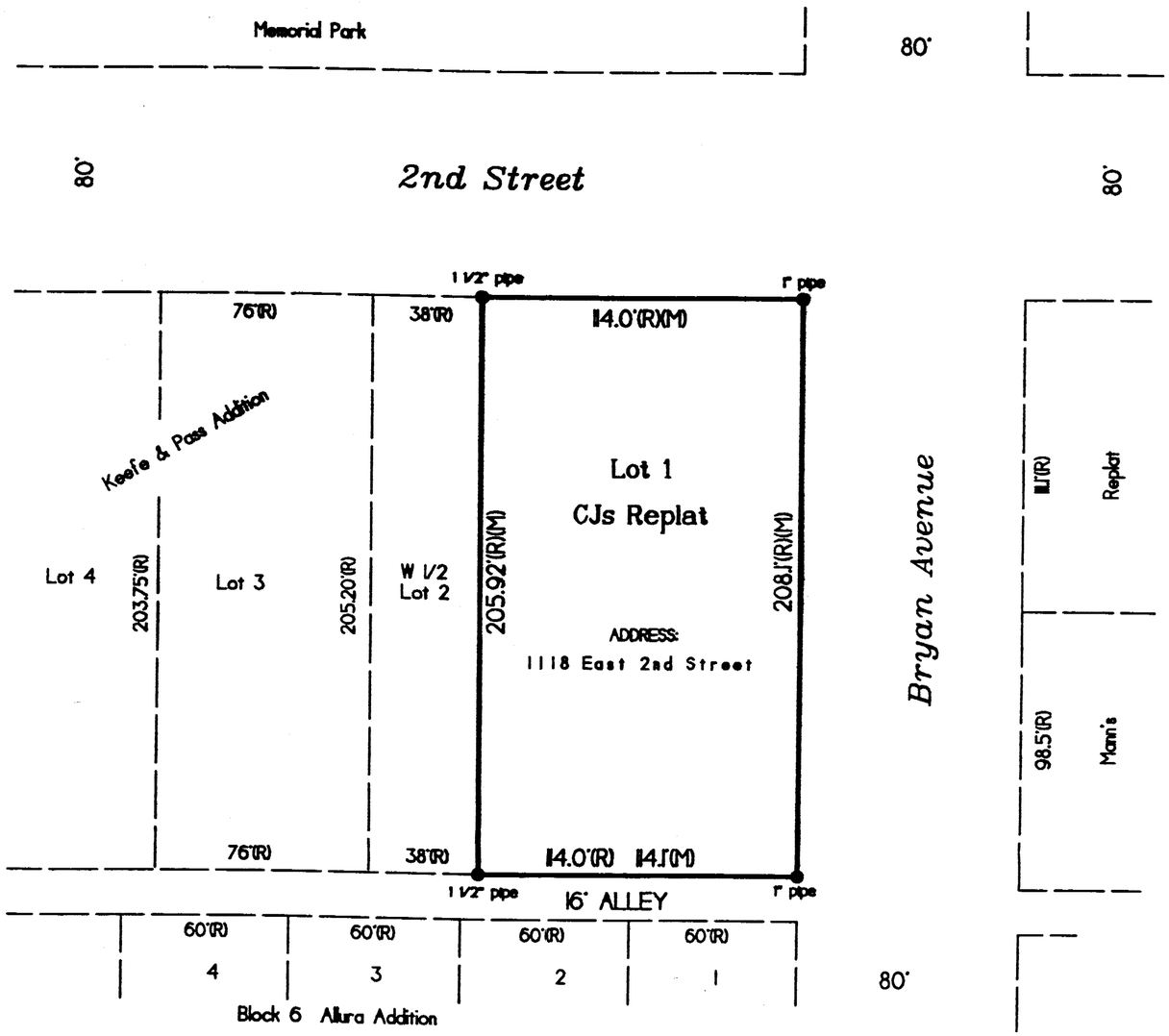
CJs Replat

a consolidation of Lot 1 and the E1/2 of Lot 2, Block 1,
Keefe and Pass Addition to North Platte, Lincoln County, Nebraska

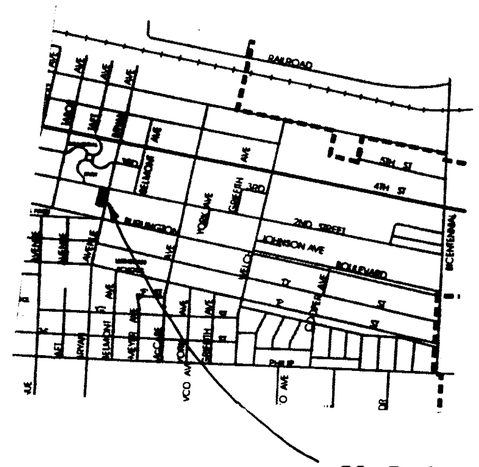
1"= 40' October 2004



RECEIVED
NOV 17 2004
SURVEY RECORD REPOSITORY
Lincoln County
636424

● Corner Iron Found
O Corner Set
1/2" x 24" rebar & OPC
M Measured Distance
R Record Distance

file: 8527



State of Nebraska
County of Lincoln SS
City of North Platte

CJs Replat, a consolidation of Lot 1 and the East Half of Lot 2, Block 1 of Keefe and Pass Addition to North Platte, Lincoln County, Nebraska as it is shown on the foregoing plat is created with the free consent and in accordance with the desires of the undersigned who are the sole owners and proprietors of the land included therein and shall now be known as CJs Replat, North Platte, Lincoln County, Nebraska.

1. The owner hereby notes that the land is in flood area AO depth 1'.
2. All lots will connect to City of North Platte sanitary sewer and water supply systems.
3. All sidewalks will be constructed in accordance with the City of North Platte sidewalk ordinance.
4. All storm water will drain to city streets and alleys.
5. The owner hereby notes that the land is zoned R-1, Residential District.
6. No access will be allowed on to Bryan Avenue from Lot 1 of CJs Replat.

Cynthia J. Chesley
Cynthia J. Chesley
owner

Lorna L. Slaughter
Wells Fargo ~~Home Mortgage, Inc.~~ Bank, N.A.,
successor by merger to Wells Fargo Home Mortgage, Inc.

State of Nebraska
County of Lincoln SS

Be it remembered that on the 23rd day of September 2004 before me, a notary public in and for Lincoln County, Nebraska, came Cynthia J. Chesley, personally known to me to be the same person who executed the foregoing instrument of writing and duly acknowledges the execution of same to be her voluntary act and deed.

In testimony whereof, I have hereunto set my hand and affixed my seal the day and year above written.

My commission expires March 21, 2005

Michelle K. Woltemath
Notary Public

I hereby certify that the foregoing plat, completed 10-21-04 complies with the requirements of the ordinances of the City of North Platte (dated 1996), has been reviewed by the City of North Platte planning office, and complies with the subdivision laws of the State of Nebraska, relative to the surveying, dividing, and mapping of land; that the plat is a correct representation of all boundaries of the land surveyed, that the plat represents a survey made under my direction, and that all monuments indicated thereon exist in the location, size, and the material shown. Said plat is true and correct to the best of my knowledge and belief.

Bonita M. Edwards
Registered Land Surveyor
Nebr. Reg. No. 464

NEBRASKA REGISTERED LS-464 LAND SURVEYOR BONITA M. EDWARDS

State of Nebraska
County of Lincoln SS
Filed for record the ____ day of _____
at ____ o'clock ____M.
See Cabinet ____ Slide _____

_____
Lincoln County Register of Deeds

State of Nebraska
County of Lincoln SS
City of North Platte

This is to certify that the foregoing plat was presented to the Mayor and City Council at their meeting on the 5th day of October 2004 and was approved and accepted on that date.

See city records, Volume 25 Page 292

_____
City Clerk

CITY OF NORTH PLATTE CORPORATE SEAL INCORPORATED 1875

State of Nebraska
County of Lincoln SS
City of North Platte

This is to certify that the foregoing plat was presented to the Planning Commission at their meeting on the 28th day of Sept. 2004, and was approved on that date.

_____
Chairman

The Lincoln County Surveyor, has reviewed and approved the foregoing plat on this 21st day of October 2004.

Bonita M. Edwards
County Surveyor

State of Maryland
County of Frederick SS

Be it remembered that on the 13th day of October before me, a notary public in and for Frederick County, Maryland came Lorna L. Slaughter, Wells Fargo ~~Home Mortgage, Inc.~~ Bank, N.A., personally known to me to be the same person who executed the foregoing instrument of writing and duly acknowledges the execution of same to be his/her voluntary act and deed.

In testimony whereof, I have hereunto set my hand and affixed my seal the day and year above written.

My commission expires 9-4-07

R. APRIL HIGGINBOTTOM
NOTARY PUBLIC STATE OF MARYLAND
County of Washington
My Commission Expires September 4, 2007

R. April Higginbottom
Notary Public

State of Nebraska
County of Lincoln SS
City of North Platte

This is to certify that all improvements required by North Platte Subdivision Regulations have been installed to City Specifications and are hereby approved and accepted as shown on the foregoing plat this 14th day of October 2004.

_____
City Engineer

Edwards Land Surveying 210 West 5th Street PO Box 507 North Platte, NE 69103 308-532-1819