



LEGAL DESCRIPTION:

PART OF THE NW 1/4 NE 1/4 AND ALL OF TAX LOT 9 LYING IN SECTION 25, TOWNSHIP 17 NORTH, RANGE 11 EAST OF THE 6th P.M., WASHINGTON COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE NE 1/4 NE 1/4 OF SAID SECTION 25, T 17 N, R 11 E, SAID POINT ALSO BEING THE NORTHWEST CORNER OF SAID TAX LOT 9; THENCE S 90°00' E (ASSUMED BEARING) ALONG THE NORTH LINE OF SAID NE 1/4 NE 1/4 A DISTANCE OF 331.43 FEET TO THE NORTHEAST CORNER OF SAID TAX LOT 9; THENCE S 00°09'03" E A DISTANCE OF 1321.04 FEET TO THE SOUTHEAST CORNER OF SAID TAX LOT; THENCE N 89°56'28" W ALONG THE SOUTH LINE OF SAID TAX LOT ALSO BEING THE SOUTH LINE OF SAID NE 1/4 NE 1/4 A DISTANCE OF 330.71 FEET; THENCE N 89°55'00" W ALONG THE SOUTH LINE OF THE NW 1/4 NE 1/4 OF SAID SECTION A DISTANCE OF 236.03 FEET; THENCE N 13°20'04" W A DISTANCE OF 473.58 FEET; THENCE S 89°53'18" W A DISTANCE OF 32.70 FEET; THENCE N 00°09'03" W A DISTANCE OF 859.56 FEET TO A POINT ON THE NORTH LINE OF SAID NW 1/4 NE 1/4; THENCE N 89°59'31" E ALONG SAID NORTH LINE A DISTANCE OF 376.03 FEET TO THE POINT OF BEGINNING; AND CONTAINING 20.53 ACRES, MORE OR LESS.

SURVEYOR'S CERTIFICATION:

I, THE UNDERSIGNED REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED THE PLAT OF "GYLDEN BAKKE ESTATES" AS SHOWN AND DESCRIBED HEREON; AND HAVE SET IRON PINS ON ALL LOT CORNERS IN SAID SUBDIVISION. I FURTHER CERTIFY 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: MAY 1, 1991



DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT: BERNARD GALE OLESON, OWNER AND PROPRIETOR OF THE TRACT OF LAND SHOWN AND DESCRIBED HEREON, HAS CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, AND STREETS, NUMBERED AND NAMED AS SHOWN, AND SAID SUBDIVISION TO BE HEREAFTER KNOWN AS "GYLDEN BAKKE ESTATES"; AND THAT SAID OWNER AND PROPRIETOR DOES HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS AS SHOWN HEREON.

IN WITNESS WHEREOF, SAID OWNER AND PROPRIETOR HAS CAUSED THESE PRESENTS TO BE SIGNED THIS 31 DAY OF May, A.D., 1991.

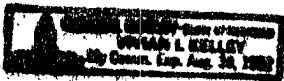
*Bernard Gale Oleson*  
BERNARD GALE OLESON

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)  
WASHINGTON COUNTY) ss

ON THIS 31<sup>st</sup> DAY OF May, A.D., 1991, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY APPEARED THE AFORESAID PARTY, BERNARD GALE OLESON, WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE FOREGOING INSTRUMENT; AND HE ACKNOWLEDGES THE SIGNING OF SAID INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL AT BLAIR, NEBRASKA, IN SAID COUNTY, THE DATE LAST AFORESAID.



*William J. Kelley*  
NOTARY PUBLIC

My Commission Expires the 30<sup>th</sup> day of August, 1992.

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 CERTIFICATE AND EMBRACED WITHIN THIS PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE.

DATE: July 10, 1991

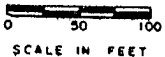
*Paul J. Erwin*  
WASHINGTON COUNTY TREASURER

WASHINGTON COUNTY PLANNING COMMISSION APPROVAL:

THIS PLAT OF "GYLDEN BAKKE ESTATES" WAS APPROVED BY THE WASHINGTON COUNTY PLANNING COMMISSION ON THIS June 6, A.D., 1991.

CHAIRMAN

515  
S



Subdivisional Corner Found (See Ties)

Set 1/2" x 20" Rebar

SET BACK LINES

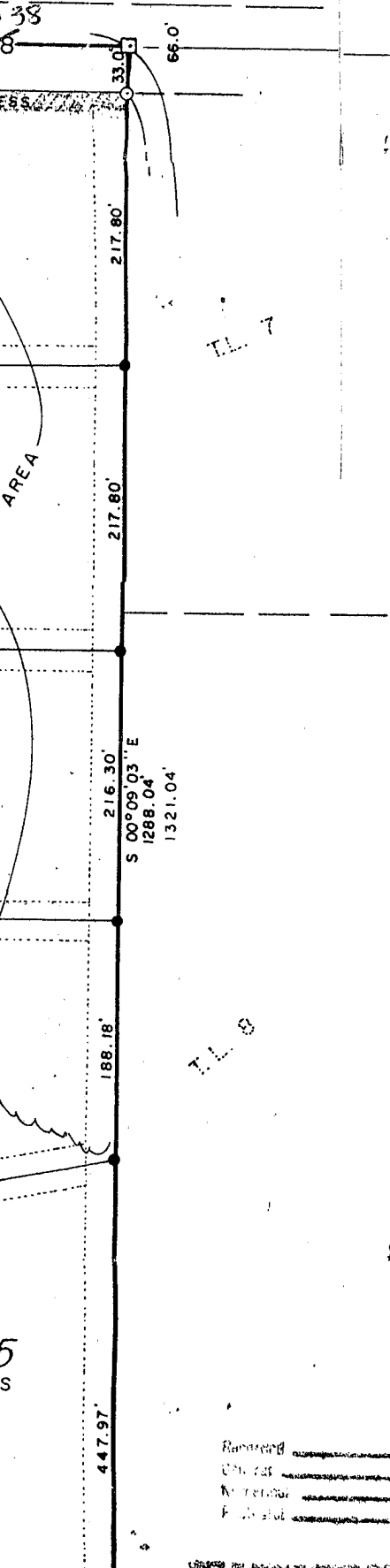
Front 35'

Rear 25'

Side 7'

Found 5/8" Open-top Pipe

Found 1/2" Rebar

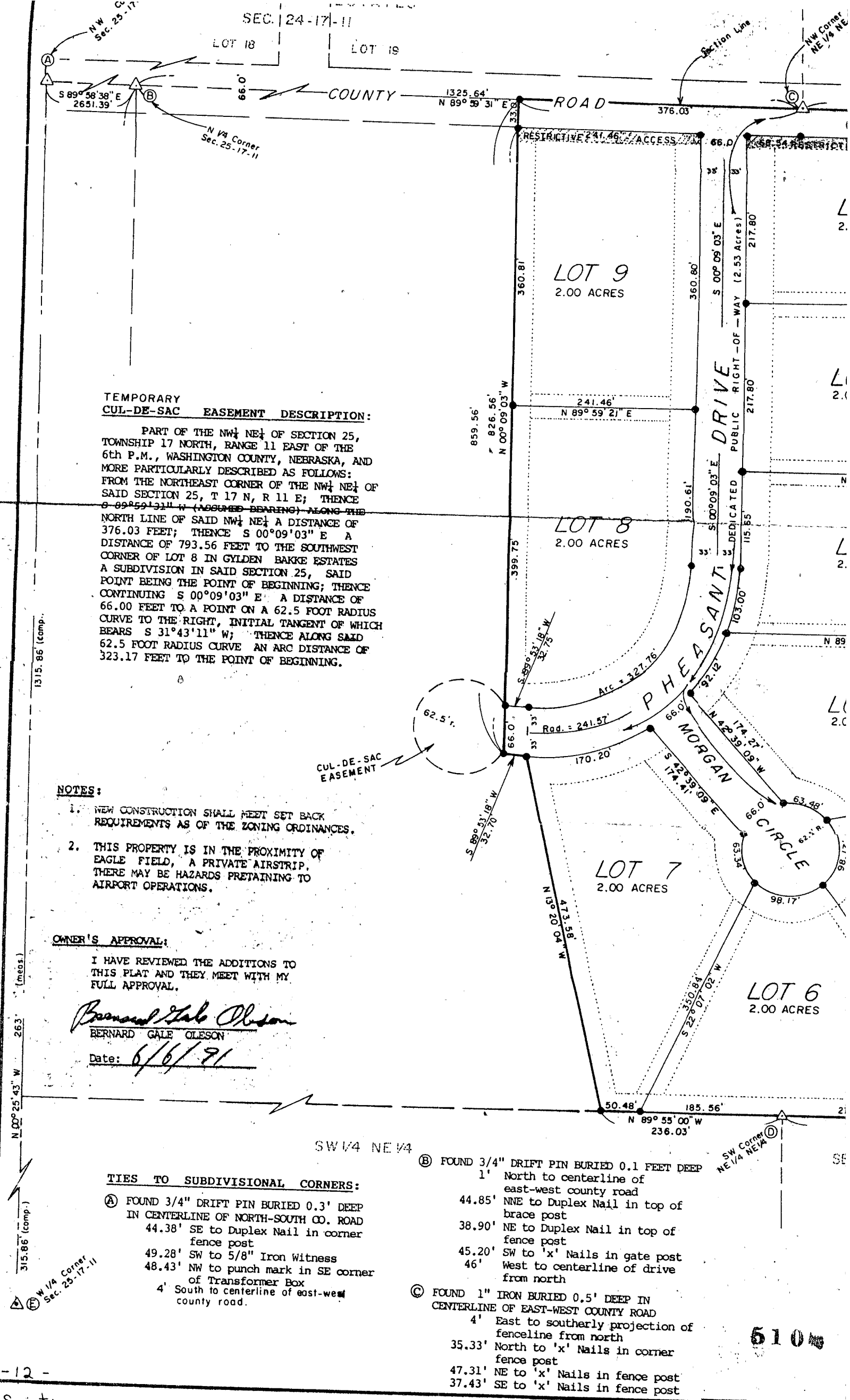


AREA

S

Planned  
City  
County  
State

2095  
1991



**TEMPORARY CUL-DE-SAC EASEMENT DESCRIPTION:**

PART OF THE NW 1/4 NE 1/4 OF SECTION 25, TOWNSHIP 17 NORTH, RANGE 11 EAST OF THE 6th P.M., WASHINGTON COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHEAST CORNER OF THE NW 1/4 NE 1/4 OF SAID SECTION 25, T 17 N, R 11 E; THENCE S 89° 59' 31" W (ASSUMED BEARING) ALONG THE NORTH LINE OF SAID NW 1/4 NE 1/4 A DISTANCE OF 376.03 FEET; THENCE S 00° 09' 03" E A DISTANCE OF 793.56 FEET TO THE SOUTHWEST CORNER OF LOT 8 IN GYLDEN BAKKE ESTATES A SUBDIVISION IN SAID SECTION 25, SAID POINT BEING THE POINT OF BEGINNING; THENCE CONTINUING S 00° 09' 03" E A DISTANCE OF 66.00 FEET TO A POINT ON A 62.5 FOOT RADIUS CURVE TO THE RIGHT, INITIAL TANGENT OF WHICH BEARS S 31° 43' 11" W; THENCE ALONG SAID 62.5 FOOT RADIUS CURVE AN ARC DISTANCE OF 323.17 FEET TO THE POINT OF BEGINNING.

**NOTES:**

1. NEW CONSTRUCTION SHALL MEET SET BACK REQUIREMENTS AS OF THE ZONING ORDINANCES.
2. THIS PROPERTY IS IN THE PROXIMITY OF EAGLE FIELD, A PRIVATE AIRSTRIP. THERE MAY BE HAZARDS PERTAINING TO AIRPORT OPERATIONS.

**OWNER'S APPROVAL:**

I HAVE REVIEWED THE ADDITIONS TO THIS PLAT AND THEY MEET WITH MY FULL APPROVAL.

*Bernard Gale Oleson*  
 BERNARD GALE OLESON

Date: 6/6/91

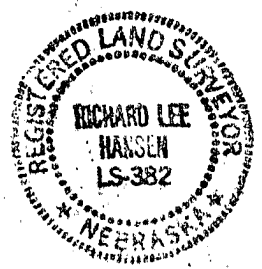
**TIES TO SUBDIVISIONAL CORNERS:**

- Ⓐ FOUND 3/4" DRIFT PIN BURIED 0.3' DEEP IN CENTERLINE OF NORTH-SOUTH CO. ROAD
  - 44.38' SE to Duplex Nail in corner fence post
  - 49.28' SW to 5/8" Iron Witness
  - 48.43' NW to punch mark in SE corner of Transformer Box
  - 4' South to centerline of east-west county road.

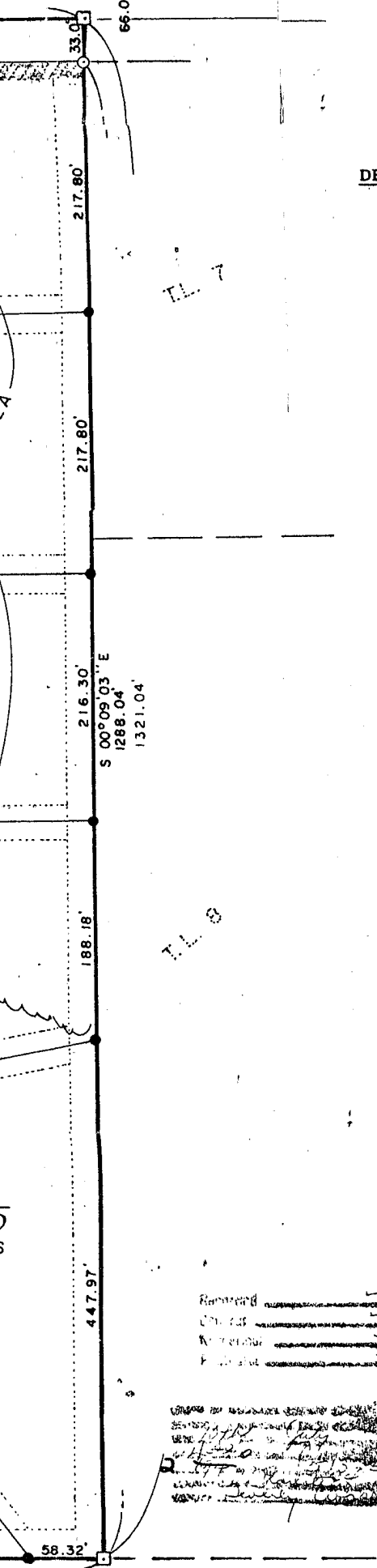
- Ⓑ FOUND 3/4" DRIFT PIN BURIED 0.1 FEET DEEP
  - 1' North to centerline of east-west county road
  - 44.85' NNE to Duplex Nail in top of brace post
  - 38.90' NE to Duplex Nail in top of fence post
  - 45.20' SW to 'x' Nails in gate post
  - 46' West to centerline of drive from north
- Ⓒ FOUND 1" IRON BURIED 0.5' DEEP IN CENTERLINE OF EAST-WEST COUNTY ROAD
  - 4' East to southerly projection of fence line from north
  - 35.33' North to 'x' Nails in corner fence post
  - 47.31' NE to 'x' Nails in fence post
  - 37.43' SE to 'x' Nails in fence post

510

SET BACK LINES  
 Front 35'  
 Rear 25'  
 Side 7'  
 Found 5/8" Open-top Pipe  
 Found 1/2" Rebar



*Richard L. Hansen*  
 RICHARD L. HANSEN  
 REGISTERED LAND SURVEYOR  
 REGISTRATION NO. LS-382  
 DATE: MAY 1, 1991



**DEDICATION:**

KNOW ALL MEN BY THESE PRESENTS THAT: BERNARD GALE OLESON, OWNER AND PROPRIETOR OF THE TRACT OF LAND SHOWN AND DESCRIBED HEREOF, HAS CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, AND STREETS, NUMBERED AND NAMED AS SHOWN, AND SAID SUBDIVISION TO BE HEREAFTER KNOWN AS "GYLDEN BAKKE ESTATES"; AND THAT SAID OWNER AND PROPRIETOR DOES HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS AS SHOWN HEREOF.

IN WITNESS WHEREOF, SAID OWNER AND PROPRIETOR HAS CAUSED THESE PRESENTS TO BE SIGNED THIS 31 DAY OF May, A.D., 1991.

*Bernard Gale Oleson*  
 BERNARD GALE OLESON

**ACKNOWLEDGEMENT:**

STATE OF NEBRASKA)  
 WASHINGTON COUNTY) ss

ON THIS 31<sup>st</sup> DAY OF May, A.D., 1991, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY APPEARED THE AFORESAID PARTY, BERNARD GALE OLESON, WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE FOREGOING INSTRUMENT; AND HE ACKNOWLEDGES THE SIGNING OF SAID INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL AT BLAIR, NEBRASKA, IN SAID COUNTY, THE DATE LAST AFORESAID.



*William J. Kelley*  
 NOTARY PUBLIC

My Commission Expires the 30<sup>th</sup> day of August, 1992.

**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 CERTIFICATE AND EMBRACED WITHIN THIS PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE.

DATE: July 10, 1991  
*Saul E. Evers*  
 WASHINGTON COUNTY TREASURER

**WASHINGTON COUNTY PLANNING COMMISSION APPROVAL:**

THIS PLAT OF "GYLDEN BAKKE ESTATES" WAS APPROVED BY THE WASHINGTON COUNTY PLANNING COMMISSION ON THIS      DAY OF June (6) A.D., 1991.

CHAIRMAN

**WASHINGTON COUNTY BOARD OF SUPERVISORS ACCEPTANCE:**

THIS PLAT OF "GYLDEN BAKKE ESTATES" WAS APPROVED BY THE WASHINGTON COUNTY BOARD OF SUPERVISORS ON THIS 9<sup>th</sup> DAY OF July, A.D., 1991.



*Charlotte L. Peterson*  
 WASHINGTON COUNTY CLERK

*John Kelly*  
 BOARD CHAIRMAN

FOUND 5/8" IRON IN EAST-WEST FENCELINE  
 4.15' East to 'x' Nails in fence post  
 6.55' West to 'x' Nails in fence post

FOUND GRANITE WITH IRON PIPE 0.15' EAST BURIED 0.5' DEEP  
 3' West to centerline of north-south county road  
 32.80' East to Duplex Nails in north gate post  
 38.62' SE to Duplex Nails in south gate post  
 33.47' West to 'x' Nails in corner post

	<b>BESCO</b>
	<b>BLAIR ENGINEERING &amp; SURVEYING CO. INC.</b> 1570 Washington Street P.O. Box 100 Blair, Nebraska 68008 Blair (402)426-9414