

○ - INDICATES 1/2" IRON PIPE PLACED

NOTE: ALL PROPERTY DIMENSIONS AND ANGLES SHOWN ARE ACTUAL DISTANCES AND ANGLES

LEGAL DESCRIPTION

A tract of land comprising a part of the Northwest Quarter (NW1/4) of Section Three (3), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:

Beginning at the northeast corner of said Northwest Quarter (NW1/4); thence running westerly, along and upon the north line of said Northwest Quarter (NW1/4), a distance of Three Hundred Fifty Seven (357.0) feet; thence deflecting left 91°14'20" and running southerly, parallel with the east line of said Northwest Quarter (NW1/4), a distance of Three Hundred Ninety Four and Seventy Five Hundredths (394.75) feet to a point in the centerline of Silver Creek; thence deflecting left 78°24'10" and running southeasterly, along and upon the approximate centerline of said Silver Creek, a distance of Three Hundred Sixty Four and Thirty Six Hundredths (364.36) feet to a point on the east line of said Northwest Quarter (NW1/4); thence deflecting left 101°35'50" and running northerly, along and upon the east line of said Northwest Quarter (NW1/4), a distance of Four Hundred Sixty and Three Tenths (460.30) feet to the point of beginning and containing 3.503 acres, more or less.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that we, C. Daryl Baxter and Sallie O. Baxter, husband and wife, being the owners of the land described hereon, have caused the same to be surveyed, subdivided, platted and designated as "D. B. BAXTER SUBDIVISION", Hall County, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the streets as shown thereon to the public for their use forever, and the easements, if any, for the location, construction and maintenance of public utilities forever, together with the right of ingress and egress thereto, and hereby prohibiting the planting of trees, bushes and shrubs, or placing other obstructions upon, over, along or underneath the surface of such easements; and that the foregoing subdivision as more particularly described in the description hereon as appears on this plat, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors.

IN WITNESS WHEREOF, we have affixed our signatures hereto at Grand Island, Nebraska, this 13th day of December, 2000.

C. Daryl Baxter

Sallie O. Baxter

ACKNOWLEDGEMENT

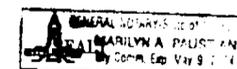
State of Nebraska ss County of Hall

On the 13th day of December, 2000, before me, Marilyn A. Paustian, a Notary Public within and for said County, personally appeared C. Daryl Baxter and Sallie O. Baxter, husband and wife, to me personally known to be the identical persons whose signatures are affixed hereto, and they did acknowledge the execution thereof to be his and her voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Grand Island, Nebraska, on the date last above written.

My commission expires May 9, 2004

Marilyn A. Paustian Notary Public



APPROVALS

Submitted to and approved by the Regional Planning Commission of Hall County, Grand Island and Wood River, and the Villages of Alda, Cairo and Doniphan, Nebraska.

Chairman

December 13, 2000 Date

Approved and accepted by the City of Grand Island, Nebraska, this 19th day of December, 2000.

Mayor

City Clerk

(SEAL)

Approved and accepted by the Hall County Board of Supervisors, this 19 day of December, 2000.

Chairman of the Board

County Clerk



N.W. CORNER NW1/4 SECTION 3-T11N-R10W FOUND NE DEPT OF ROADS BRASS CAP

PLACED CONC. NAIL IN ASPH. PAVEMENT

N.E. CORNER NW1/4 SECTION 3-T11N-R10W FOUND NE DEPT OF ROADS BRASS CAP

AIRPORT ROAD

SECTION LINE

357.0'

DEDICATE FOR PUBLIC ROAD RIGHT OF WAY

357.0'

91°14'20"

91°14'20"

SCALE 1"=60'

394.75'

354.74'

LOT 1

420.29'

460.30'

1/4 SECTION LINE

TOP OF BANK CORNER (WITNESS POINT)

27.40'

TOP OF BANK CORNER (WITNESS POINT)

APPROXIMATE C OF SILVER CREEK

23.64'

101°35'50"

78°24'10"

364.36'

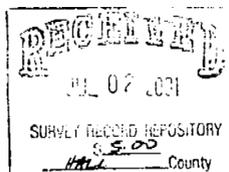
S.E. CORNER NW1/4 SECTION 3-T11N-R10W (CENTER OF SECTION) FOUND 1/2" IRON PIPE

SURVEYOR'S CERTIFICATE

I hereby certify that on January 8, 2001, I completed an accurate survey of "D. B. BAXTER SUBDIVISION", Hall County, Nebraska, as shown on the accompanying plat thereof, that the lots, blocks, streets, avenues, alleys, parks, commons and other grounds as contained in said subdivision as shown on the accompanying plat thereof, are accurately staked off and marked; that iron markers were placed at all corners as shown on the plat; that each lot bears its own number; and that said survey was made with reference to known and recorded monuments.

Lee D. Wagner Registered Land Surveyor No. 557

(SEAL)



D. B. BAXTER SUBDIVISION

HALL COUNTY, NEBRASKA

BENJAMIN & ASSOCIATES, INC. - ENGINEERS & SURVEYORS - GRAND ISLAND, NEBRASKA