

NOTE:
NEW CONSTRUCTION SHALL MEET
SET BACK REQUIREMENTS AS PER
ZONING REGULATIONS.

Final Plat CIRCLE K ACRES

All of Tax Lot 21 along with part of Tax Lot 19 and
all lying in the N½ of the SW¼ of Section 25,
Township 17 North, Range 11 East of the 6th
Principal Meridian, Washington County, Nebraska.

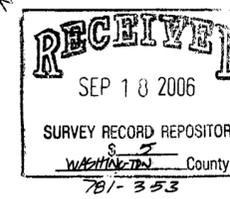
LEGAL DESCRIPTION:

All of Tax Lot 21, along with part of Tax Lot 19, all lying in the N½ of the SW¼ of Section 25, Township 17 North, Range 11 East of the 6th Principal Meridian, Washington County, Nebraska and more particularly described as follows:

From the Southwest Corner of the N½ of the SW¼ of Section 25, Township 17 North, Range 11 East; thence N 00°06'55" W (assumed bearing) along the westerly line of the SW¼ of said Section 25 a distance of 391.04 feet to the Southwesterly Most Corner of Tax Lot 21 in said Section 25 and the Point of Beginning; thence continuing N 00°06'55" W along said westerly 1/4 1/4 section line a distance of 549.97 feet to a point 33.00 feet northerly of the Northwest Corner of said Tax Lot 21; thence S 89°51'14" E parallel to and 33.00 feet northerly of the northerly line of said Tax Lot 21 a distance of 312.66 feet to a point on a 62.50 foot radius to the right; thence along said 62.50 foot radius curve to the right an arc distance of 80.40 feet, said curve having a chord bearing of S 89°51'14" E and a chord distance of 74.97 feet, to a point 33.00 feet northerly of the northerly line of said Tax Lot 21; thence S 89°51'14" E parallel to and 33.00 feet northerly of the northerly line of said Tax Lot 21 a distance of 1419.32 feet to a point on a 62.50 foot radius curve to the right; thence along said 62.50 foot radius curve to the right an arc distance of 161.58 feet, said curve having a chord bearing of S 73°55'07" E and a chord distance of 120.20 feet, to a point on the northerly line of said Tax Lot 21; thence S 89°51'14" E along said northerly tax lot line a distance of 718.45 feet to an iron found at the Northeast Corner of said Tax Lot 21; thence S 00°04'39" E along the easterly line of said Tax Lot 21 a distance of 907.74 feet to the Southeast Corner of said Tax Lot 21, said point also being the Southeast Corner of the N½ of the SW¼ of said Section 25; thence N 89°51'35" W along the southerly line of said Tax Lot 21, southerly line of said N½ of the SW¼, a distance of 2306.34 feet to an iron found at the Southeast Corner of Tax Lot 20 in said Section 25; thence N 00°05'38" W along the easterly line of said Tax Lot 20 a distance of 392.42 feet to an iron found at the Northeast Corner of said Tax Lot 20; thence S 89°54'13" W along the northerly line of said Tax Lot 20 and its westerly projection a distance of 334.03 feet to the Point of Beginning and containing 53.55 acres, more or less, of which 1.51 acres, more or less, are in Tax Lot 19.

SURVEYOR'S CERTIFICATION:

I hereby certify that the survey shown and described hereon was made under my direct supervision and that I am a duly Registered Land Surveyor under the laws of the State of Nebraska.

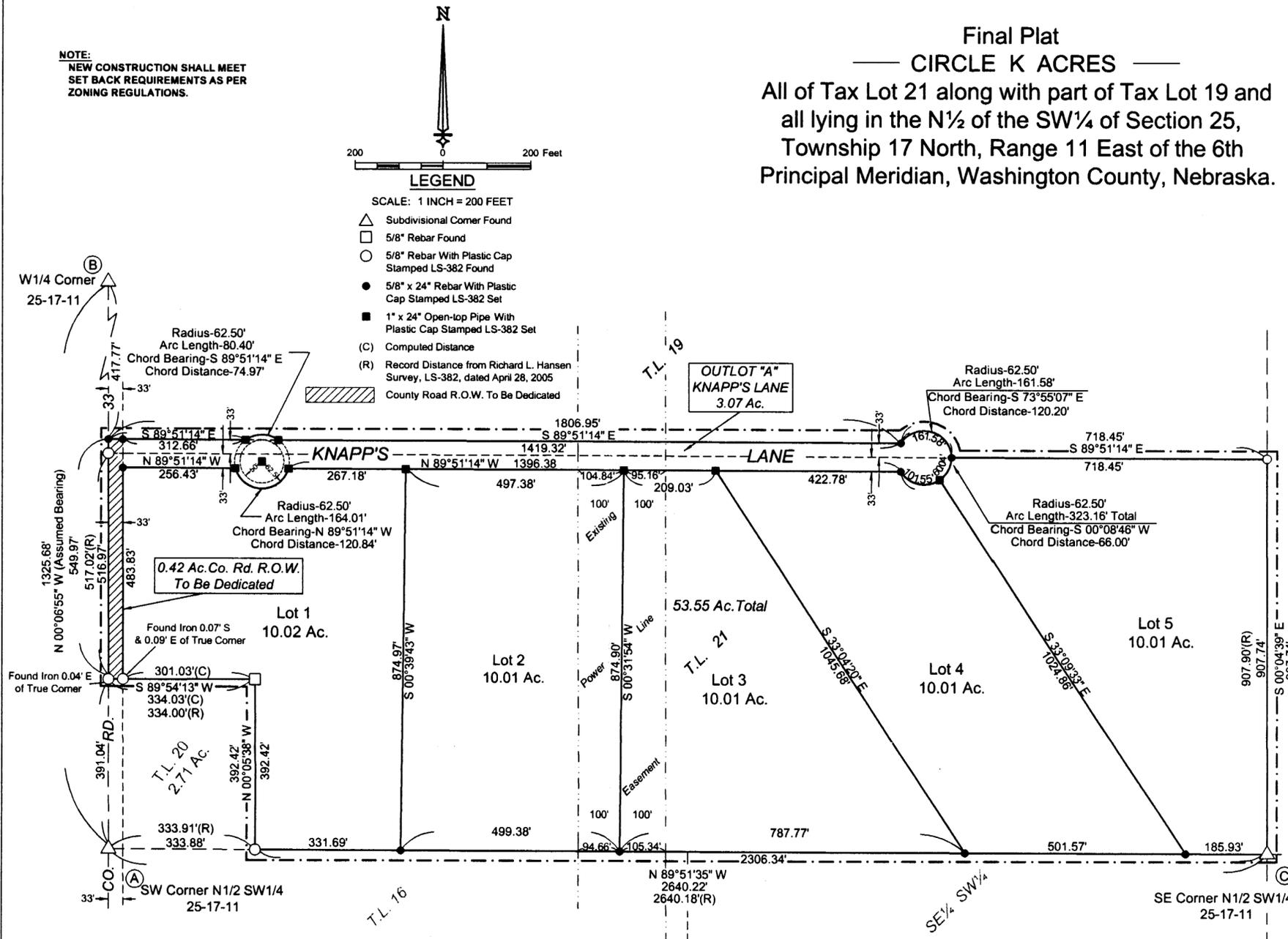


Richard L. Hansen
Richard L. Hansen
Registered Land Surveyor
Registration No. LS-382
Date: September 1, 2006
Client: William Russell Knapp
Job No.: 06-006



DEDICATION:

Know all men by these presents, that we, William Russell Knapp, Michelle D. Knapp, David M. Kroeger and Julie Kroeger, being the owners of the land described within the Surveyor's Certificate and embraced within this plat have caused said land to be subdivided into streets, lanes, ways, drives and circles, lots and outlots to be named, numbered and lettered as shown, said subdivision to be hereafter known as "Circle K Acres", and we do hereby ratify and approve of the disposition of our property as shown on this plat and we hereby dedicate to the public the county road right-of-way as shown on this plat and further grant a perpetual easement to the public for ingress egress purposes to the streets, lanes, ways, drives or circles shown on this plat and do further grant a perpetual easement to any utilities furnishing water, electrical power, telephone, cable television, natural gas and sanitary sewer to erect, operate, maintain, repair and renew poles, wires, crossarms, down guys and anchors, cables, conduits, gas lines, water lines, sewer lines and other related facilities, and to extend thereon wires or cables for the carrying and transmission of electric current for light, heat, water and power for the transmission of signals provided by a cable television system and their reception, and for water, sewer and drainage, on, over, through, under and across the street, lane, way, drive and circle, right-of-ways and a ten (10') foot wide strip of land abutting all streets, lanes, ways, drives or circles and that no permanent buildings, retaining walls or loose rock walls shall be placed in the said easement ways, but the same may be used for sidewalks, driveways, gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.



TREASURER'S CERTIFICATION:

This is to certify that I find no regular or special taxes due or delinquent against the property described in the legal description on this Surveyor's Certificate and embraced within this plat as shown by the records of this office on this ___ day of ___, A.D., 2006.

Washington County Treasurer

COUNTY SURVEYOR'S REVIEW:

The Final Plat of "Circle K Acres" as shown and described hereon was reviewed by the Washington County Surveyor's Office on this ___ day of ___, A.D., 2006.

Washington County Surveyor
Richard L. Hansen

COUNTY ROAD SUPERINTENDENT'S APPROVAL:

The Final Plat of "Circle K Acres" as shown and described hereon was approved by the Washington County Road Superintendent on this ___ day of ___, A.D., 2006.

County Road Superintendent

COUNTY PLANNING COMMISSION APPROVAL:

The Final Plat of "Circle K Acres" as shown and described hereon was approved by the Washington County Planning Commission on this ___ day of ___, A.D., 2006.

Chairman

COUNTY BOARD OF SUPERVISORS APPROVAL:

The Final Plat of "Circle K Acres" as shown and described hereon was approved and accepted by the Washington County Board of Supervisors on this ___ day of ___, A.D., 2006.

Chairman of the Board

ATTEST: _____
Washington County Clerk

By: _____
William Russell Knapp, Owner

By: _____
David M. Kroeger, Owner

By: _____
Michelle D. Knapp, Owner

By: _____
Julie Kroeger, Owner

ACKNOWLEDGMENT OF NOTARY:

State of Nebraska)
) ss
County of Washington)

ACKNOWLEDGMENT OF NOTARY:

State of _____)
) ss
County of _____)

The foregoing dedication was acknowledged before me this ___ day of ___, 2006 by William Russell Knapp and Michelle D. Knapp, owners of "Circle K Acres".

Notary Public

My Commission Expires _____ (Date)

The foregoing dedication was acknowledged before me this ___ day of ___, 2006 by David M. Kroeger and Julie Kroeger, owners of "Circle K Acres".

Notary Public

My Commission Expires _____ (Date)

BESCO	BLAIR ENGINEERING & SURVEYING CO. INC. 936 Grant St., P.O. Box 100 Blair, Nebraska, 68008-0100 (402) 426-9414
	Job No.: 06-006 File No.: c:\Cartson2006\work\06006\06-006.dwg Client: Russell Knapp Drawn By: KSF Date: 09/01/06

- (A) Southwest Corner of N½ SW¼ of Sec. 25-17-11
SET 5/8" x 24" REBAR WITH PLASTIC CAP STAMPED LS-382 BURIED 0.4' IN COUNTY ROAD ON PROJECTION OF POWER LINE FROM EAST
1' S to projection of fence line from east
6' E to centerline North-South county road
65.93' N to 5/8" rebar with cap marked LS-382
33.00' E to 5/8" rebar with cap marked LS-382
27.23' W to "x" nails in power pole
- (B) W¼ Corner of Sec. 25-17-11
FOUND GRANITE STONE BURIED 0.6'
1' W to centerline North-South county road
0.30' E to 1" pinched top pipe
32.60' E to duplex nail in fence post
38.64' SE to duplex nail in fence post
34.60' W to duplex nail in fence post
- (C) Southeast Corner of N½ SW¼ of Section 25-17-11
SET 5/8" x 24" REBAR WITH PLASTIC CAP STAMPED LS-382 FLUSH WITH GROUND SURFACE ON PROJECTION OF FENCE LINE FROM NORTH
1' N to projection of fence line from east
2.58' N to 40d spike in top of fence post
8.00' NE to 40d spike in top of fence post