SURVEY RECORD DRAWING

Ross Engineering, Inc.

The Candy Factory
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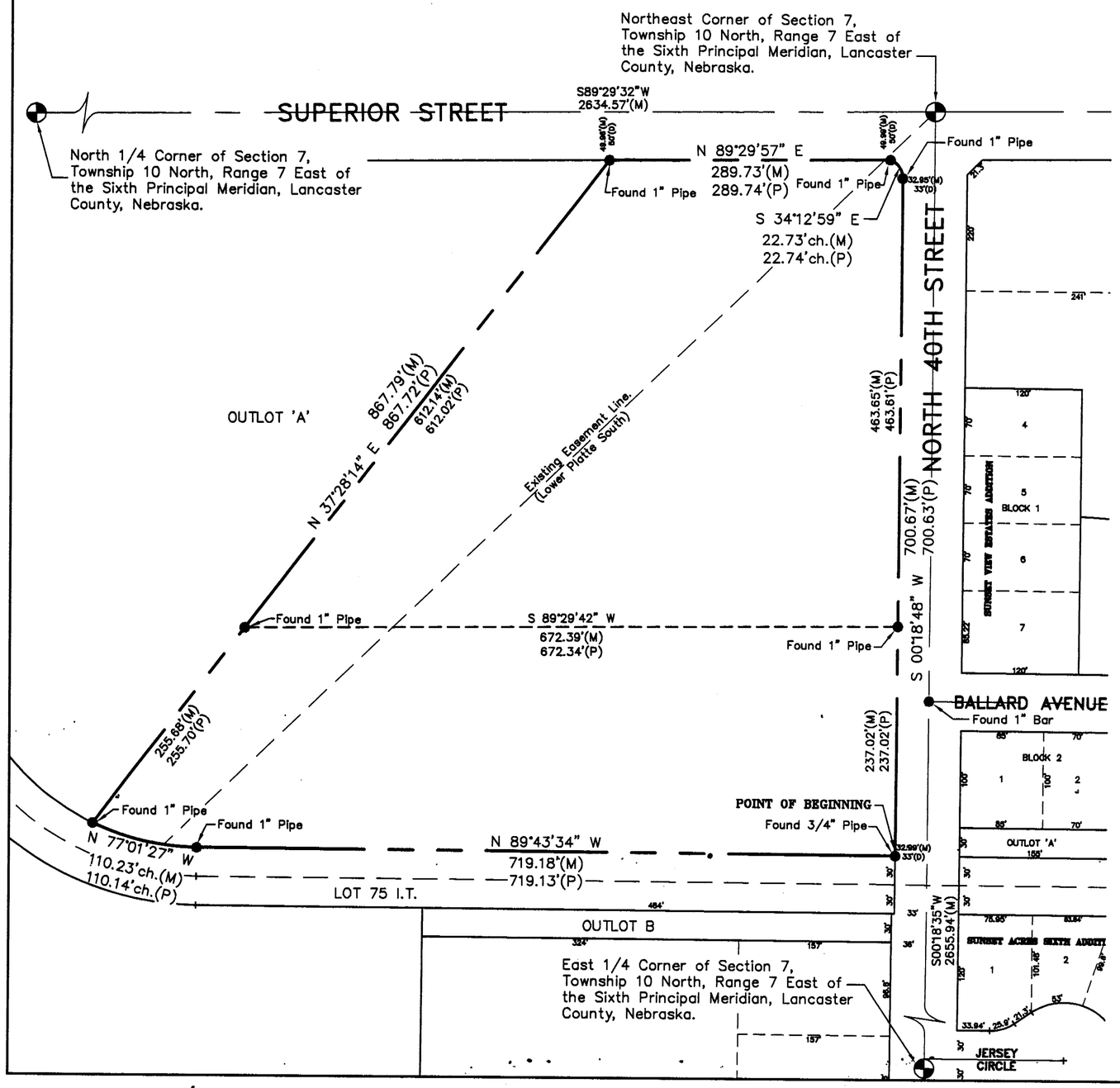
CURVE DATA						
CURVE #	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD DISTANCE
C1	24°49'05"	256.48	111.10	56.43	N77°01'27"W	110.23
C2	69°15'33"	20.00	24.18	13.81	S34°12'59"E	22.73



SECTION CORNER TIES

NORTH ONE-QUARTER CORNER OF SECTION 7, TOWNSHIP 10 NORTH, RANGE 7 EAST OF THE SIXTH PRINCIPAL MERIDIAN, LANCASTER COUNTY, NEBRASKA.

Found 2" LCSM Aluminum Cap

SSW – 41.97' – to a PK Nail in Power Pole.
ESE – 108.47' – to a Nail in Power Pole.
N – 9.27' – to a Chiseled 'X' in Back of Curb of Island.

NORTHEAST CORNER OF SECTION 7, TOWNSHIP 10 NORTH, RANGE 7 EAST OF THE SIXTH PRINCIPAL MERIDIAN, LANCASTER COUNTY, NEBRASKA.

Found 2" LCSM Aluminum Cap

W – 33.27' – to a Chiseled '+' in Island.
ESE – 61.39' – to Center Brass Disc in Island.
SE – 62.95' – to Top Center Nut on Fire Hydrant.

EAST ONE-QUARTER CORNER OF SECTION 7, TOWNSHIP 10 NORTH, RANGE 7 EAST OF THE SIXTH PRINCIPAL MERIDIAN, LANCASTER COUNTY, NEBRASKA.

Found 2" LCSM Aluminum Cap

NE – 37.77' – to a Nail in Power Pole.
NW – 18.78' – to a Chiseled '+' in Power Pole.
NE – 17.91' – to a Chiseled '+' in Inlet.

LEGAL DESCRIPTION

A Legal Description of the Remaining Portion of Lot 1, HANSON-JORDAN ADDITION to the City of Lincoln, location in the Northeast Quarter of Section 7, Township 10 North, Range 7 East of the Sixth Principal Meridian, Lancaster County, Nebraska and more particularly described by metes and bounds as follows:

Beginning at a found 3/4" Pipe, being the Southeast Corner of the Remaining Portion of Lot 1, HANSON-JORDAN ADDITION to the City of Lincoln or the Northeast Corner of Lot 75 Irregular Tract, all location in the Northeast Quarter of Section 7, Township 10 North, Range 7 East of the Sixth Principal Meridian, Lancaster County, Nebraska and said point is on the West Right-of-way Line of North 40th Street; Thence N 89°43'34" W, (an assumed bearing), and on the South Line of the Remaining Portion of Lot 1 of said Hanson-Jordan Addition or the North Line of Lot 75 Irregular Tract of said Section 7, a distance of 719.18 feet to a found 1" Pipe, being the Point of Non-tangent Curvature; Thence on a curve to the right, and on the South Line of the Remaining Portion of Lot 1 of said Hanson-Jordan Addition or the North Line of Lot 75 Irregular Tract of said Section 7, having a radius of 256.48 feet, an arc length of 111.10 feet and a central angle of 24°49'05", with a chord bearing of N 77°01'27" W, a chord distance of 110.23 feet to a found 1" Pipe, being the Southwest Corner of the Remaining Portion of Lot 1 or the Southeast Corner of Outlot 'A' of said Hanson-Jordan Addition; Thence N37°28'14" E, and on the West Line of the Remaining Portion of Lot 1 or the East Line of Outlot 'A' of said Hanson-Jordan Addition, a distance of 867.79 feet to a Found 1" Pipe, being the Northwest Corner of the Remaining Portion of Lot 1 or the Northeast Corner of Outlot 'A' of said Hanson-Jordan Addition and also said point is on the South Right-of-way Line of Superior Street; Thence N 89°29'57" E, and on the North Line of the Remaining Portion of Lot 1 of said Hanson-Jordan Addition or the South Right-of-way Line of said Superior Street, a distance of 289.73 feet to a found 1" Pipe, being the Point of Non-tangent Curvature; Thence on a curve to the right, and on the Northerly Line of the Remaining Portion of Lot 1 of said Hanson-Jordan Addition or the Southerly Right-of-way Line of said Superior Street, having a radius of 20.00 feet, an arc length of 24.18 feet, and a central angle of 69°15'33", with a chord bearing of S 34°12'59" E, a chord distance of 22.73 feet to a found 1" Pipe, being a point on the West Right-of-way Line of said North 40th Street; Thence S 00°18'48" W, and on the East Line of the Remaining Portion of Lot 1 of said Hanson-Jordan Addition or the West Right-of-way Line of said North 40th Street, a distance of 700.67 feet to the point of beginning and containing a calculated area of 410,046.25 square feet or 9.413 acres, more or less.

SURVEYOR'S CERTIFICATE

I, Mark A. Streit, a Registered Land Surveyor under the laws of the State of Nebraska, certify the above survey was executed by me, or under my direct supervision. Distances shown are measured in feet and decimals of a foot.

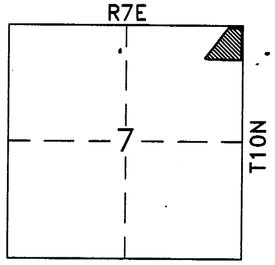
Signed this 2ND day of JUNE, 2004.

REGISTERED LS-520 LAND SURVEYOR MARK A. STREIT

Mark A. Streit
Registered Professional Land Surveyor
Nebraska LS-520

RECEIVED
JUN 09 2004
SURVEY RECORD REPOSITORY
LANCASTER County
5.00
L08-183

R7E



Location Sketch

N

SCALE: 1"=100'

LEGEND

- = Section & 1/4 Corner
- = Corner. Found
- O = Corner Set, (5/8"x30" Rebar)
- (P) = Platted Distance
- (M) = Measured Distance
- (D) = Deeded Distance
- (R) = Recorded Distance

Field Book #: B29
Date: 5/28/2004
Job #: 145401
Drawing Name: 145401RD
Drawn By: MAS