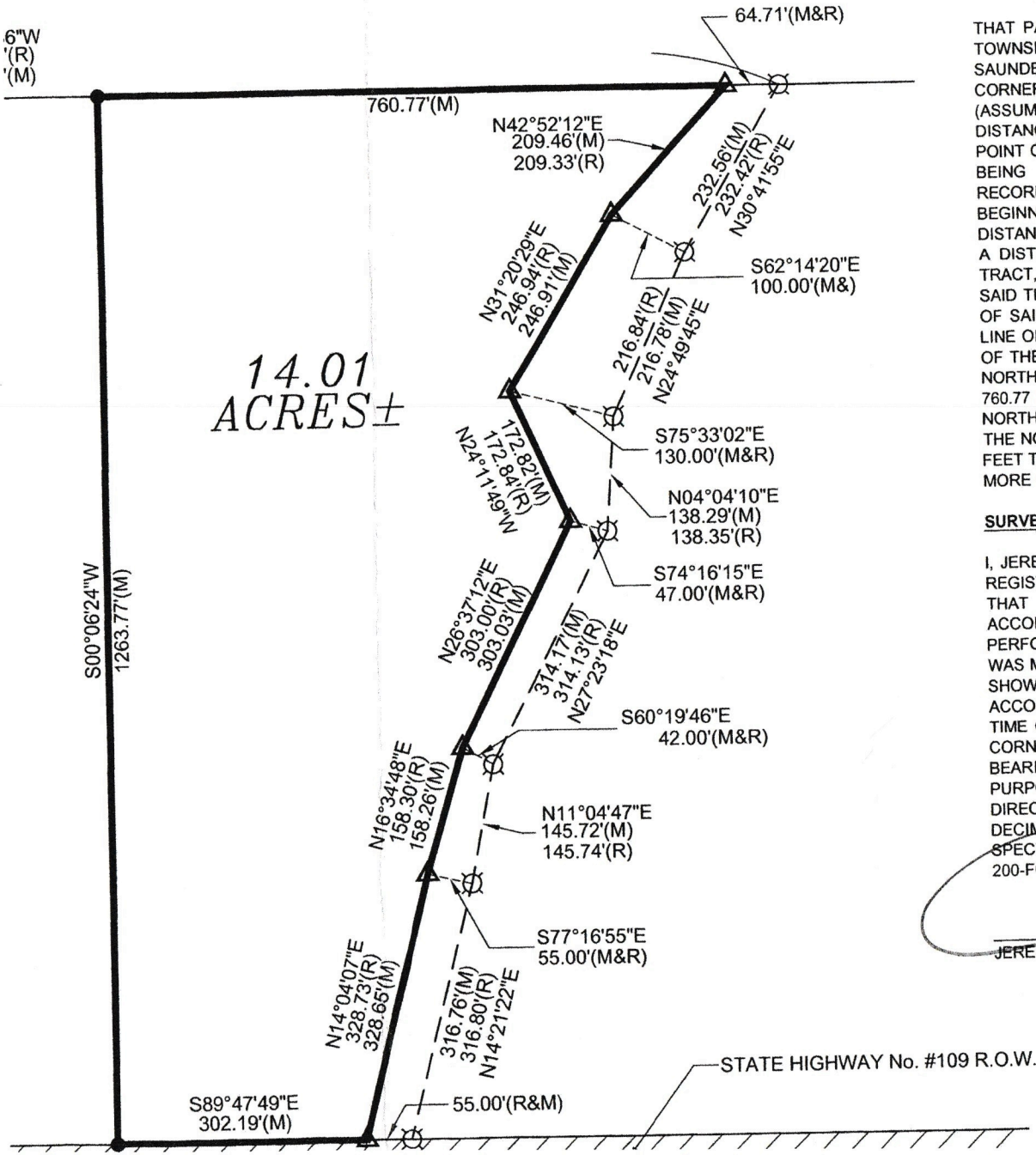


**LEGAL DESCRIPTION:**

THAT PART OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SAUNDERS COUNTY, NEBRASKA, DESCRIBED AS COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 33, THENCE N89°53'44"W, (ASSUMED BEARING), ON THE SOUTH LINE OF THE SOUTHEAST QUARTER, A DISTANCE OF 1260.17 FEET; THENCE N14°04'07"E, A DISTANCE OF 59.25 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF STATE HIGHWAY No. 109, SAID POINT BEING THE SOUTHWEST CORNER OF THE TRACT CONVEYED BY THE DEED RECORDED IN DEED BOOK 444, PAGE 661, SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE CONTINUING N14°04'07"E, ON THE WEST LINE OF SAID TRACT, A DISTANCE OF 328.73 FEET; THENCE N16°34'48"E, ON THE WEST LINE OF SAID TRACT, A DISTANCE OF 158.26 FEET; THENCE N26°37'12"E, ON THE WEST LINE OF SAID TRACT, A DISTANCE OF 303.03 FEET; THENCE N24°11'49"W, ON THE WEST LINE OF SAID TRACT, A DISTANCE OF 172.82 FEET; THENCE N31°20'29"E, ON THE WEST LINE OF SAID TRACT, A DISTANCE OF 246.91 FEET; THENCE N42°52'12"E, ON THE WEST LINE OF SAID TRACT, A DISTANCE OF 209.33 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHEAST QUARTER; THENCE N89°53'36"W, ON THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHEAST QUARTER, A DISTANCE OF 760.77 FEET; THENCE S00°06'24"W, A DISTANCE OF 1263.77 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF STATE HIGHWAY No. 109; THENCE S89°47'49"E, ON THE NORTH RIGHT-OF-WAY LINE OF STATE HIGHWAY No. 109, A DISTANCE OF 302.19 FEET TO THE POINT OF BEGINNING; CONTAINING A COMPUTED AREA OF 14.01 ACRES MORE OR LESS.

**SURVEYOR'S CERTIFICATE:**

I, JEREMY A. CHARLES, NEBRASKA PROFESSIONAL LAND SURVEYOR No. 618, DULY REGISTERED UNDER THE LAND SURVEYOR'S REGULATION ACT, DO HEREBY STATE THAT I HAVE PERFORMED A SURVEY OF THE LAND DEPICTED ON THE ACCOMPANYING PLAT; THAT SAID PLAT IS A TRUE DELINEATION OF SAID SURVEY PERFORMED PERSONALLY OR UNDER MY DIRECT SUPERVISION; THAT SAID SURVEY WAS MADE WITH REFERENCE TO KNOWN AND RECORDED MONUMENTS MARKED AS SHOWN, AND TO THE BEST OF MY KNOWLEDGE AS BELIEF IS TRUE, CORRECT AND IN ACCORDANCE WITH THE LAND SURVEYORS REGULATION ACT IN EFFECT AT THE TIME OF THIS SURVEY. PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL CORNERS AS SHOWN ON THE PLAT AND ARE DESCRIBED IN THE LEGEND. ALL BEARINGS SHOWN ON THE PLAT ARE ASSUMED AND WERE USED FOR DESCRIPTIVE PURPOSES ONLY, THEY SHOULD NOT BE RELIED ON TO DETERMINE CARDINAL DIRECTIONS. ALL DIMENSION ARE CHORD MEASUREMENTS AND ARE IN FEET AND DECIMALS OF A FOOT. ALL ANGLES AND DISTANCES WERE MEASURED WITH AN SPECTRA PRECISION SP80 GPS, NIKON MODEL DTM-520 TOTAL STATION AND/OR A 200-FOOT SOKKIA NYCLAD TAPE.

JEREMY A. CHARLES P.L.S. 618

NEBRASKA PROFESSIONAL PLS-618 LAND SURVEYOR JEREMY A. CHARLES