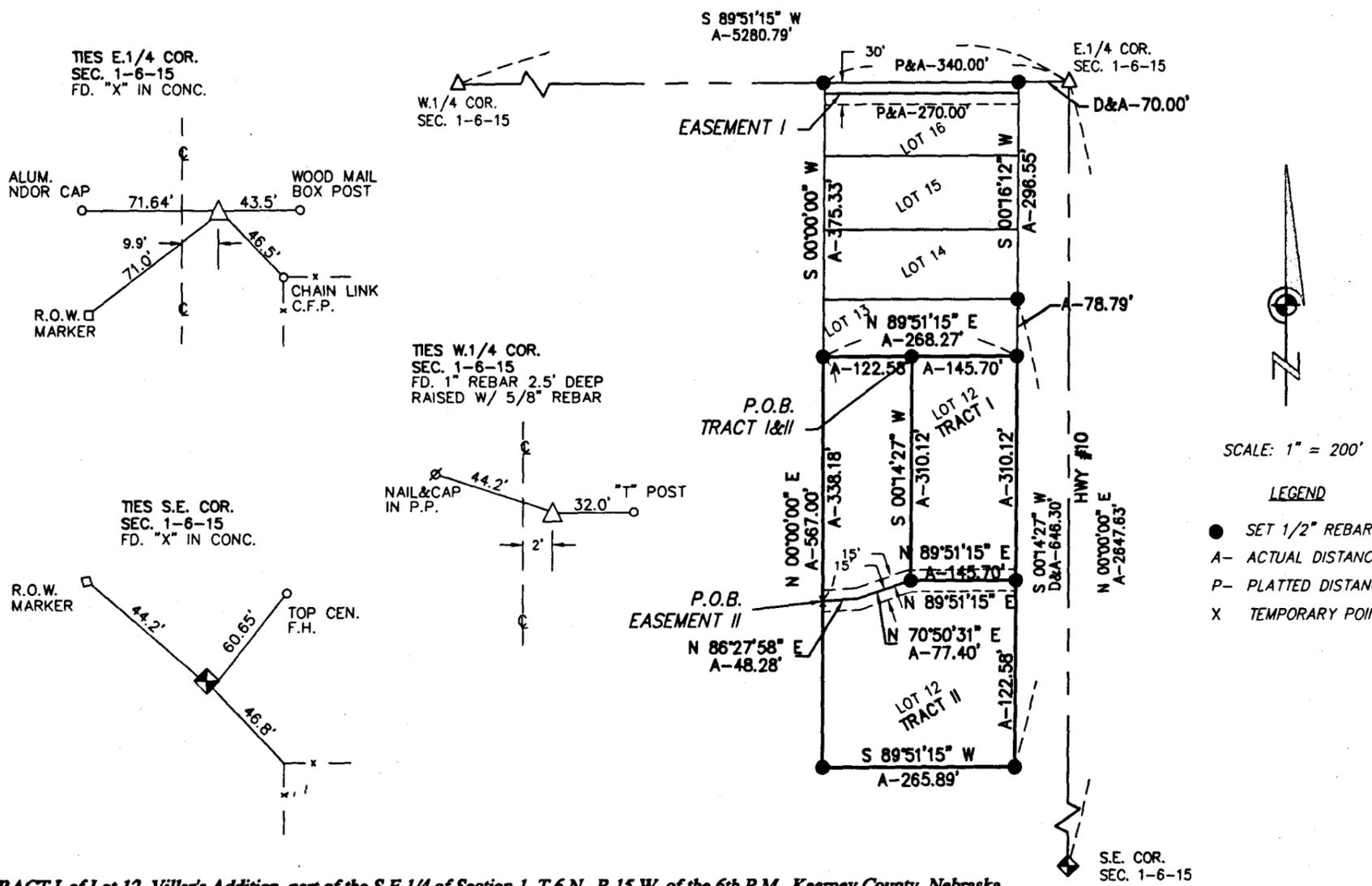


A LOT SPLIT OF TRACT 12, VILLAR'S ADDITION TO MINDEN, PART OF THE S.E.1/4 OF SECTION 1, T.6 N., R.15 W. OF THE 6th P.M., KEARNEY COUNTY, NEBRASKA



TRACT I of Lot 12, Villar's Addition, part of the S.E.1/4 of Section 1, T.6 N., R.15 W. of the 6th P.M., Kearney County, Nebraska.

Commencing at the E.1/4 corner of Section 1, T.6 N., R.15 W. of the 6th P.M., Kearney County, Nebraska; thence S 89° 51' 15" W on the North Line of the S.E.1/4 of said section 340.00 feet to the N.W. corner of Lot 16, Villar's Addition of said S.E.1/4; thence S 00° 00' 00" W on the West Line of said Villar's Addition 375.33 feet to the N.W. corner of Lot 12; thence N 89° 51' 15" E on the North Line of said Lot 12, 122.58 feet to the Point of Beginning; thence continuing on last said line 145.70 feet to a point on the West Right-of-Way Line U.S. Highway #10 recorded in Deed Book 118, Page 575; thence S 00° 14' 27" W on said Right-of-Way Line 310.12 feet; thence S 89° 51' 15" W parallel to the said North Line 145.70 feet; thence N 00° 14' 27" E parallel to said right-of-way 310.12 feet to a Point of Beginning containing 1.04 acres (45,182.3 sq.ft.) more or less.

TRACT II of Lot 12, Villar's Addition, part of the S.E.1/4 of Section 1, T.6 N., R.15 W. of the 6th P.M., Kearney County, Nebraska.

Commencing at the E.1/4 corner of Section 1, T.6 N., R.15 W. of the 6th P.M., Kearney County, Nebraska; thence S 89° 51' 15" W on the North Line of the S.E.1/4 of said section 340.00 feet to the N.W. corner of Lot 16, Villar's Addition of said S.E.1/4; thence S 00° 00' 00" W on the West Line of said Villar's Addition 375.33 feet to the N.W. corner of Lot 12; thence N 89° 51' 15" E on the North Line of said Lot 12, 122.58 feet to the Point of Beginning; thence S 00° 14' 27" W on the West Line of Tract I, 310.12 feet; thence N 89° 51' 15" E on the South Line of said Tract I, 145.70 feet; thence S 00° 14' 27" W on the West Right-of-Way Line of U.S. Highway #10 recorded in Deed Book 118, Page 575, 122.58 feet to a point on the South Line of Lot 12; thence S 89° 51' 15" W on said South Line 265.89 feet to the S.W. corner of said Lot 12; thence N 00° 00' 00" E on the West Line of said Lot 12, 567.00 feet to the Point of Beginning containing 2.44 acres (106,263.9 sq.ft.) more or less.

EASEMENT I

The north 30 foot of Lot 16, Villar's Addition, part of the S.E.1/4 of Section 1, T.6 N., R.15 W. of the 6th P.M., Kearney County, Nebraska for the ingress and egress and utility purposes.

EASEMENT II

A 30 foot wide easement for the ingress and egress located in Tracts I and II of the lot split of Lot 12, Villar's Addition, a part of the S.E.1/4 of Section 1, T.6 N., R.15 W. of the 6th P.M., Kearney County, Nebraska.

Commencing at the N.W. corner of Lot 12, Villar's Addition, part of the S.E.1/4 of Section 1, T.6 N., R.15 W., part of the S.E.1/4 of Section 1, T.6 N., R.15 W. of the 6th P.M., Kearney County, Nebraska; thence S 00° 00' 00" W on the West Line of said Lot 12, 338.18 feet to the Point of Beginning of the centerline of a 30.00 foot wide easement; thence N 86° 27' 58" E 48.28 feet; thence N 70° 50' 31" E 77.40 feet to the S.W. corner of Tract I of the lot split of said Lot 12; thence N 89° 51' 15" E on the South Line of said Tract I 145.70 feet to the West Right-of-Way Line of U.S. Highway #10 recorded in Deed Book 118, Page 575 the sidelines being prolonged or shortened to conform with grantor's property lines.

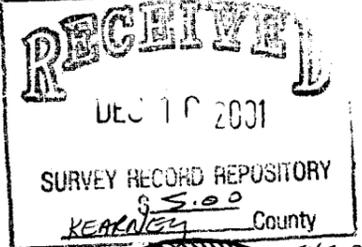
APPROVAL OF MINDEN, NEBRASKA, CITY COUNCIL

The above and foregoing plat was submitted to the City Council in and for the City of Minden, Kearney County, Nebraska and duly considered by this Council of its regular meeting assembled on the 17 day of September, 2001 and upon motion duly made and recorded, the same was approved, in all respects by a majority vote of the members of such Council.

Dated this 17 day of September, 2001.

[Signature]
Council President MAYOR

Attest: *[Signature]*
City Clerk



APPROVAL OF MINDEN, NEBRASKA, CITY PLANNING DEPARTMENT

The undersigned Brent Lewis, City Administrator of the City of Minden, Kearney County, Nebraska, does hereby certify that the foregoing plat, a lot split of Lot 12, Villar's Addition to Minden, Kearney County, Nebraska was submitted to the City of Minden for review and a recommendation was made to the City Council on 14 day of September, 2001.

[Signature]
City Administrator

SURVEYOR'S CERTIFICATE

I do hereby certify that, under my personal supervision this plat was prepared from an actual survey completed this 31st day of August, 2001 and is correct to the best of my knowledge.

[Signature]
Ryan E. Dickinson, Registered Land Surveyor
Nebraska Reg. No. 554

