

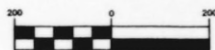
BOUNDARY SURVEY

GOV'T. LOT 1 AND PART OF LOT 2,
 NE1/4 35-13-13, CASS CO., NEBRASKA.

Hill-Farrell Associates, Inc.
 Engineers, Land Surveyors, Land Planners
 1008 Lincoln Rd., Bellevue, NE 68005 402-291-6100

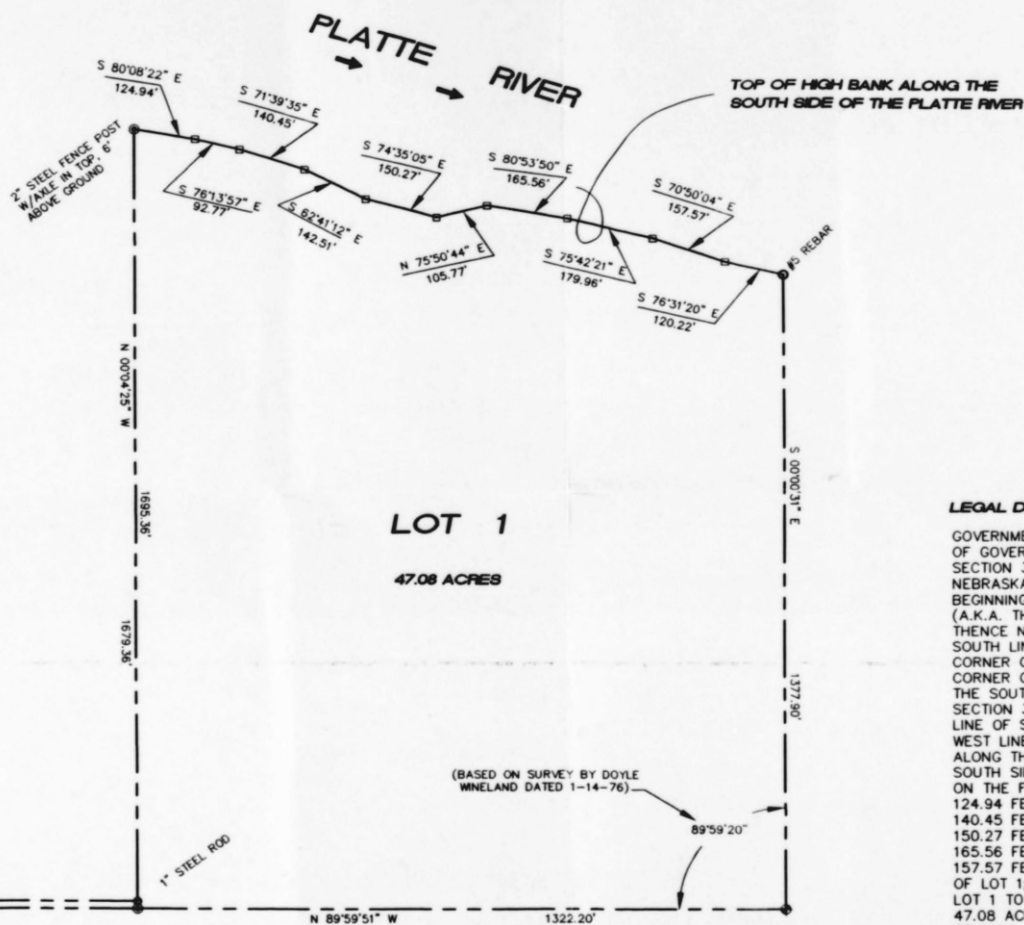


PROJECT NO.
 97-094
 SHEET NO.
 1 OF 1



1 inch = 200 ft.

- ⊕ = SECTION CORNER FOUND
- ⊙ = PROPERTY CORNER FOUND
- = CORNER SET (NO. 5 REBAR)
- = MEANDER CORNER (NO MONUMENT SET)



LEGAL DESCRIPTION:

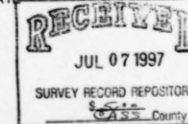
GOVERNMENT LOT 1, TOGETHER WITH THE SOUTH SIXTEEN FEET (16') OF GOVERNMENT LOT 2, ALL IN THE NORTHEAST ONE-QUARTER OF SECTION 35, T 13 N, R 13 E OF THE SIXTH P.M., CASS COUNTY, NEBRASKA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE EAST ONE QUARTER CORNER OF SAID SECTION 35 (A.K.A. THE SOUTHWEST CORNER OF SAID GOVERNMENT LOT 1), THENCE N89°59'51"W (ASSUMED BEARING) 1322.20 FEET ALONG THE SOUTH LINE OF SAID NORTHEAST ONE-QUARTER TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE S89°58'50"W 1321.99 FEET ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 2 TO THE CENTER OF SECTION 35; THENCE N00°00'00"W 16.00 FEET ALONG THE WEST LINE OF SAID LOT 2; THENCE N89°58'50"E 1321.97 FEET TO THE WEST LINE OF SAID LOT 1; THENCE N00°04'25"W 1679.36 FEET ALONG THE WEST LINE OF LOT 1 TO THE HIGH BANK ALONG THE SOUTH SIDE OF THE PLATTE RIVER; THENCE ALONG SAID HIGH BANK ON THE FOLLOWING TEN (10) DESCRIBED COURSES: (1) S80°08'22"E 124.94 FEET; (2) S76°13'57"E 92.77 FEET; (3) S71°39'35"E 140.45 FEET; (4) S62°41'12"E 142.51 FEET; (5) S74°35'05"E 150.27 FEET; (6) N75°50'44"E 105.77 FEET; (7) S80°53'50"E 165.56 FEET; (8) S75°42'21"E 179.96 FEET; (9) S70°50'04"E 157.57 FEET; (10) S76°31'20"E 120.22 FEET TO THE EAST LINE OF LOT 1; THENCE S00°00'00"E 1377.90 FEET ALONG THE EAST OF LOT 1 TO THE POINT OF BEGINNING. DESCRIBED TRACT CONTAINS 47.08 ACRES, MORE OR LESS, INCLUDING ANY ACCRETION TO THE ORIGINAL GOVERNMENT LOT 1, AND DOES NOT INCLUDE ANY INTEREST IN THE EXISTING BED OF THE PLATTE RIVER ADJACENT THERETO.

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT THIS PLAT, MAP, SURVEY OR REPORT WAS MADE BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION, AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA.

GARY S. JENSEN, L.S. 478

6-12-97 DATE



CENTER SECTION 35-13-13
 FOUND NO. 5 REBAR 0.4" DEEP
 36.00' W. TO "X" NAILS IN FE POST
 58.50' N.W. TO "X" NAILS IN PWR. POLE
 38.30' N.E. TO "X" NAILS IN WOOD POST
 53.20' S.E. TO "X" NAILS IN RR TIE POST
 2.5' W. TO CENTERLINE OF BEACH ROAD

EAST 1/4 CORNER SECTION 35-13-13
 FOUND 1" O.T. PIPE 0.5' DEEP
 0.84' S.E. TO "X" NAILS IN COR. FE. POST
 21.45' W. TO "X" NAILS IN TEL. WARNING POLE
 13.40' N.E. TO "X" NAILS IN FENCE POST