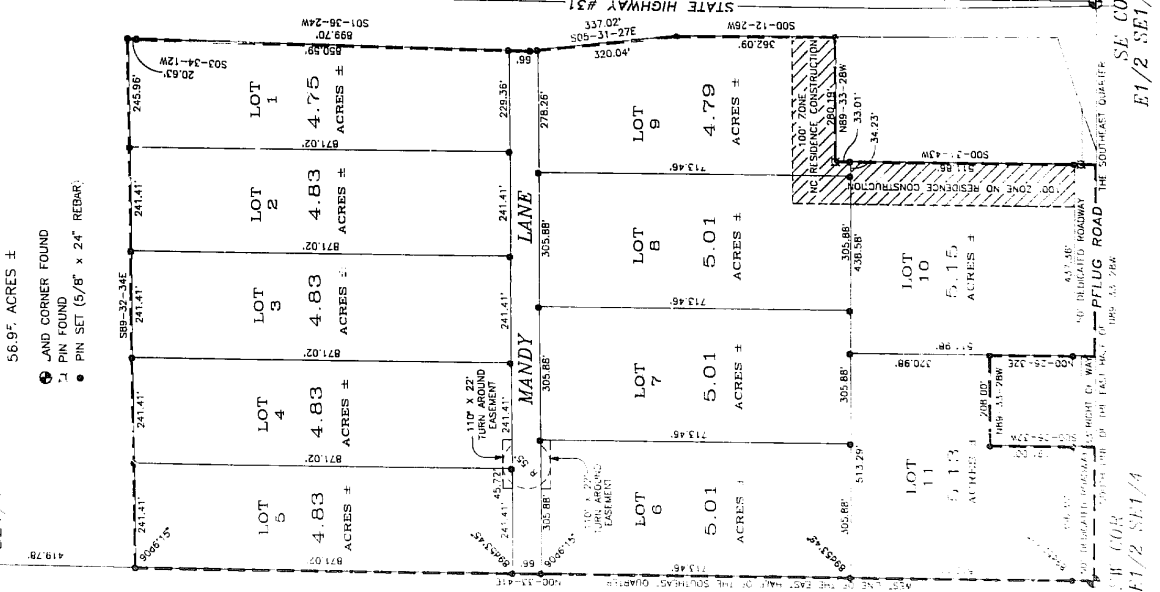


SEVEN HILLS ESTATES

A SUBDIVISION IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 23, T 13 N, R 10 E OF THE SIXTH PRINCIPAL MERIDIAN, SARY COUNTY, NEBRASKA

94-11553

NE COR E1/2 SE1/4
 NW COR E1/2 SE1/4
 SCALE 1" = 200'
 TOTAL AREA 56.97 ACRES ±
 LAND CORNER FOUND
 PIN FOUND
 PIN SET (5/8" x 24" REBAR)



VICINITY SKETCH
 R 10 E
 T 13 N
 SECTION 23
 SECTION 24
 SECTION 25
 SECTION 26
 SECTION 27
 SECTION 28
 SECTION 29

PLAT PREPARED BY
 BOBIE AUSTIN L.S. 309

AUSTIN SURVEYING
 1145 N LINDEN
 WABCO NE 68066

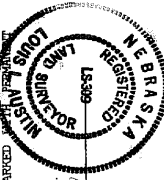
PERMETER DESCRIPTION:

A TRACT OF LAND IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 13 NORTH, RANGE 10 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SARY COUNTY, NEBRASKA, BEING MORE PARTICULARLY SHOWN ON THE SURVEY PLAT OF THE SEVEN HILLS ESTATES, BEING A POINT ON THE SOUTH LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 23, SAID POINT BEING 345.76 FEET WESTERLY FROM THE SOUTHWEST CORNER THEREOF, THENCE N89-33-28W (ASSUMED BEARINGS) ON THE SOUTH LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER A DISTANCE OF 437.24 FEET; THENCE N00-26-32E A DISTANCE OF 241.00 FEET; THENCE N89-33-28W A DISTANCE OF 208.00 FEET; THENCE S00-25-32W A DISTANCE OF 241.00 FEET TO A POINT ON THE SOUTH LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER; THENCE N89-33-28W, ON SAID SOUTH LINE, A DISTANCE OF 306.46 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER; THENCE N00-33-41E ON THE WEST LINE OF SAID EAST HALF A DISTANCE OF 222.59 FEET; THENCE HIGHWAY #31; THENCE S02-34-42W A DISTANCE OF 66.42 FEET; THENCE N00-13-43W CONTINUING ON SAID HIGHWAY #31 A DISTANCE OF 20.43 FEET; THENCE CONTINUING ON SAID HIGHWAY #31, S01-36-24W A DISTANCE OF 899.70 FEET; THENCE CONTINUING ON SAID HIGHWAY #31, S05-31-27E A DISTANCE OF 357.02 FEET; THENCE CONTINUING ON SAID HIGHWAY #31, S00-12-26W A DISTANCE OF 362.09 FEET; THENCE N89-33-28W A DISTANCE OF 280.19 FEET; THENCE S00-34-43W A DISTANCE OF 594.87 FEET TO THE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE:

I LOUIS L. AUSTIN, A REGISTERED LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED THE SEVEN HILLS ESTATES, LOCATED IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 13 NORTH, RANGE 10 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SARY COUNTY, NEBRASKA, AND THAT ALL CORNERS OF THE LOTS CONTAINED THEREIN ARE MARKED WITH PERMANENT MONUMENTS.

SIGNED THIS 17th DAY OF May, 1994
 Louis L. Austin - L.S. 309



CERTIFICATIONS:

SARY COUNTY TREASURER CERTIFICATION:
 THIS IS TO CERTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S PERMETER DESCRIPTION AND EMPHATICALLY ENJOINED IN THIS PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE THIS DAY OF May, 1994.

TREASURER'S CERTIFICATION
 IS ONLY VALID UNTIL
 DECEMBER 30th OF THIS YEAR

Joe Vlastadt
 SARY COUNTY TREASURER

SARY COUNTY REGISTER OF DEEDS:

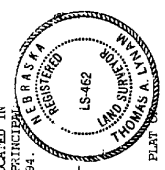
I HEREBY CERTIFY THAT AFTER CAREFUL EXAMINATION OF THE DEED RECORDS I FIND NO OTHER NAMES ON THE TITLE OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S PERMETER DESCRIPTION EXCEPT THOSE WHICH APPEAR IN THE DEDICATION AS OF THIS DAY OF May, 1994.

SARY COUNTY REGISTER OF DEEDS:
 SIGNED THIS 20th DAY OF May, 1994

APPROVALS:

SARY COUNTY SURVEYOR:
 I HEREBY APPROVE THE NUMBERING OF LOTS IN "SEVEN HILLS ESTATES", LOCATED IN SECTION 23, TOWNSHIP 13 NORTH, RANGE 10 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SARY COUNTY, NEBRASKA, THIS 17th DAY OF May, 1994.

SARY COUNTY BUILDING INSPECTOR:
 I HAVE EXAMINED THE DATA CONTAINED HEREIN AND DO HEREBY APPROVE THIS PLAT OF "SEVEN HILLS ESTATES", THIS 17th DAY OF May, 1994.



SARY COUNTY PLANNING COMMISSION:

THE SARY COUNTY PLANNING COMMISSION HEREBY APPROVES THE PLATTING OF "SEVEN HILLS ESTATES", ON THIS 22nd DAY OF April, 1994.

CHAIRMAN SARY COUNTY BOARD:
 Donald E. Meyer

SECRETARY, SARY CO. PLANNING COMMISSION
 Bernadette Allison

STATE OF NEBRASKA)
 COUNTY OF SARY) SS

ON THIS 22nd DAY OF May, 1994, BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, QUALIFIED IN SAID COUNTY, VONNE B. MAQUARDT AND BERNADETTE A. ALLISON, KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING PLAT AND DEDICATION, ACKNOWLEDGE THE EXECUTION OF THE SAME TO BE THEIR VOLUNTARY ACT AND DEED.



MY COMMISSION EXPIRES: 94-11553