

SURVEYOR'S CERTIFICATE

I hereby certify that I have accurately surveyed and staked the boundary of " PINE VIEW ACRES ", being a part of lot 14, located in the E1/2 of the NE1/4 of Section 24-T11N-R13E of the 6th P.M., Cass County, Nebraska, more fully described as follows:
 Referring to the E1/4 Corner of said Section 24; thence N 0°08'10" E. (assumed bearing), along the East line of the NE1/4, 427.67' to the true point of beginning; thence continuing N 0°08'10" E, 720.52'; thence N 88°23'38" W, 440.00'; thence S 0°08'10" W, 346.86'; thence following the arc of a 133.00' radius curve to the left, (non-tangent to the last described course), 138.70'. (the long chord bears S 30°00'42" W, 132.50'), to a point of tangent; thence S 0°08'10" W, 116.04' to a point of curve; thence following the arc of a 67.00' radius curve to the right, 105.05'. (the long chord bears S 45°03'11" W, 94.62), to a point of tangent; thence S 89°58'12" W, 292.50' to a point of curve; thence following the arc of a 25.00' radius curve to the right, 32.31'. (the long chord bears N 53°00'15" W, 30.11'), to a point of reverse curve; thence following the arc of a 66.00' radius curve to the left, 292.65'. (the long chord bears S 36°59'51" W, 105.38'), to a point of tangent; thence S 89°58'12" W, 383.83'; thence S 0°00'46" W, 420.35'; thence S 45°00'31" E, 42.41'; thence N 89°58'12" E, 943.81'; thence N 2°19'54" W, 450.71'; thence S 86°37'21" E, 381.54' to the point of beginning. Contains a calculated area of **18.61 Acres**, more or less.

Signed this 3rd day of June, 2004.

Charles P. Jordan
CHARLES P. JORDAN LS 420

PLAT APPROVAL

KNOW ALL MEN BY THESE PRESENTS:

that I/w/c,

Sheryl Oviatt

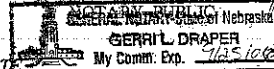
being the sole owner(s) of the tract of land described within the Surveyor's Certificate, do hereby approve of " PINE VIEW ACRES ", being subdivided from my/our property, as shown on this plat. We do grant 10' wide easements each side of all lot lines. Deer Run Lane, is a 66' wide right of way and a 66' radius cul-de-sac, and is a permanent easement for ingress and egress purposes. This subdivision is also subject to any and all easements, covenants and restrictions of record, as of the last date shown hereon.

Sheryl Oviatt

ACKNOWLEDGEMENT OF NOTARY

STATE OF Ne)
) ss
 COUNTY OF Cass)
 On this 11th day of June, 2004, before me, a notary public, duly commissioned, and qualified in and for said County, did appear Sheryl Oviatt
 who is/are personally known by me to be the identical person(s) whose name(s) appears on this plat, and he/she/they did acknowledge his/her/their execution of the foregoing Plat Approval to be his/her/their voluntary act and deed.
 Witness my hand and official seal the date last aforesaid.

My commission expires 9/25/06



This is to certify that I find no regular or special taxes due against the property described within the Surveyor's certificate and embraced within this plat, as shown by the records of this office, this 11th day of June, 2004.

Richard Wassinger
RICHARD WASSINGER, CO. TREASURER

APPROVAL OF CASS COUNTY BOARD OF COMMISSIONERS

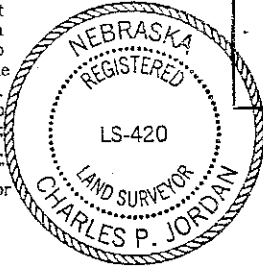
This plat of " PINE VIEW ACRES ", is hereby approved by the Board of Commissioners of Cass County, Nebraska, this day of June, 2004.

ATTEST:

Barbara E. Wohlert Robert W. Clancy
BARBARA E. WOHLERS, CLERK **ROBERT CLANCY, Chairman**
APPROVAL OF CASS COUNTY PLANNING BOARD

This plat of " PINE VIEW ACRES ", is hereby approved by the Planning Board of the Cass County, Nebraska, this 8th day of June, 2004.

Marlene Olsen
 Secretary - Recording



FILED

AUG 03 2004

CASS COUNTY SURVEYOR'S OFFICE

Tax Lot 25

COVENANTS:

1). See separate documents, prepared by the property owners of the tract of land as described within the Surveyor's Certificate, to be filed along with and at the same time as this plat, in the Cass County Register of Deeds

GENERAL NOTES:

Owners of property within the boundaries of " PINE VIEW ACRES " agree to contribute to the maintenance of the ingress and egress easement, (Deer Run Lane).

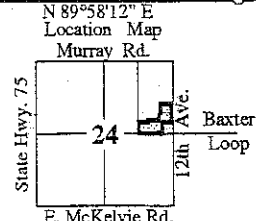
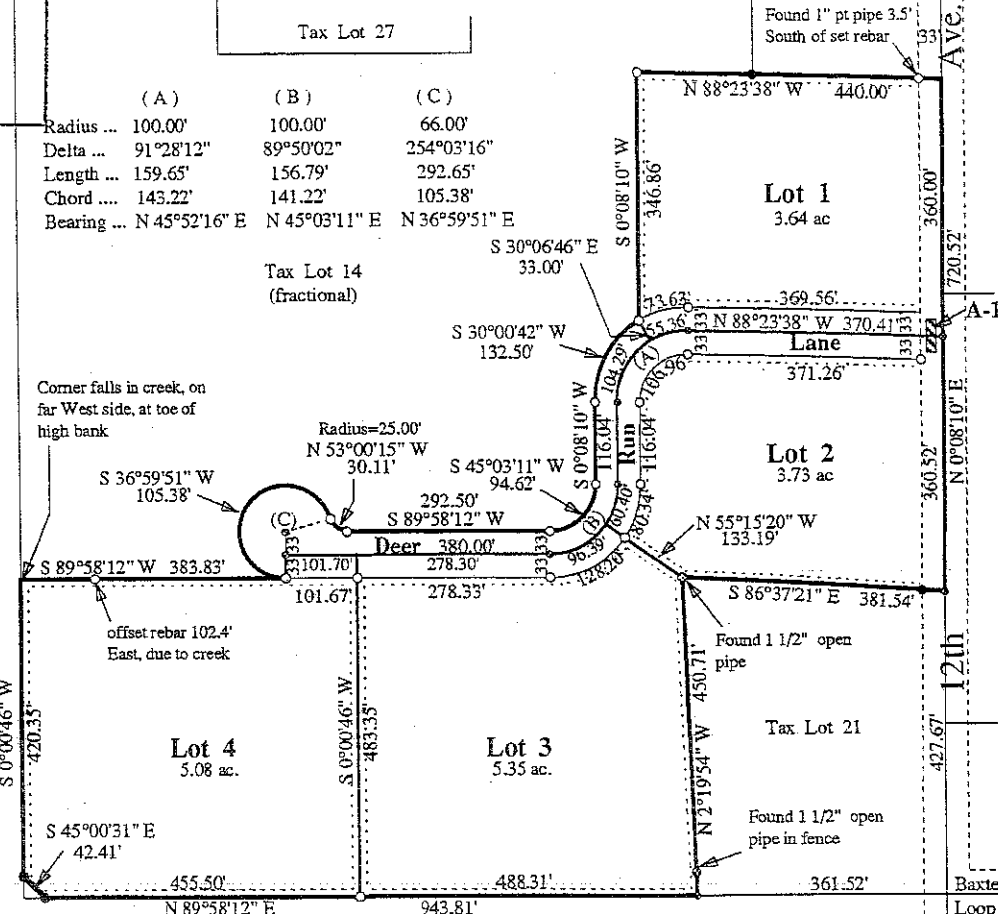
Distances on curve are arc, not chord.

North

0' 100' 200'
 Scale 1" = 200'
 P=Plat distance
 M=Measured dist.
 R=Record dist.
 C=Computed dist.
 ● = Found rebar
 ○ = Found 1 1/2" pipe
 ○ = Set 5/8" x 24" rebar
 w/LS-Cap 420 (plastic)

" Pine View Acres "

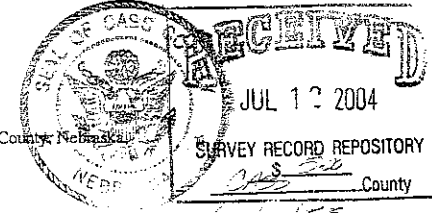
a MINOR SUBDIVISION being a part of Lot 14, located in the E1/2 of the NE1/4 of Section 24-T11N-R13E of the 6th P.M., Cass County, Nebraska Tax Lot 16



A-1 NOTE: As per letter dated April 9, 2004, a 10'x20' concrete slab must be constructed and in place, before any building permits are issued. Cass County dept. of Roads



JORDAN SURVEYING COMPANY
 LAND SURVEYORS
 PLATTSMOUTH, NEBRASKA 68048 (402) 296-3750
 Drawn by: Charles Jordan 2-27-04
 Project No. 010704
 Field Book-page 41,01
 Disc 100 Final Plat
Oviatt



ATTACHED IN A STATE OF NEBRASKA