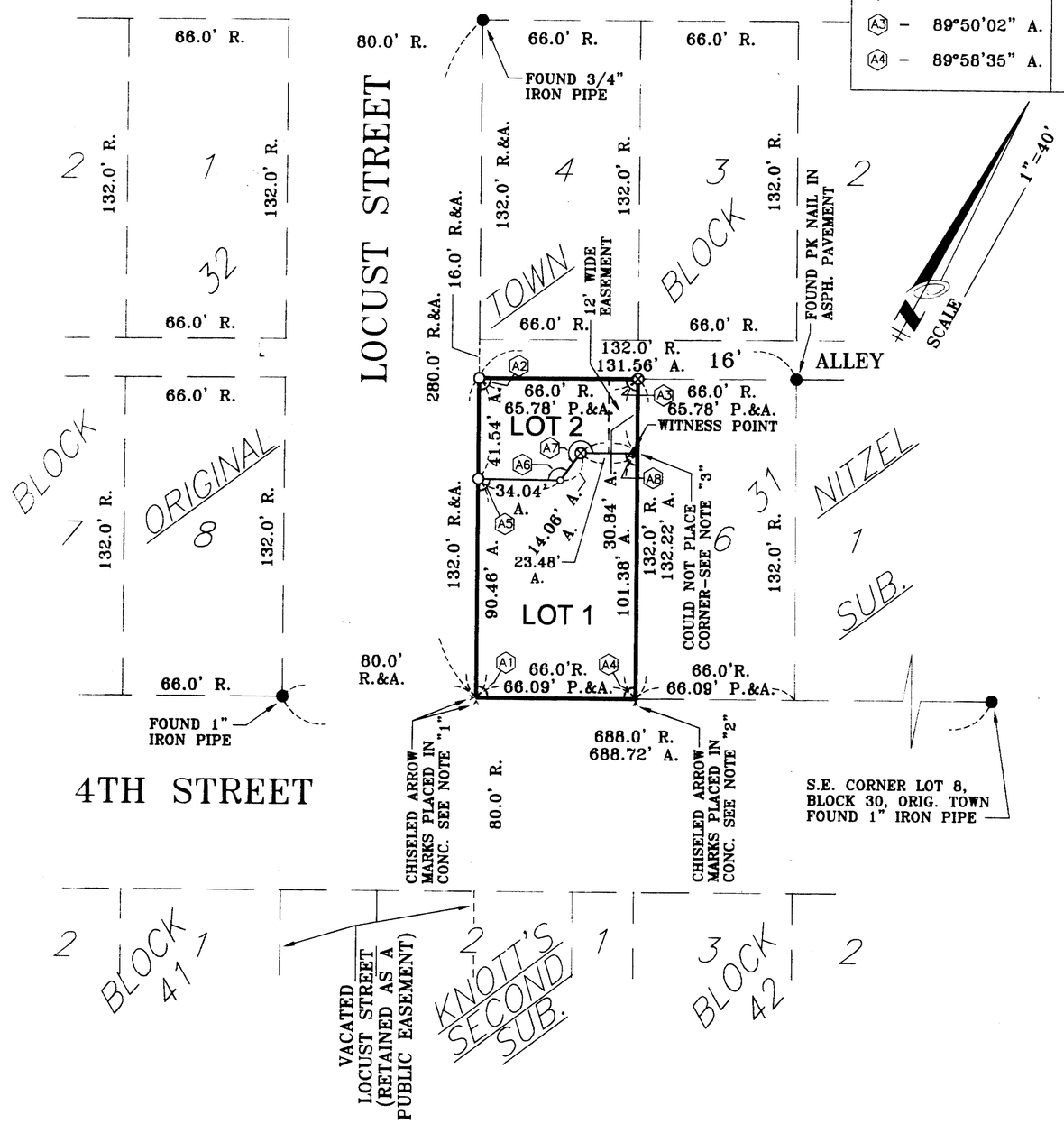
R.=RECORDED (PLATTED) DISTANCE
P.=PRORATED DISTANCE
A.=ACTUAL DISTANCE AND/OR ANGLE

○ – INDICATES 1/2" IRON PIPE PLACED
⊗ – INDICATES CHISELED "X" PLACED IN CONC.
○ – INDICATES CHISELED PK NAIL PLACED IN ASPH. PAVEMENT

BOUNDARY ANGLES	
A1 – 89°53'20" A.	A5 – 89°27'31" A.
A2 – 90°18'03" A.	A6 – 125°48'59" A.
A3 – 89°50'02" A.	A7 – 233°31'53" A.
A4 – 89°58'35" A.	A8 – 90°01'26" A.



NOTE "1"–COULD NOT PLACE S.W. PROPERTY CORNER–S.W. CORNER OF BUILDING IS 0.58' WEST AND 0.62' SOUTH OF S.W. PROPERTY CORNER LOCATION. PLACED CHISELED ARROW MARKS IN CONC. WHERE WEST PROPERTY LINE WOULD INTERSECT SOUTH FACE OF BUILDING AND WHERE SOUTH PROPERTY LINE WOULD INTERSECT WEST FACE OF BUILDING.

NOTE "2"–COULD NOT PLACE S.E. PROPERTY CORNER–S.E. CORNER OF BUILDING IS 0.13' SOUTH AND 0.99' WEST OF S.E. PROPERTY CORNER LOCATION. PLACED CHISELED ARROW MARK IN CONC. WHERE EAST PROPERTY LINE WOULD INTERSECT SOUTH FACE OF BUILDING.

NOTE "3"–COULD NOT PLACE N.E. CORNER OF PROPOSED LOT 1, CSG SUB.–FALLS IN BLDG. WALL. PLACED WITNESS POINT (1/2" IRON PIPE, INDICATED AS "▲" ON ACCOMPANYING PLAT), 1.65' WEST OF PROPERTY CORNER LOCATION. WITNESS POINT IS ON THE E–W PROPERTY LINE INDICATED ON ACCOMPANYING PLAT.

LEGAL DESCRIPTION

A tract of land comprising all of Lot Five (5), Block Thirty One (31), Original Town of Grand Island, Nebraska, and containing 0.200 acres, more or less.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that we, Clark A. Gauthier, Trustee of the Clark A. Gauthier Living Revocable Trust and Stephanie R Gauthier, Trustee of the Stephanie R. Gauthier Living Revocable Trust, AN UNDIVIDED ONE–HALF INTEREST EACH, being the owners of the land described hereon, have caused same to be surveyed, subdivided, platted and designated as "CSG SUBDIVISION", in the City of Grand Island, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the easements, if any, for the location, construction and maintenance of public service 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 9 & 14 day of January, 2002.

CLARK A. GAUTHIER LIVING REVOCABLE TRUST

Clark A. Gauthier, Trustee
Clark A. Gauthier, Trustee 01-14-02

STEPHANIE R. GAUTHIER LIVING REVOCABLE TRUST

Stephanie R. Gauthier, trustee
Stephanie R. Gauthier, Trustee 01-09-02

ACKNOWLEDGEMENT

State of Nebraska
ss
County of Hall

On the 9 & 14 day of January, 2002, before me, Marilyn A. Paustian, a Notary Public within and for said County, personally appeared Clark A. Gauthier, Trustee of the CLARK A. GAUTHIER REVOCABLE TRUST and Stephanie R. Gauthier, Trustee of the STEPHANIE R. GAUTHIER LIVING REVOCABLE TRUST, 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

(SEAL) GENERAL NOTARY-State of Nebraska MARILYN A. PAUSTIAN My Comm. Exp. May 9, 2004

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

January 24, 2002
Date

Approved and accepted by the City of Grand Island, Nebraska, this 29th day of January, 2002.

Mayor

Ra Mae Edwards
City Clerk

(SEAL)

SURVEYOR'S CERTIFICATE

I hereby certify that on JANUARY 15, 2003, I completed an accurate survey (made under my supervision) of "CSG SUBDIVISION" in the City of Grand Island, 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 well and 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 survey was made with reference to known and recorded monuments.

Lee D. Wagner, Registered Land Surveyor No. 557 LS-557 (SEAL)

NEBRASKA REGISTERED LAND SURVEYOR LEE D. WAGNER

CSG SUBDIVISION

IN THE CITY OF GRAND ISLAND, NEBRASKA

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

RECEIVED MAR 2 4 2003 SURVEY RECORD REPOSITORY S 5 Hall County

607-642

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