

ND 4 OF LOTS 1 AND 2 DIVISION

15

and 2, McGowan Subdivision,
7 North, Range 12 East of
aska and more particularly
-Way line of County Road
-rner of Lot 1, McGowan
-rdered in Washington County,
-ng) along the North line
-et; thence continuing
-an Subdivision as follows:

to a point on the Easterly
-ng said Right-Of-Way line
-he right an Arc distance
- N 78°05'44" E and a
- 1" E a distance of
- a 535.01 foot Radius
-o the Point Of Beginning

450.41' (R)
450.44' (M)

SURVEYOR'S CERTIFICATION:

I hereby certify that the Survey shown and described hereon was made under my direct supervision and that I am a duly Registered Land Surveyor under the laws of the State of Nebraska.

Richard L. Hansen
Richard L. Hansen
Registered Land Surveyor
Registration No. LS-382
Date: April 15, 1996
Client: Gerald Kemp
Job No. 96-048



COUNTY TREASURER'S CERTIFICATION:

This is to certify that I find no regular or special taxes due or delinquent against the property described in the Surveyor's Certification and embraced within this plat as shown by the Records of this office on this 15th day of April, A.D., 1996.

Kay A. Smith
Washington County Treasurer

COUNTY SURVEYOR'S REVIEW:

The Lot Split shown and described hereon was reviewed by the Washington County Surveyor's Office on this 16th day of April, A.D., 1996.

Richard L. Hansen
Washington County Surveyor

FILED
96 APR 17 AM 8:39
CHARLOTTE L. PETERSEN
WASHINGTON COUNTY CLERK
BLAIR NEBR

STATE OF NEBRASKA COUNTY OF WASHINGTON SS
I, CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING PLAT WAS FILED FOR RECORD IN MY OFFICE AT WASHINGTON, NEBRASKA, ON THIS 17th DAY OF APRIL, 1996, AT 8:39 A.M. AND IS CORRECTLY RECORDED IN BOOK 1417, PAGE 15.

Recorded _____
General _____
Number _____
Page _____

252
15

LOTS 3 AND 4 A LOT LINE CORRECTION OF LOTS 1 AND 2 MCGOWAN SUBDIVISION

LEGAL DESCRIPTION:

Lots 3 and 4, a Lot Line Correction of Lots 1 and 2, McGowan Subdivision, lying in the N $\frac{1}{2}$ of the SE $\frac{1}{4}$ of Section 4, Township 17 North, Range 12 East of the 6th Principal Meridian, Washington County, Nebraska and more particularly described as follows:
Beginning at a point on the Easterly Right-Of-Way line of County Road P-39, said point also being the Northwestern most corner of Lot 1, McGowan Subdivision, as said subdivision is platted and recorded in Washington County, Nebraska; thence N 89°24'13" E (Assumed Bearing) along the North line of said McGowan Subdivision a distance of 450.44 feet; thence continuing along the East, South, and West lines of said McGowan Subdivision as follows:
S 50°03'34" E a distance of 317.24 feet;
thence S 09°27'28" W a distance of 389.03 feet;
thence S 84°01'24" W a distance of 777.36 feet;
thence N 48°02'26" W a distance of 256.21 feet;
thence N 12°47'47" W a distance of 319.59 feet to a point on the Easterly Right-Of-Way line of said County Road; thence along said Right-Of-Way line as follows: along a 317.00 foot Radius Curve to the right an Arc distance of 12.54 feet, said Curve having a Chord Bearing of N 78°05'44" E and a Chord distance of 12.54 feet; thence N 79°21'02" E a distance of 103.65 feet to a point of Curvature; thence along a 535.01 foot Radius Curve to the left and Arc distance of 336.76 feet to the Point Of Beginning and containing 13.08 Acres more or less.

NOTE:
NEW CONSTRUCTION SHALL MEET
ALL BACK REQUIREMENTS AS PER

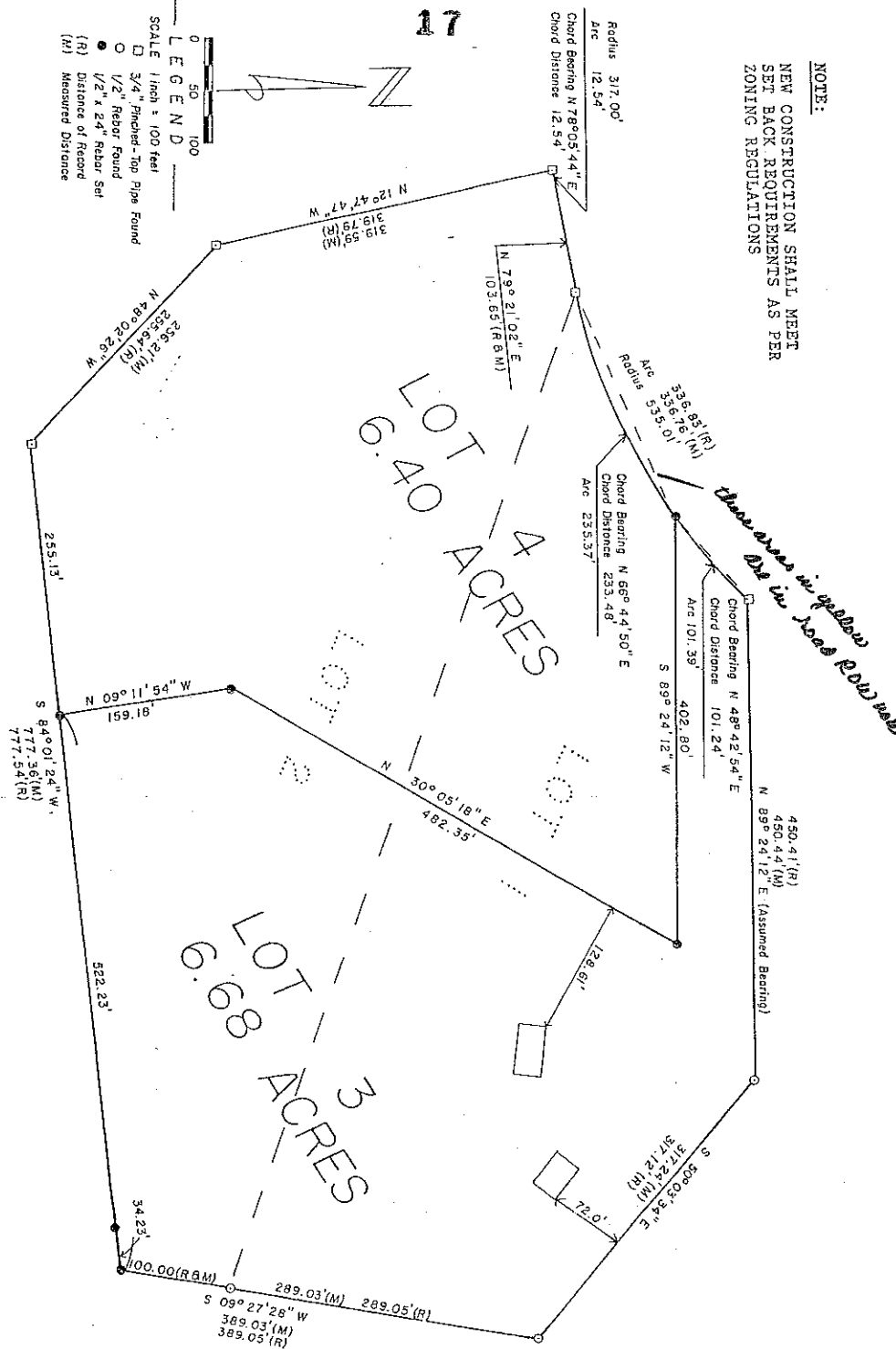
450.44'(R)
450.44'(W)

SURVEYOR'S

I here described h supervision Land Survey Nebraska.



NOTE:
 NEW CONSTRUCTION SHALL MEET
 SET BACK REQUIREMENTS AS PER
 ZONING REGULATIONS



hereon was reviewed by the Washington
County Surveyor's Office on this 6
day of April, A.D., 1996.

Richard L. Hansen
Washington County Surveyor

COUNTY PLANNING ADMINISTRATOR, AND CHAIRMAN OF

THE BOARD OF SUPERVISOR'S APPROVAL:

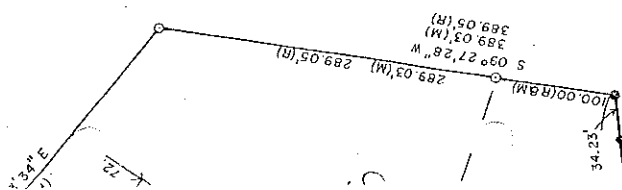
This Administrative Lot Line Adjustment Survey
has been reviewed for conformity with the Administrative
Adjustment Section 1.025.01 E of the County's Zoning
Regulations and is found to be in compliance.

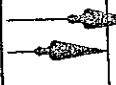
Date: 4-16-96

Doreen C. Coit
Washington County Planning Administrator

Date: 4-16-96

John J. [Signature]
Chairman of the Board of Supervisors of
Washington County



 BESCO	BLAIR ENGINEERING & SURVEYING CO. INC. 1570 Washington Street Blair, Nebraska 68008
	Blair (402)426-9414

hereon was reviewed by the Washington
County Surveyor's Office on this 6
day of April, A.D., 1996.

Richard A. Hansen
Washington County Surveyor

COUNTY PLANNING ADMINISTRATOR, AND CHAIRMAN OF

THE BOARD OF SUPERVISOR'S APPROVAL:

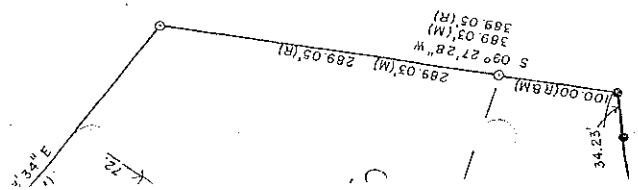
This Administrative Lot Line Adjustment Survey
has been reviewed for conformity with the Administrative
Adjustment Section 1.025.01 E of the County's Zoning
Regulations and is found to be in compliance.

Date: 4-16-96

Douglas C. Cook
Washington County Planning Administrator

Date: 4-16-96

John J. [Signature]
Chairman of the Board of Supervisors of
Washington County



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