



996.33 ACRES
TRACT #8

LEGAL DESCRIPTION

A tract of land located in Section 4, Township 1 North, Range 39 West, and Section 33 township 2 North Range 39 West of the 6th P.M. in Dundy County, Nebraska, being more particularly described as follows:

Commencing at the SW Corner of said Section 4, thence N00°11'04\"W (all bearings contained herein relative thereto), on the West line of said Section 4, 2726.00 feet;

thence N89°48'56\"E, 38.59 feet to the Point of Beginning;

thence N00°03'56\"W, 2751.39 feet;

thence N00°23'11\"E, 1779.49 feet;

thence N12°24'27\"E, 830.37 feet;

thence N89°39'56\"E, 1305.44 feet;

thence N89°47'15\"E, 1334.33 feet;

thence N89°33'22\"E, 1066.16 feet;

thence S89°38'41\"E, 1536.86 feet;

thence S00°26'45\"E, 2626.47 feet;

thence S01°11'59\"W, 2620.40 feet;

thence S01°47'20\"W, 2790.50 feet;

thence N89°43'21\"W, 5301.11 feet;

thence N00°09'21\"W, 2707.93 feet to the Point of Beginning.

Said tract contains 690.08 acres, more or less, and is subject to all right of ways, easements, and reservations now on record or indicated on the attached plat.

NW COR SEC. 4-1-39
FD 1/2\" R/B

- 1. MAG N. & LS-812 WASHER 46.87' ENE
- 2. SCREW T.C.F.P. 48.52' NW
- 3. SCREW T.C.F.P. 59.86' W
- 4. SCREW T.C.F.P. 50.66' SW

SURVEYOR'S CERTIFICATE

I, Don D. Terry, Nebraska Registered Land Surveyor No. LS-812, do hereby state that the survey and the referenced Legal Description herein, was performed by myself using known and recorded monuments. All information shown on the above plat is accurate and correct to the best of my knowledge and belief.

Date of Survey: November 24, 2023

T.F.S.

TERRY FAMILY SURVEYING LLC
403 WASHINGTON AVE., MCCOOK, NE, 69001
308-737-7752

Legend

- ▲ = FOUND SECTION CORNER
- = SET 1/2\" REBAR & LS 812 CAP
- ⊕ = SET MAG NAIL & WASHER T.C.F.P.
- × = CALCULATED POINT
- M = MEASURED DISTANCE
- 0 = GLO DISTANCE

SW COR SEC. 4-1-39
FD 5/8\" R/B

- 1. MAG N. & LS-812 WASHER 41.39' NE
- 2. DBL HEAD N.T.C.F.P. 49.33' SE
- 3. MAG N.P.P. 75.48' SW
- 4. MAG N. & LS-812 WASHER 43.63' NW

THIS PLAT OF SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY TERRY FAMILY SURVEYING LLC TO DETERMINE OWNERSHIP, EASEMENTS, OR RIGHTS-OF-WAY.

