State of Nebraska, Scotts Bluff County ss. Entered in Numerical Index and filed for record the 16 day of December 1999 at 3:05 o'clock P M., and recorded in Book 221 of DeadN on page 210 COMPARED Register of Deeds 416.00 _Deputy SHEET 1 OF 3 PLAT OF LOTS 1 AND 2, BLOCK 4, SHADOW LANE ESTATES (5) A SUBDIVISION OF BLOCK 4, SHADOW LANE ESTATES ① AN ADDITION IN THE CITY OF GERING, SCOTTS BLUFF COUNTY, NEBRASKA SECTION **④** Prepared by: BAKER & ASSOCIATES Scottsbluff, Nebraska <u>Legend</u> NE Corner, Block 4 FOUND 5/8" Rebor Found 5/8" Rebar @ in Conc. on West (or as marked) side of steel post. Set 5/8" x 36" Rebar VICINITY MAP Existing Sanitary Sewer w/ Manhole Not to Scale Easement sis of Bearing) Existing Overhead Power Line Existing Water Line **BLOCK 4** SHADOW LANE ESTATES Basis Zoned: SMH FOUND 5/8" x 18" Rebar Alley © corner of new concrete (leaning). Set up straight and replaced with 5/8" x 36" ₹ Side \$85°06'27"E 241.62' (M) Rebar ŧ 171.40' \$86°35′46″E 70.22 (M) 75.17'(M) 75.23'(R) Concrete Building Setback Line 110.00 LOT 1 96 <u>__</u> LÓT 2 0.302 Acres BHC PP 0.414 Acres Zoned: Zoned: BHC \geq FOUND 5/8" x 18" Rebar 1.0' deep at corner of concrete paving. Also found 5/8" x 26" smooth rod (bent) along side. Replaced with 5/8" x 36" Rebat to surface. Removed N04.28' O' Utility Easement 75.00' (R) 74.99' (M) smooth rod 178.85 70.00' (M) N89'56'55"W 248.85 N89'55'13"W 20.05 **NEBRASKA HIGHWAY NO. 92** SCALE: 1" = 50N89°56'55"W 1/4 SECTION LINE 100 25' 50 Southeast Corner of NWI Legal Description: Part of Block 4, Shadow Lane Estates, an Addition in the City of Gering, Scotts Bluff County, Nebraska, situated in the Southeast Quarter of the Northwest Quarter (SE1/4, NW1/4) of Section 1, Township 21 North, Range 55 West of the 6th Principal Meridian, Scotts Bluff County, Nebraska, more particularly described as follows: Commencing at the southeast corner of said NW1/4; thence northerly a distance of 48.3 feet on the north-south Quarter Section Line to the SE corner of said Block 4; thence N89°56'55"W a distance of 20.05 feet on the south line of said Block 4 to the POINT OF BEGINNING of this description; thence continuing N89°56'55"W on said south line, a distance of 74.99 feet; thence continuing on said south line N89°55'13"W a distance of 248.85 feet; thence N04°28'30"E a distance of 110.00 feet; thence S85°06'27"E a distance of 241.62 feet; thence S86'35'46"E a distance of 75.17 feet to a point on the westerly line of a 20' Alley nent; thence S00'20'48"W on said westerly line a distance of 85.00 feet to the point of beginning, containing 0.716 acres, more or less. HEBRAST Surveyor's Certificate: I, Donald A. Brush, Nebraska Registered Land Surveyor No. 511, do hereby certify the surveyed and platted the above described property; that the accompanying plat represent a correct delineation of said survey drawn to a scale of 50 feet to the inch; that the ac plat was prepared under my direct supervision; that the areas are as shown; that the assumed; that the distances are given in feet and decimals of a foot; that the monunt ompanying earlings are ents were found or set as indicated. WITNESS MY HAND AND SEAL this 17th day of November, 1999 ONALD A BRU MALD A Donald A. Brush Nebraska Land Surveyor No. 511

8382

COUNTY TREASURER'S CERTIFICATE

OVOTILE AVAILABLE TO THE PROPERTY
I hereby certify that I have examined the tax records for the property described in the foregoing Surveyor's Certificate on this Day of,
described in the foregoing Surveyor's Certificate on this Day of, 1999, and that I found the status of the taxes against said property to be as
follows: (Due, Delinquent, Pold)
REGULAR TAXES SPECIAL TAXES
Phys.
By:
Scotts Bluff County Treasurer
OWNER'S STATEMENT
We, the undersigned, being the Owners of the tract of land described in the foregoing Surveyor's Certificate and shown on the accompanying plat, have caused such real estate to be surveyed and platted as:
LOTS 1 AND 2 BLOCK 4. SHADOW LANE ESTATES, A SUBDIVISION
OF BLOCK 4 SHADOW LANE ESTATES, AN ADDITION IN THE
CITY OF GERING, SCOTTS BLUFF COUNTY, NEBRASKA.
The foregoing plat is made with our free consent and in accordance with the desires of the undersigned Owner.
Dated this
Don Engelhaupt
Ron Engelhaupot
,
2 1/h 1 tan / / Comment of
Clonedel W. Vi yarmi Keggy G. 711 tarland
Ronald .J. McFarland, Husband Peggý J. McFarland, Wife
$oldsymbol{\omega}$.
ACKNOWLEDGMENT
STATE OF NEBRASKA) SS.
SCOTTS BLUFF COUNTY)
Before me, a Notary public, qualified and acting in said county,
personally came Ron Engelhaupt, 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.
WITHIESE MY HAND AND NOTABIAL SEAL this \ day of Oct 1999.
WITNESS MY HAND AND NOTARIAL SEAL this day of, 1999.
State of Mahracka
My Commission Expires: 2-112-00 A CENERAL MOTHER-State of Nebraska
My Comm. Exp. Febr. 16, 2000
<u>ACKNOWLEDGMENT</u>
STATE OF NEBRASKA)
SS. SCOTTS BLUFF COUNTY
Before me, a Notary public, qualified and acting in said county, personally came Ronald W. McFarland and Peggy J. McFarland, Husband and Wife, personally came Ronald W. McFarland and Peggy J. McFarland, Husband and Wife,
known to me to be the identical people who signed the foregoing "Owner's Statement" and acknowledged the execution thereof to be their voluntary act and deed.
WITNESS MY HAND AND NOTARIAL SEAL this day of, 1999.
WITNESS MY HAND AND NOTARIAL SEAL this day of, 1999.
Air Dep
My Commission Expires:
My Commission Expires: 2-1/2-00 A CENEAU, NOTARY-State of Nebraska Prepared by UTA DELCAMP Delcamp
My Commission Expires: 2-1/2-00 A CENERAL MOTARY-State of Nebraska Prepared by UTA DELCAMP By Cause Bo Febr. 16, 2000 Baker & Associate
My Commission Expires: 2-1/2-00 A CENERAL NOTARY-State of Nebraska Prepared by UTA DELCAMP Delcamp

APPROVAL BY PLANNING COMMISSION

The foregoing plat of LOTS 1 AND 2, BLOCK 4, SHADOW LANE ESTATES, A SUBDIVISION OF BLOCK 4, SHADOW LANE ESTATES, AN ADDITION IN THE CITY OF GERING, SCOTTS BLUFF COUNTY, NEBRASKA, was reviewed and approved by the Planning Commission of the City of Gering, Nebraska, and upon its recommendation, it is submitted to the City Council of the City of Gering, Nebraska, for final approval and acceptance.

Dated this 19th day of October , 1999.

for R.D. Ruswell, secretary

APPROVAL AND ACCEPTANCE BY CITY COUNCIL

The foregoing plat of LOTS 1 AND 2, BLOCK 4, SHADOW LANE ESTATES, A SUBDIVISION OF BLOCK 4, SHADOW LANE ESTATES, AN ADDITION IN THE CITY OF GERING, SCOTTS BLUFF COUNTY, NEBRASKA, was approved by the Mayor and City Council of the City of Gering, Nebraska, by Resolution duly passed this 8th day of November , 1999.

Attested: Parmela K. Richter, City Clerk

ACKNOWLEDGMENT

STATE OF NEBRASKA SCOTTS BLUFF COUNTY

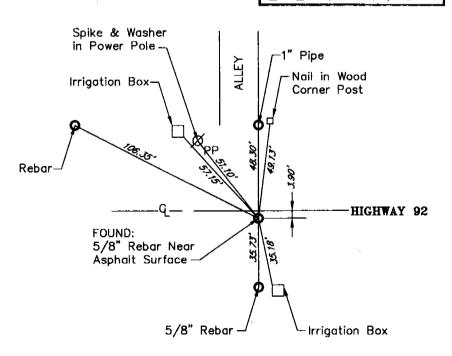
Before me, a Notary public, qualified and acting in said County, personally came Starr Lehl, Mayor of the City of Gering, Nebraska, known to me to be the identical person who signed the foregoing "Approval and Acceptance" and acknowledged the execution thereof to be her voluntary act and deed.

SS.

WITNESS MY HAND AND NOTARIAL SEAL this 8th day of Downser. 1999.

My Commission Expires:

GENERAL NOTARY-State of Nebraska ROSEMARIE D. RUSSELL My Comm. Exp. April 4, 2000



SOUTHEAST CORNER OF NORTHWEST QUARTER SECTION 1. TOWNSHIP 21 NORTH, RANGE 55 WEST

Not to Scale

Prepared by

& Associates Baker Planners Consultants Engineers Scottsbluff, Nebraska September, 1999 212