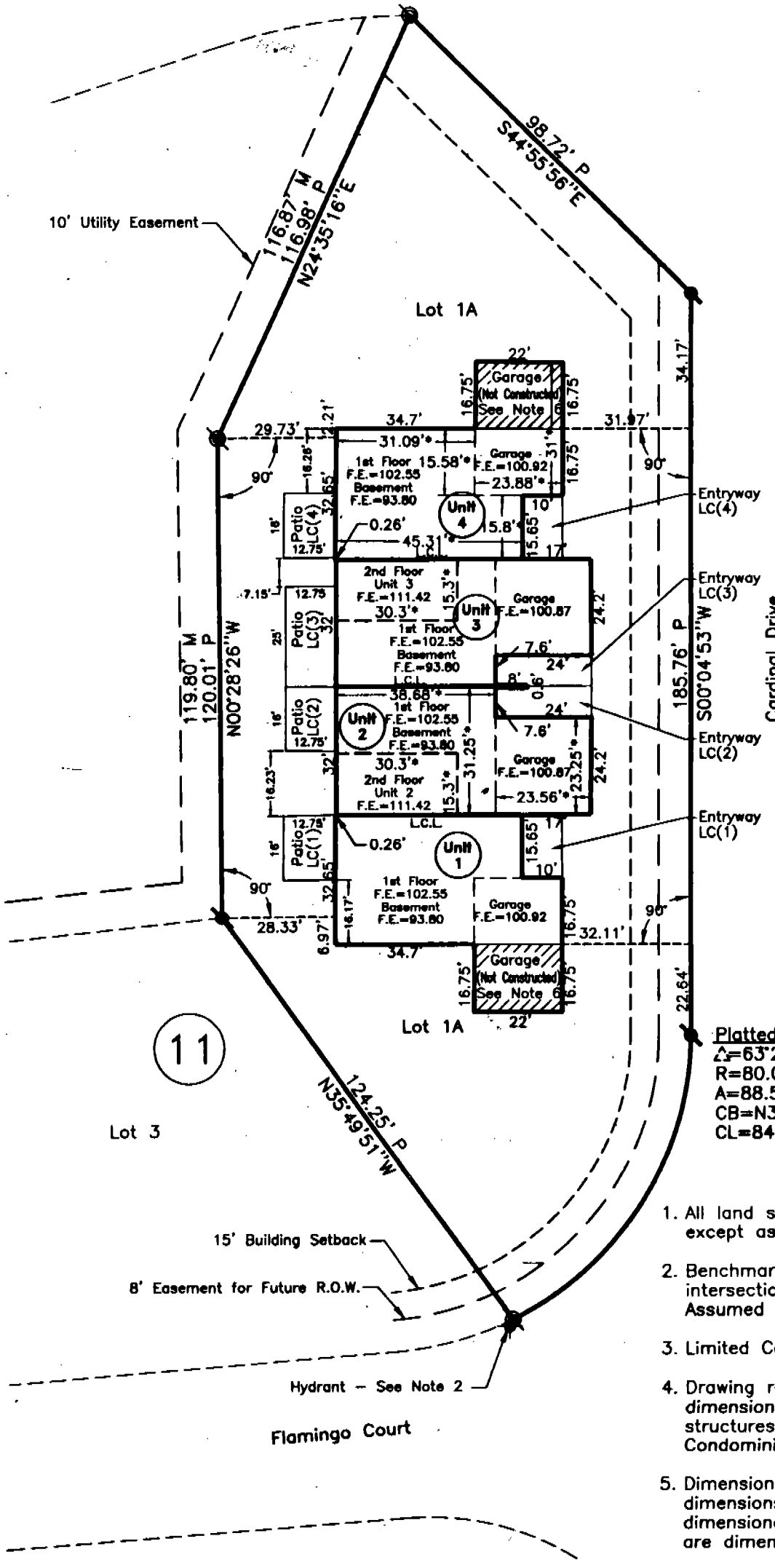


Entered in Numerical Index and Filed for Record in the Register of Deeds Office of said County of Scotts Bluff, State of Nebraska, this 26 day of October A.D., 1998, at 2:50 o'clock P.M., Recorded in Book 217 of Deeds Page 505 thereof. Fee \$ 17.50 *May & Blum* Register of Deeds

7764

12  
**PLAT AND PLAN OF:**  
**UNITS 1, 2, 3, AND 4, THOMPSEN FAIRWAY ESTATES CONDOMINIUM,**  
**SITUATED ON LOT 1A, BLOCK 11, REPLAT OF LOTS 1 AND 2,**  
**BLOCK 11, FAIRWAY ESTATES**  
 A Subdivision of Scotts Bluff County, Nebraska

NAME B  
 GEN JF  
 PRT \_\_\_\_\_  
 COMPARED \_\_\_\_\_



- 1" = 30'
- Existing Corner
  - Set 5/8" x 30" Rebar
  - Fire Hydrant
  - P Platted Distance
  - M Measured Distance
  - F.E. Floor Elevation
  - L.C.(1) Limited Common Element - number in ( ) indicates unit to which element belongs
  - L.C.L. Limited Common Line
  - (11) Block Number

<b>Platted</b>	<b>Measured</b>
Δ=63°23'44"	Δ=63°12'37"
R=80.00'	R=80.00'
A=88.52'	A=88.26'
CB=N31°46'45"E	CB=N31°56'25"E
CL=84.07'	CL=83.85'

**GENERAL NOTES**

1. All land shown in Lot 1A is common element except as otherwise noted.
2. Benchmark: Top of Hydrant, at Northwest corner intersection of Flamingo Court and Cardinal Drive. Assumed Elevation: 103.32
3. Limited Common Lines shown are Party Walls.
4. Drawing reflects the location, the exterior dimensions and the common walls of the structures in Thompson Fairway Estates Condominium.
5. Dimensions shown with (\*) are interior wall dimensions of units. Units 1 and 4 are dimensionally identical, and Units 2 and 3 are dimensionally identical.
6. Garage Area not constructed at this time.

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UNITS 1, 2, 3, AND 4, THOMPSEN  
FAIRWAY ESTATES CONDOMINIUM,  
SITUATED IN LOT 1A, BLOCK 11,  
REPLAT OF LOTS 1 AND 2,  
BLOCK 11, FAIRWAY ESTATES,  
SCOTTS BLUFF COUNTY, NEBRASKA  
SHEET 2 OF 3

**SURVEYOR'S CERTIFICATE**

I, Kelly A. Beatty, a Nebraska Registered Land Surveyor, hereby certify that I have surveyed and prepared a plat of UNITS 1, 2, 3, AND 4, THOMPSEN FAIRWAY ESTATES CONDOMINIUM, SITUATED ON LOT 1A, BLOCK 11, A REPLAT OF LOTS 1 AND 2, BLOCK 11, FAIRWAY ESTATES, a Subdivision in Scotts Bluff County, Nebraska, in accordance with Section 76-846 of the condominium law in the State of Nebraska.

That the accompanying plat is is a true delineation of said survey and plat drawn to a scale of 30 feet to the inch and that all corners found or set are marked as shown.

WITNESS MY HAND AND SEAL this 9<sup>th</sup> day of September 1998.  
FOR THE FIRM OF M. C. SCHAFF AND ASSOCIATES, INC.



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

**OWNER'S STATEMENT**

I, the undersigned, being the owner of Lots 1 and 2, Block 11, Fairway Estates, a Subdivision in 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 UNITS 1, 2, 3, AND 4, THOMPSEN FAIRWAY ESTATES CONDOMINIUM, SITUATED ON LOT 1A, BLOCK 11, A REPLAT OF LOTS 1 AND 2, BLOCK 11, FAIRWAY ESTATES, a Subdivision in Scotts Bluff County, Nebraska.

Thompson Fairway Estates Condominium is subject to the terms and conditions of the Declaration and any amendments thereto attached and filed with the Scotts Bluff County Register of Deeds.

That the foregoing plat is made with the free consent and in accordance with the desires of the undersigned owners. We hereby dedicate the Future R.O.W. easement shown on the plat to the use and benefit of the public.

Dated this 21 day of September, 19 98.

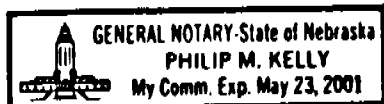
Elaine E. Thompson  
Elaine E. Thompson, a single person

**ACKNOWLEDGMENT**

STATE OF NEBRASKA )  
COUNTY OF SCOTTS BLUFF )

Before me, a Notary Public, qualified and acting in said County, personally came Elaine E. Thompson, 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 NOTARIAL SEAL this 21 day of Sept., 19 98.



Philip M. Kelly  
Notary Public

My Commission Expires: \_\_\_\_\_

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UNITS 1, 2, 3, AND 4, THOMPSEN  
FAIRWAY ESTATES CONDOMINIUM,  
SITUATED IN LOT 1A, BLOCK 11,  
REPLAT OF LOTS 1 AND 2,  
BLOCK 11, FAIRWAY ESTATES,  
SCOTTS BLUFF COUNTY, NEBRASKA  
SHEET 3 OF 3

APPROVAL AND ACCEPTANCE

The foregoing plat of UNITS 1, 2, 3, AND 4, THOMPSEN FAIRWAY ESTATES  
CONDOMINIUM, SITUATED IN LOT 1A, BLOCK 11, REPLAT OF LOTS 1 AND 2, BLOCK 11,  
FAIRWAY ESTATES, a Subdivision in Scotts Bluff County, Nebraska, is hereby approved  
by the Mayor and City Council of the City of Scottsbluff, Nebraska, by resolution duly  
passed this 28th day of September, 1998.

Mark Hunt  
Mayor

ATTEST:

Linda N. Stacey  
City Clerk

