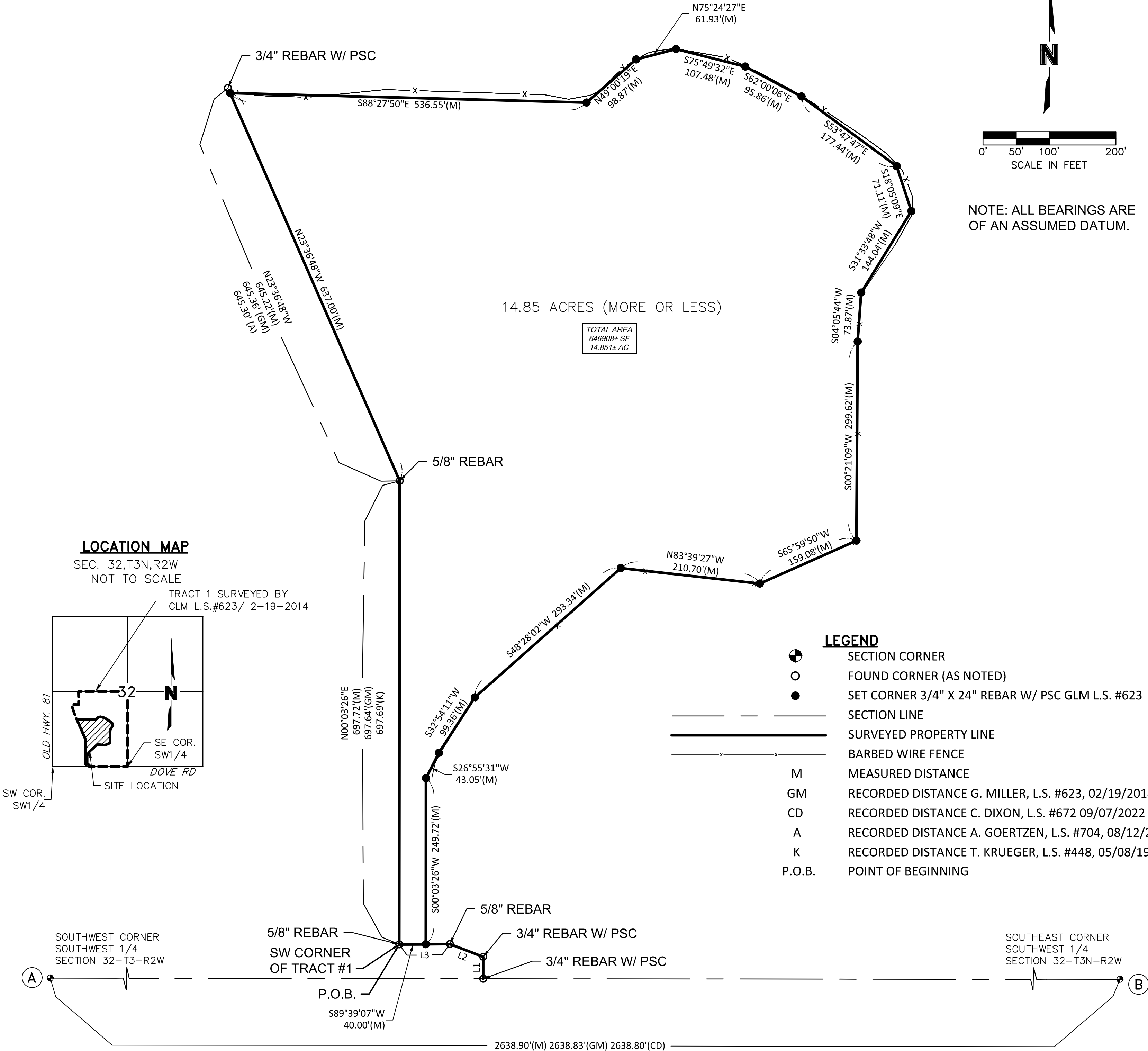


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DATE: Jan 12, 2023 10:29am  
USER: jreubrand



# SURVEY RECORD

THAYER COUNTY, NEBRASKA  
Survey of: PART OF THE SOUTHWEST QUARTER (SW1/4)  
SEC. 32 T 3 N, R 2 W of the 6th P.M.

## LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN PART OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION THIRTY-TWO (32), TOWNSHIP THREE (3) NORTH, RANGE TWO (2) WEST OF THE 6TH P.M., THAYER COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF TRACT #1 AS SURVEYED BY G. MILLER, L.S. #623, 2/12/2014, SAID POINT BEING A 5/8" REBAR ON THE NORTH RIGHT-OF-WAY LINE OF DOVE ROAD, AND ASSUMING THE WEST LINE OF SAID TRACT #1 TO HAVE A BEARING OF N 00° 03' 26" E; THENCE N 00° 03' 26" E AND ON SAID WEST LINE OF TRACT #1, A DISTANCE OF 697.72 FEET TO A 5/8" REBAR; THENCE N 23° 36' 48" W AND ON THE WESTERLY LINE OF SAID TRACT #1, A DISTANCE OF 637.00 FEET TO A 3/4" REBAR W/PSC; THENCE S 88° 27' 50" E, A DISTANCE OF 536.55 FEET TO A 3/4" REBAR W/PSC; THENCE N 49° 00' 19", A DISTANCE OF 98.87 EET TO A 3/4" REBAR W/PSC; THENCE N 75° 24' 27", A DISTANCE OF 61.93 FEET TO A 3/4" REBAR W/PSC; THENCE S 75° 49' 32", A DISTANCE OF 107.48 FEET TO A 3/4" REBAR W/PSC; THENCE S 62° 00' 06", A DISTANCE OF 95.86 FEET TO A 3/4" REBAR W/PSC; THENCE S 53° 47' 47" E, A DISTANCE OF 177.44 FEET TO A 3/4" REBAR W/PSC; THENCE S 18° 05' 09" E, A DISTANCE OF 71.11 FEET TO A 3/4" REBAR W/PSC; THENCE S 31° 33' 48" W, A DISTANCE OF 144.04 FEET TO A 3/4" REBAR W/PSC; THENCE S 04° 05' 44" W, A DISTANCE OF 73.87 FEET TO A 3/4" REBAR W/PSC; THENCE S 00° 21' 09" W, A DISTANCE OF 299.62 FEET TO A 3/4" REBAR W/PSC; THENCE S 65° 59' 50" W, A DISTANCE OF 159.08 FEET TO A 3/4" REBAR W/PSC; THENCE N 83° 39' 27" W, A DISTANCE OF 210.70 FEET TO A 3/4" REBAR W/PSC; THENCE S 48° 28' 02" W, A DISTANCE OF 293.34 FEET TO A 3/4" REBAR W/PSC; THENCE S 32° 54' 11" W, A DISTANCE OF 99.36 FEET TO A 3/4" REBAR W/PSC; THENCE S 26° 55' 31" W, A DISTANCE OF 43.05 FEET TO A 3/4" REBAR W/PSC; THENCE S 00° 03' 26" W AND PARALLEL WITH SAID WEST LINE OF TRACT #1, A DISTANCE OF 249.72 FEET TO A POINT ON SAID NORTH RIGHT-OF-WAY LINE OF DOVE ROAD, SAID POINT BEING A 3/4" REBAR W/PSC; THENCE S 89° 39' 07" W AND ON SAID NORTH RIGHT-OF-WAY LINE OF DOVE ROAD, A DISTANCE OF 40.00 FEET TO THE POINT OF BEGINNING.

SAID TRACT CONTAINS A CALCULATED AREA OF 14.85 ACRES, MORE OR LESS.

## SECTION CORNER TIES

- A** SOUTHWEST CORNER, SW1/4, SECTION 32 T3N R2W  
FOUND A 5/8" REBAR IN CONCRETE CORE DRILL HOLE, FLUSH WITH CONCRETE OF OLD HIGHWAY NO. 81, AS RECORDED BY C.DIXON L.S. #672, 9/7/2022.  
NNW 67.89' TO A PUNCH MARK IN THE SW SIDE OF A STEEL LIGHT POLE BASE  
SSE 69.41' TO A PUNCH MARK IN THE SW OF A SIDE STEEL LIGHT POLE BASE  
NE 83.77' TO A MAG NAIL/DISK IN A POWER POLE  
SW 91.86' TO A MAG NAIL/DISK IN A TELEPHONE PEDESTAL POST  
E 0.7' TO THE CENTERLINE CONCRETE JOINT NORTH AND SOUTH OF OLD HIGHWAY NO. 81
- B** SOUTHEAST CORNER, SW1/4, SECTION 32 T3N R2W  
FOUND A 2" ALUMINUM CAP, 0.6' BELOW GRADE, AS RECORDED BY C. DIXON, L.S. #672, 9/7/2022.  
SSE 32.57' TO A MAG NAIL/DISK IN A GATE POST  
S 31.37' TO A MAG NAIL/DISK IN A BRACE POST  
NNE 40.40' TO A MAG NAIL/WASHER IN A CORNER FENCE POST  
N 7.0' TO THE CENTERLINE OF DOVE ROAD EAST AND WEST  
E 6.5' TO THE RANGE OF FENCE SOUTH

## SURVEYOR'S CERTIFICATE

I, GRANT L. MILLER, A REGISTERED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT I COMPLETED AN ACCURATE SURVEY, UNDER MY PERSONAL SUPERVISION, OF PART OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION THIRTY-TWO (32), TOWNSHIP THREE (3) NORTH, RANGE TWO (2) WEST OF THE 6TH P.M., THAYER COUNTY, NEBRASKA, AS SHOWN ON THE ACCOMPANYING PLAT THEREOF; THAT IRON MARKERS, EXCEPT WHERE INDICATED WERE FOUND AT ALL CORNERS; THAT THE DIMENSIONS ARE AS SHOWN ON THE PLAT; AND THAT SAID SURVEY WAS MADE WITH REFERENCE TO KNOWN AND RECORDED MONUMENTS.

Name: \_\_\_\_\_  
Grant L. Miller, L.S. #623, January 5, 2023

LINE TABLE				
LINE ID	BEARING	LENGTH (M)	LENGTH (GM)	LENGTH (K) (FEET)
L1	N00°14'08"E	33.08	33.00	
L2	N69°12'37"W	53.70	53.61	53.61
L3	S89°39'09"W	76.19	76.27	76.20

**olsson** 1707 Dakota Avenue  
South Sioux City, NE 68776  
TEL 402.494.3059

PROJECT NO. 2022-05634  
FINAL PLAT  
FB MISC 2022