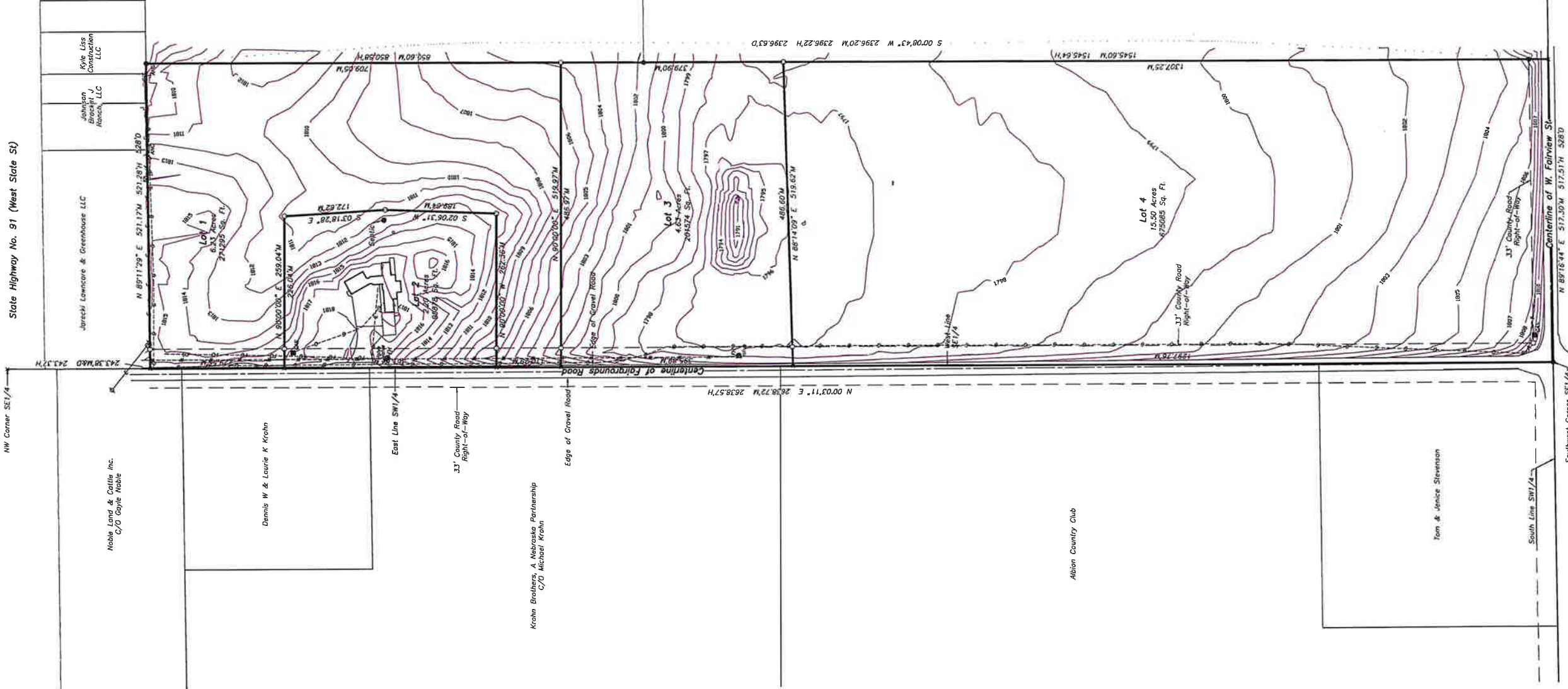
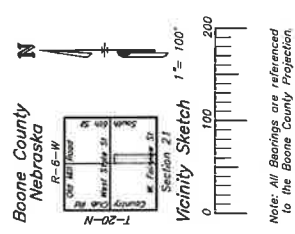


Preliminary Plat of Marilee 1st Addition  
of part of the SE1/4 of  
Section 21, T20N, R6W, Boone County, Nebraska



**Utilities:**  
 Call 800.642.8434 for the actual location of the utilities before digging.  
 No Private Utilities were located unless otherwise shown.  
 Sewer - City of Columbus (Clear/No Conflict)  
 Gas - Black Hills Energy (As Shown) (As Shown)  
 Telephone - Great Plains Communications (Clear/No Conflict)  
 Fiber Optic - Mediacom - Spirit (As Shown) (Clear/No Conflict)  
 Electric - Loup River Public Power District (As Shown)

- LEGEND-**
- Found 5/8" Rebar
  - Plastic Survey Cap (Unless Otherwise Noted)
  - Set 5/8" x 24" Rebar
  - × Plastic Survey Cap
  - M Computed Location
  - M Measured This Survey
  - H Recorded Measurement
  - C.C. Hgs. L.S. #673
  - D Dead End Distance
  - Water Valve
  - Power Pole
  - J-4WC Anchor
  - Fire Hydrant
  - Telephone Pedestal
  - Gas Meter
  - Water Spicket
  - Overhead Electric
  - Underground Electric
  - Underground Fiber Optic
  - Underground Gas
  - Underground Telephone
  - 6" Water Line



Note: All Bearings are referenced to the Boone County Projection

**OWNER:**  
 Marilee Newahner  
 2609 180th Street  
 Albion, NE 68620

**DEVELOPER:**  
 Dylan Martin  
 1100 S. 1st St  
 Albion, NE 68620  
 (724)574-4323

**SURVEYOR:**  
 Thomas A. Tremel  
 Tremel Surveying, Inc.  
 Driftwood Drive  
 Columbus, NE 68601

**Notes:**  
 Current Zoning: R2

**Flood Zone:** Zone X as per Flood Insurance Rate Maps 3101C0309C AND 3101C0325C, both with an effective date of December 5, 1999.

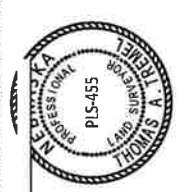
**Field Notes:**  
 Northwest Corner SE1/4, Section 21, T20N, R6W - searched and dug for corner and set iron nail, calculated location based on ties recorded by C.C. Hgs. L.S. #673. Found iron nail in corner fence post.  
 62.33' NE to NW corner of R.O.W. Marker.  
 78.78' SE to NW corner of R.O.W. Marker.  
 61.16' SSE to NW corner of R.O.W. Marker. 91' E&W  
 14' West to centerline of Fairgrounds Road N&S

Southwest Corner SE1/4, Section 21, T20N, R6W - found MAG spike with iron nail in corner. Set iron nail in corner on April 28, 2023.  
 51.22' NW to iron nail in power pole.  
 45.99' NE to face of gas warning sign post.  
 2.4' North to centerline of W. Fairview Street E&W  
 On centerline of Fairgrounds Road N&S

**Deed Description:**  
 The W1/2 SE1/4 of Section 21, Township 20 North, Range 6 West of the 6th P.M., Boone County, Nebraska, described as follows:  
 Beginning at a point 14-1/4 rods South of the Northwest corner of the SE1/4 of Section 21, Township 20 North, Range 6 West of the 6th P.M., Boone County, Nebraska, thence running East 32 rods on a line parallel to the South line of said quarter section 32 rods East to a point on the South line of said quarter section 32 rods East of the Southwest corner of said quarter section; thence West along the South line of said quarter section to the Southwest corner of said quarter section, thence North along the West line of said quarter section to the place of beginning, containing 28.35 acres more or less.

**Surveyor's Statement:**  
 I, Thomas A. Tremel, a Professional Land Surveyor in the State of Nebraska, hereby state that this survey was conducted under my direct supervision and is correct to the best of my knowledge and belief and is in accordance with the Minimum Standards for Surveys in Nebraska.

Thomas A. Tremel, P.L.S. #455  
 December 9, 2025



**Owners Certificate:**  
 The following owner of the described property have caused said real estate to be platted in accordance with this plat.  
 Marilee Newahner

**Acknowledgement of Notary:**  
 State of Nebraska  
 County of Boone  
 2025 by Marilee Newahner.  
 My commission expires: 12-17-26  
 Brea Kelley  
 Notary Public

GENERAL NOTARY - State of Nebraska  
 BREAA KELLEY  
 My Comm. Expires Dec. 17, 2026

Reinhart Addition  
 Lot 2  
 Noble Land & Cattle Inc.  
 C/O Gayle Noble

Albion Country Club

Tom & Jenice Stevenson

Preliminary Plat

MARILEE 1ST ADDITION  
 SE1/4 SECTION 21, T20N, R6W  
 ALBION, BOONE COUNTY, NEBRASKA

TMB	TMB, WAS	DATE
		12/08/2025
DRAWN	SUBMITTED	



No. 1 Driftwood Drive - Columbus, NE 68601  
 Phone (402) 563-4589 - Fax (402) 563-3992