NE 27.7'
 - D Nail in Concrete Without Corner SE 48.55'
 - E 60d Spike in Corner Post SSE 38.55'
 - F 60d Spike in Power Pole SSE 53.30'
 - G Brass Cap in Headstall SSE 38.43'
 - H Chiseled 'x' in Headstall SSW 40.87'
 - I Nail in top of Corner Post SSW 48.5'
 - J Centerline of County Road S 8'
 - K 60d Spike in Telephone Pedestal NNW 68.31'
 - L Fence Line S 44'
 - M Fence Line S 49.5'
 - N Shoulder of Road N 6'