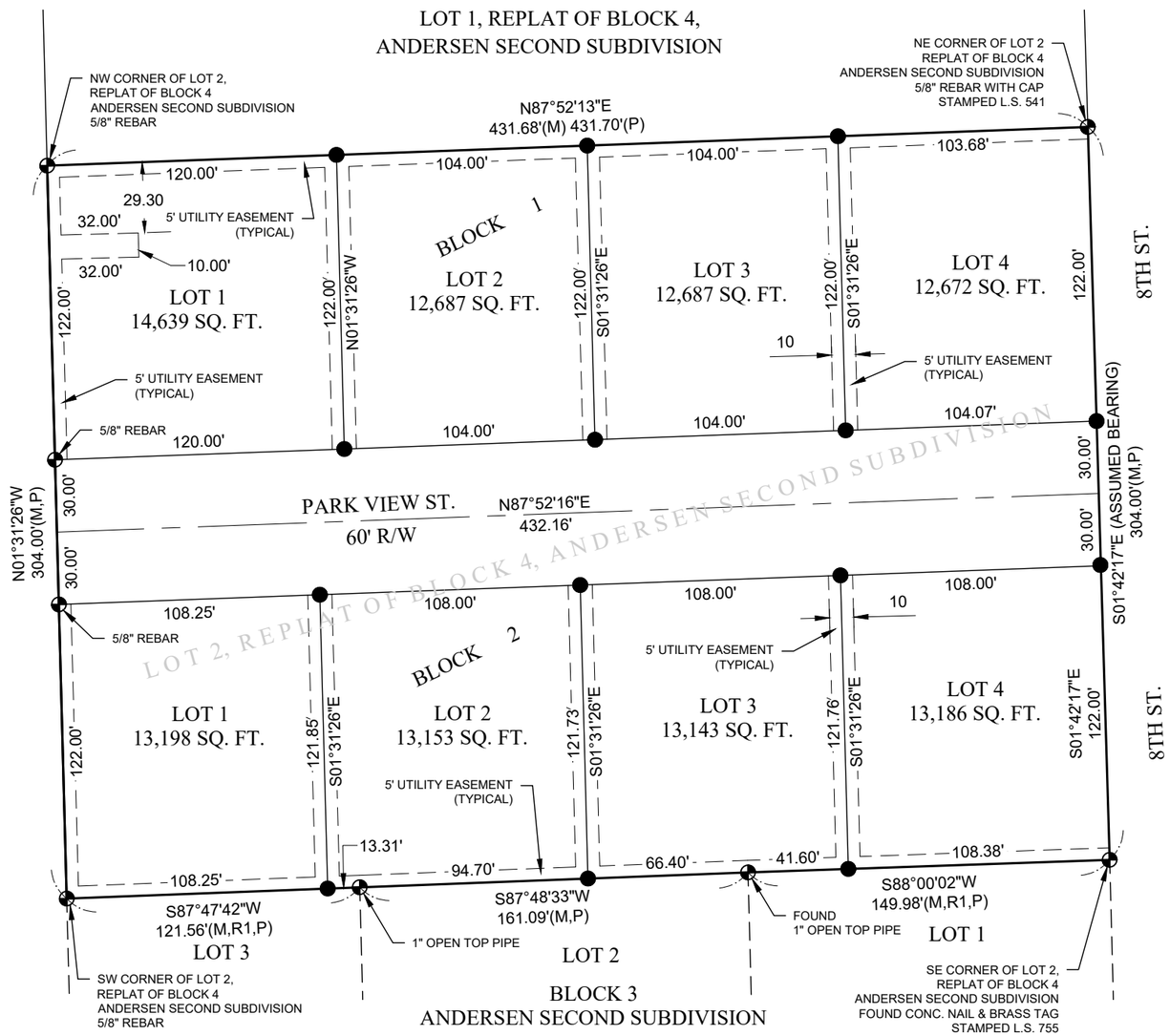

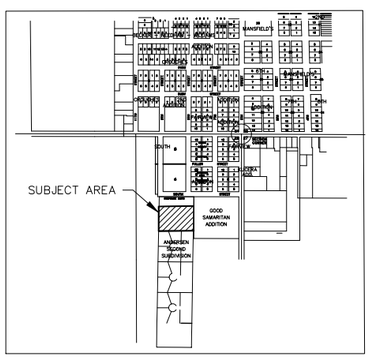

VICINITY MAP

GRAPHIC SCALE

0 15 30 60 120

BASIS OF BEARINGS: EAST LINE OF BLOCK 4, ANDERSEN SECOND SUBDIVISION IN THE CITY OF ALBION, BOONE COUNTY, NEBRASKA.

LEGEND

- MONUMENT FOUND AS NOTED
- MONUMENT SET 5/8" x 24" REBAR WITH CAP STAMPED L.S. 755 UNLESS OTHERWISE NOTED

M MEASURED DISTANCE
P PLATTED DISTANCE PER ADMINISTRATIVE PLAT OF BLOCK 4, ANDERSEN SECOND SUBDIVISION

SOUTH PARK SUBDIVISION
A REPLAT OF
LOT 2, REPLAT OF BLOCK 4,
ANDERSEN SECOND SUBDIVISION
IN THE CITY OF ALBION, BOONE COUNTY, NEBRASKA

LEGAL DESCRIPTION:

LOT 2, REPLAT OF BLOCK 4, ANDERSEN SECOND SUBDIVISION IN THE CITY OF ALBION, BOONE COUNTY, NEBRASKA.

DEDICATION:

WE, ALBION DEVELOPMENT COMPANY, INC., ARE THE UNDERSIGNED OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY CERTIFY THAT WE HAVE LAID OUT, PLATTED AND SUBDIVIDED SAID REAL ESTATE IN ACCORDANCE WITH THIS PLAT.

THIS SUBDIVISION SHALL BE KNOWN AND DESIGNATED AS SOUTH PARK SUBDIVISION, BEING LOT 2, REPLAT OF BLOCK 4, ANDERSEN SECOND SUBDIVISION IN THE CITY OF ALBION, BOONE COUNTY, NEBRASKA.

ALL STREETS AND ALLEYS SHOWN AND NOT HERETOFORE DEDICATED ARE HEREBY DEDICATED TO THE PUBLIC UNLESS SPECIFICALLY NOTED FOR PUBLIC USE.

ALL EASEMENT SHOWN ARE RESERVED AS SHOWN, FOR PUBLIC UTILITY PURPOSES.

CLEAR TITLE TO THE LAND CONTAINED IN THIS PLAT IS GUARANTEED. ANY ENCUMBRANCES OR SPECIAL ASSIGNMENTS ARE EXPLAINED AS FOLLOWS:

_____

_____

_____
JEFF JARECKI, PRESIDENT
ALBION DEVELOPMENT COMPANY, INC.

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
)SS
COUNTY OF _____)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ___ DAY OF _____, 202__ BY JEFF JARECKI, PRESIDENT OF ALBION DEVELOPMENT COMPANY, INC, OWNER(S) OF LOT 2, REPLAT OF BLOCK 4, ANDERSEN SECOND SUBDIVISION IN THE CITY OF ALBION, BOONE COUNTY, NEBRASKA.

MY COMMISSION EXPIRES: _____ _____
NOTARY PUBLIC

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA; THAT THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE LAND SURVEYORS REGULATION ACT IN EFFECT AT THE TIME OF THIS SURVEY; THAT THIS SURVEY WAS PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION, AND IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE.

_____
BRIAN JAY BENSON, LS 755

JEO CONSULTING GROUP
1-800-723-9567
Ph: 402.371.6416
PO Box 1424
Norfolk, NE 68702

SOUTH PARK SUBDIVISION
A REPLAT OF LOT 2, REPLAT OF BLOCK 4
ANDERSEN SECOND SUBDIVISION
IN THE CITY OF ALBION,
BOONE COUNTY, NEBRASKA

FINAL PLAT

PROJECT NO. 242207.00
DATE 10/23/2024
DRAWN BY DV
FILE NAME SV-242207.00.dwg
FIELD BOOK ALBION N-5
FIELD CREW BB,CP
SURVEY FILE NO. 2024-247

J:\Projects\242207.00-Albion South Park Subdivision\6 Survey\Drawings\SV-242207.00.dwg, on 10/24/2024 12:10 PM.

SOUTH PARK SUBDIVISION
A REPLAT OF
LOT 2, REPLAT OF BLOCK 4,
ANDERSEN SECOND SUBDIVISION
IN THE CITY OF ALBION, BOONE COUNTY, NEBRASKA

PLANNING COMMISSION APPROVAL

THIS PLAT HAS IS HEREBY APPROVED BY THE CITY OF ALBION PLANNING COMMISSION DULY ON THIS ___ DAY OF _____, 202__.

_____
CHAIRPERSON

ATTEST: _____
PLANNING COMMISSION SECRETARY

BOONE COUNTY SURVEYOR APPROVAL

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE BOONE COUNTY SURVEYOR ON THIS ___ DAY OF _____, 202___.

_____
BOONE COUNTY SURVEYOR

CITY APPROVAL

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE CITY OF ALBION BY ORDINANCE NUMBER _____ DULY ON THIS ___ DAY OF _____, 202__.

_____
CITY CODE OFFICIAL

ATTEST: _____
CLERK/DEPUTY CLERK

TREASURER'S CERTIFICATE

I CERTIFY THAT THERE ARE NO REGULAR OR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S STATEMENT ON THIS _____ DAY OF _____, 202__.

_____ _____
TREASURER TAX ID NUMBER

REPOSITORY STAMP

REGISTER OF DEEDS

STATE OF NEBRASKA)
)SS
COUNTY OF BOONE)

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT _____ __.M. ON THE _____ DAY OF _____, 202__.

_____
REGISTER OF DEEDS

JEO CONSULTING GROUP
1-800-732-9867
Ph: 402.371.6416
PO Box 1424
Norfolk, NE 68702

SOUTH PARK SUBDIVISION
A REPLAT OF LOT 2, REPLAT OF BLOCK 4
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J:\Projects\242207.00-Albion South Park Subdivision\6 Survey\Drawings\SV-242207.00.dwg, on 10/24/2024 12:11 PM.