

# ADAMS WAGON TRAIL RANCHES

IN THE EAST HALF OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 16 NORTH, RANGE 8 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SAUNDERS COUNTY, NEBRASKA.

**SURVEYOR'S CERTIFICATE:**

I, LOUIS L. AUSTIN, A REGISTERED LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT ADAMS WAGON TRAIL RANCHES, HAS BEEN SURVEYED BY ME OR UNDER MY PERSONAL SUPERVISION AND THAT PERMANENT MARKERS HAVE BEEN PLACED AT ALL CORNERS OF THE LOTS AS DESCRIBED IN THE LEGEND CONTAINED HEREON; ALSO THAT THE OUTER BOUNDARY DESCRIPTION ACCURATELY DESCRIBES THE PROPERTY CONTAINED HEREIN.

**OUTER BOUNDARY DESCRIPTION:**

THAT PART OF THE EAST HALF OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 16 NORTH, RANGE 8 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SAUNDERS COUNTY, NEBRASKA; DESCRIBED AS COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 12; THENCE S89-47-52W (ASSUMED BEARING), ON THE SOUTH LINE OF THE NORTHEAST QUARTER, A DISTANCE OF 1386.50 FEET TO A POINT ON THE CENTERLINE OF THE COUNTY ROAD REFERRED TO AS COUNTY ROAD #9 (HISTORICALLY KNOWN AS WAGON TRAIL ROAD); THENCE NORTHWESTERLY ON SAID CENTERLINE, ON THE ARC OF A 216.32 FOOT RADIUS CURVE TO THE RIGHT, HAVING A CHORD BEARING OF N49-58-38W, A DISTANCE OF 129.77 FEET; THENCE N32-47-29W, ON SAID CENTERLINE, A DISTANCE OF 216.13 FEET; THENCE NORTHWESTERLY ON THE ARC OF A 624.00 FOOT RADIUS CURVE TO THE LEFT, HAVING A CHORD BEARING OF N39-30-03W, A DISTANCE OF 146.14 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING, ON SAID CENTERLINE, NORTHWESTERLY ON THE ARC OF A 624.00 FOOT RADIUS CURVE TO THE LEFT, HAVING A CHORD BEARING OF N51-31-56W, A DISTANCE OF 115.93 FEET; THENCE N56-51-17W, ON SAID CENTERLINE, A DISTANCE OF 287.52 FEET; THENCE NORTHWESTERLY, ON SAID CENTERLINE, ON THE ARC OF A 374.21 FOOT RADIUS CURVE TO THE RIGHT, HAVING A CHORD BEARING OF N47-46-38W, A DISTANCE OF 118.58 FEET; THENCE NORTHWESTERLY, ON SAID CENTERLINE, ON THE ARC OF A 2144.86 FOOT RADIUS CURVE TO THE LEFT, HAVING A CHORD BEARING OF N40-51-35W, A DISTANCE OF 161.74 FEET; THENCE CONTINUING NORTHWESTERLY, ON SAID CENTERLINE, ON THE ARC OF A 2144.86 FOOT RADIUS CURVE TO THE LEFT, HAVING A CHORD BEARING OF N45-57-07W, A DISTANCE OF 219.52 FEET; THENCE N48-53-02W, ON SAID CENTERLINE, A DISTANCE OF 646.63 FEET; THENCE S41-02-11W, A DISTANCE OF 450.78 FEET; THENCE S61-45-05E, A DISTANCE OF 322.29 FEET; THENCE S51-12-31E, A DISTANCE OF 68.69 FEET; THENCE S02-52-34E, A DISTANCE OF 138.34 FEET; THENCE S36-59-37E, A DISTANCE OF 199.95 FEET; THENCE S52-49-22E, A DISTANCE OF 170.09 FEET; THENCE S85-07-20E, A DISTANCE OF 871.13 FEET TO THE POINT OF BEGINNING.

**DEDICATION:**

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS AND PROPRIETORS OF THE REAL ESTATE DESCRIBED IN THE ATTACHED SURVEYOR'S CERTIFICATE DO HEREBY DEDICATE SAID REAL ESTATE INTO LOTS AS SHOWN ON THE ATTACHED PLAT, HENCEFORTH TO BE KNOWN AS ADAMS WAGON TRAIL RANCHES. SAID DEDICATION IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS THEREOF.

ROGER J. ADAMS \_\_\_\_\_

BETTY L. ADAMS \_\_\_\_\_

STATE OF NEBRASKA )  
                                  ) SS.  
COUNTY OF SAUNDERS )

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, QUALIFIED IN SAID COUNTY, PERSONALLY CAME, ROGER J. ADAMS AND BETTY L. ADAMS, KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING PLAT AND DEDICATION, ACKNOWLEDGE THE EXECUTION OF THE SAME TO BE THEIR VOLUNTARY ACT AND DEED. WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

\_\_\_\_\_  
NOTARY PUBLIC

**TREASURER:**

I HEREBY CERTIFY THAT THE RECORDS IN MY OFFICE SHOW NO TAXES DELINQUENT ON THE LAND ENCOMPASSED BY THE OUTER BOUNDARY DESCRIPTION WHICH APPEARS ON THIS PLAT.

\_\_\_\_\_  
COUNTY TREASURER

**REGISTER OF DEEDS:**

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED IN PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ IN THE SAUNDERS COUNTY REGISTER OF DEEDS OFFICE ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005.

\_\_\_\_\_  
REGISTER OF DEEDS

**COUNTY SURVEYOR:**

I HEREBY APPROVE THE NUMBERING OF LOTS IN ADAMS WAGON TRAIL RANCHES, LOCATED IN EAST HALF OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 16 NORTH, RANGE 8 EAST OF THE 6P.M., SAUNDERS COUNTY NEBRASKA, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005.

\_\_\_\_\_  
COUNTY SURVEYOR'S OFFICE

**SAUNDERS COUNTY PLANNING COMMISSION:**

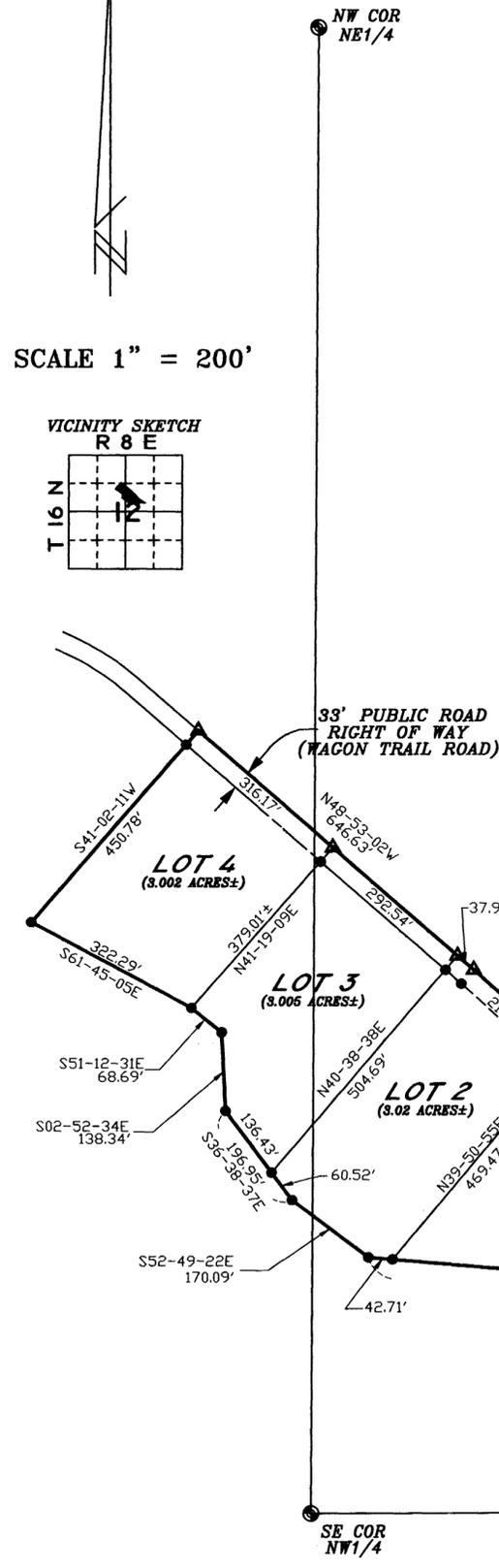
THIS PLAT OF ADAMS WAGON TRAIL RANCHES, WAS APPROVED BY THE PLANNING COMMISSION OF SAUNDERS COUNTY AT ITS MEETING ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005.

\_\_\_\_\_  
CHAIRPERSON

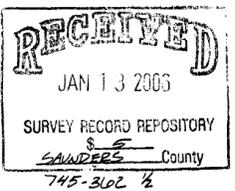
**SAUNDERS COUNTY BOARD OF SUPERVISORS:**

THIS PLAT OF ADAMS WAGON TRAIL RANCHES, WAS APPROVED BY THE SAUNDERS COUNTY BOARD OF SUPERVISORS AT ITS MEETING ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005.

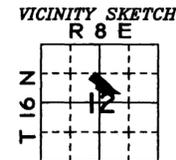
\_\_\_\_\_  
CHAIRPERSON



*Louis L. Austin*  
LOUIS L. AUSTIN



SCALE 1" = 200'



scale:	1" = 200'
date:	MARCH 25, 2005
drawn by:	JC
checked by:	LA
sheet:	1 OF 1

ADAMS WAGON TRAIL RANCHES  
FINAL PLAT

AUSTIN SURVEYING  
LOUIS L. AUSTIN -- JEREMY A. CHARLES  
1145 N. LINDEN  
WAHOO NE 68066  
(402) 443-3758