

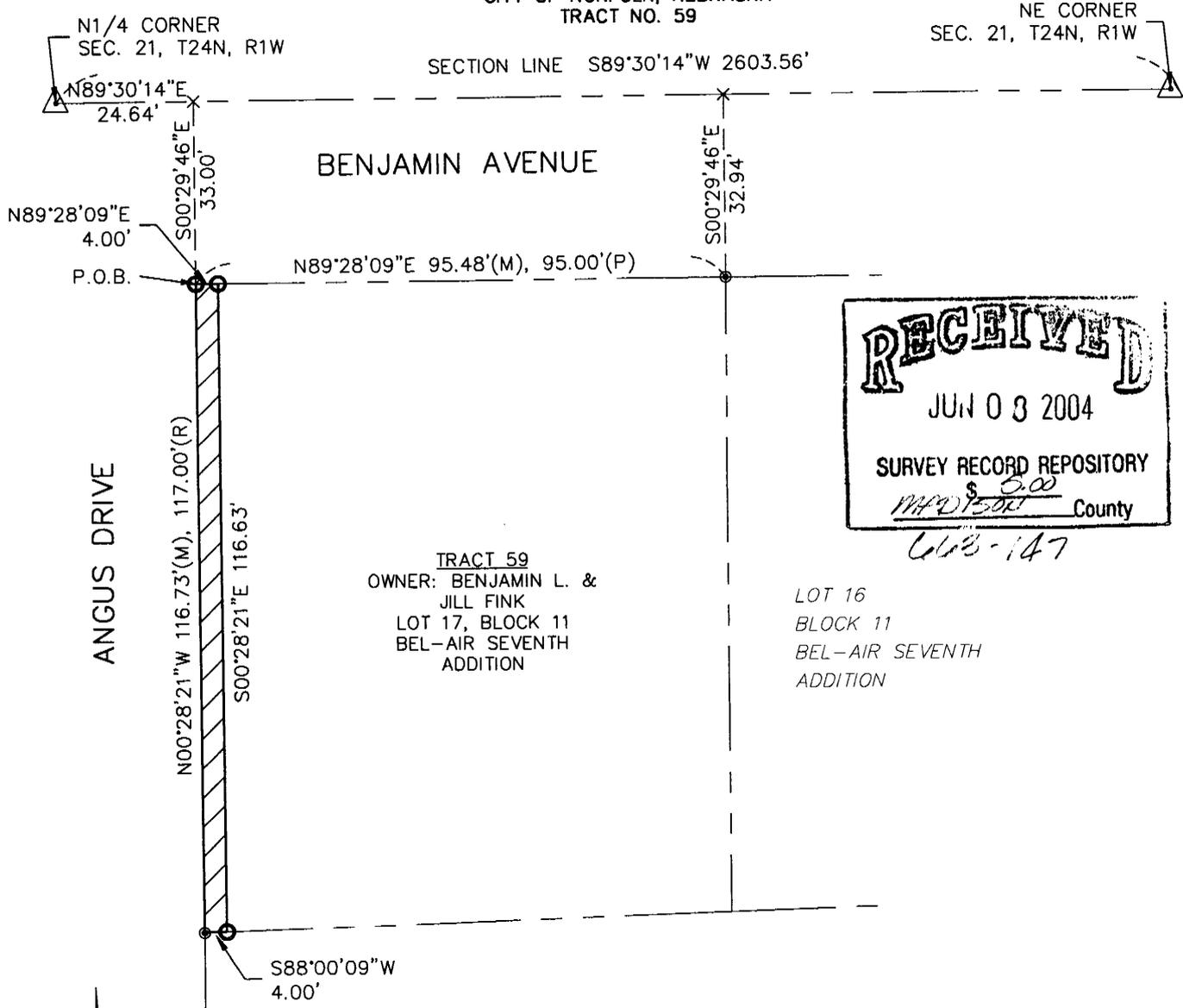
Survey Record

MADISON COUNTY, NEBRASKA

BENJAMIN AVENUE PAVING IMPROVEMENTS

CITY OF NORFOLK, NEBRASKA

TRACT NO. 59



TRACT 59
OWNER: BENJAMIN L. &
JILL FINK
LOT 17, BLOCK 11
BEL-AIR SEVENTH
ADDITION

LOT 16
BLOCK 11
BEL-AIR SEVENTH
ADDITION



LEGEND

- FOUND CORNER
- SET CORNER (3/4" PIPE)
- SECTION CORNER
- MEASURED DISTANCE (M)
- RECORDED DISTANCE (R)
- R.O.W. TRACT

SCALE: 1" = 30'

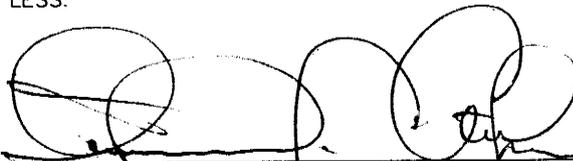
SECTION TIES

- N1/4 CORNER, SEC. 21, T24N, R1W
 FOUND 1-1/2" PIPE WITH SENT NAIL IN CENTER
 33.46' NORTHWEST OF CHISELED "X" IN NORTHEAST
 CORNER OF CURB INLET RING ON TOP
 46.73' NORTHEAST ON TOP CENTER OF FIRE
 HYDRANT
 44.01' SOUTHEAST ON PK NAIL IN POWER POLE
 44.52' SOUTHWEST ON FOUND NAIL IN LIGHT
 POLE/POWER POLE
- NE CORNER, SEC. 21, T24N, R1W
 FOUND 1-1/2" PIPE
 93.89' NORTHWEST TO PK NAIL IN POWER POLE
 73.80' NORTHEAST TO CHISELED "X" IN CONCRETE
 BASE OF LIGHT POLE
 79.76' SOUTHEAST TO FOUND NAIL IN POWER POLE
 109.74' SOUTHWEST TO FOUND NAIL IN POWER POLE

LEGAL DESCRIPTION

A TRACT OF LAND CONSISTING OF PART OF LOT SEVENTEEN (17), BLOCK ELEVEN (11), BEL-AIR SEVENTH ADDITION, CITY OF NORFOLK, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW1/4, NE1/4) OF SECTION 21, TOWNSHIP 24 NORTH, RANGE 1 WEST OF THE 6TH P.M., MADISON COUNTY, NEBRASKA, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH 1/4 CORNER OF SAID SECTION 21; THENCE ON AN ASSUMED BEARING OF N89°30'14"E ALONG THE NORTH LINE OF SAID SEC. 21 A DISTANCE OF 24.64 FEET; THENCE S00°29'46"E A DISTANCE OF 33.00 FEET TO THE POINT OF BEGINNING, POINT ALSO BEING THE NORTHWEST CORNER OF SAID LOT 17; THENCE N89°28'09"E ALONG THE NORTH LINE OF SAID LOT 17, SAID LINE ALSO BEING THE SOUTH RIGHT-OF-WAY (R.O.W.) LINE OF BENJAMIN AVENUE A DISTANCE OF 4.00 FEET; THENCE S00°28'21"E PARALLEL WITH THE WEST LINE OF SAID LOT 17 A DISTANCE OF 116.63 FEET TO THE SOUTH LINE OF SAID LOT 17; THENCE S88°00'09"W ALONG SAID SOUTH LINE A DISTANCE OF 4.00 FEET TO THE WEST LINE OF SAID LOT 17, SAID LINE ALSO BEING THE EAST R.O.W. LINE OF ANGUS DRIVE; THENCE N00°28'21"W ALONG SAID WEST LINE A DISTANCE OF 116.73 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINS 4667 SQUARE FEET OR 0.011 ACRES MORE OR LESS.


 TIMOTHY J. AITKEN, NEBRASKA REGISTERED LAND SURVEYOR NO., LS-458

5/26/2004
 DATE



OLSSON ASSOCIATES
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12/31/2003 FILE: F:\PROJECTS\20030453\G1-BENJ-AVE.dwg\PLATS\ROW-PLATS.dwg SF = 30 JMU