



DESCRIPTION

Plat of a tract of land in the East Half (E1/2) of Section Twenty-Eight (28), Township Eleven (11) North, Range Nine (9) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:
 Beginning at a point on the West line of the East One Half (E1/2) of Section Twenty-Eight (28), said point being Five Hundred Thirty Five and Four Tenths (535.4) feet South of the North Quarter corner of Section Twenty-Eight (28); also being a point on the South line of Hagge Subdivision; thence running South along the West line of the East One Half (E1/2) Section Twenty-Eight (28) a distance of Two Thousand Six Hundred Ninety-Two and Six Tenths (2692.6) feet; thence deflecting left 106°10' and running Northeasterly a distance of Eight Hundred (800.0) feet; thence deflecting left 30°00' and running Northeasterly a distance of Four Hundred Sixty and Fifteen Hundredths (460.15) feet; thence deflecting right 9°22' and running Northeasterly a distance of Two Thousand Seventeen and Seven Tenths (2017.7) feet to a point on the South line of Hagge Subdivision; thence running West along the South line of Hagge Subdivision a distance of One Thousand Two Hundred Ninety-One and Six Tenths (1291.6) feet to the point of beginning and containing 72.290 acres more or less.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, That we JAMES B. BELTZER and ANITA B. BELTZER husband and wife, each in their own right being the owners of the land described hereon, have caused same to be surveyed, subdivided, platted and designated as "RIVERSIDE ACRES, AN ADDITION TO THE CITY OF GRAND ISLAND, NEBRASKA" as shown on the accompanying plat, and do hereby dedicate the streets as thereon shown, to the public for their use forever, and do hereby dedicate the easements as thereon shown for the location, construction and maintenance of public service utilities forever, and that the foregoing subdivision, as more particularly described in the description hereon as appears on this plat, is made with the free consent and in accordance with the desire of the undersigned owners and proprietors.

IN WITNESS WHEREOF, we have affixed our signatures hereto at Grand Island, Nebraska this 30TH day of APRIL, 1962.
 James B. Beltzer
 ANITA B. BELTZER

ACKNOWLEDGEMENT

State of Nebraska ss
 County of Hall
 On the 30TH day of APRIL, 1962 before BERNICE STUART a Notary Public, within and for said County, personally appeared JAMES B. BELTZER and ANITA B. BELTZER, his wife, to me personally known to be the identical persons whose signatures are affixed thereon, and each in his and her own right did acknowledge the execution thereof to be his and her voluntary act and deed.
 IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at GRAND ISLAND on the date last above written.
 My commission expires APRIL 27, 1967

Bernice Stuart
 Notary Public

APPROVALS

Submitted to, and approved by, the CITY PLANNING COMMISSION of the City of Grand Island, Nebraska.
April 30, 1962
 Date
 Approved and accepted by the City Council of Grand Island, Nebraska, this 2nd day of May, 1962.
Frank D. Rydu
 Mayor

SURVEYORS CERTIFICATE

I hereby certify that on April 21, 1962, I completed a survey of "RIVERSIDE ACRES AN ADDITION TO THE CITY OF GRAND ISLAND, NEBRASKA", as shown on the accompanying plat thereof, that iron markers were placed at all lot corners, that the dimensions of each lot are as shown on the plat, that each lot and block bears its own number, and that said survey was made with reference to known and recorded monuments.

Thomas L. Jordan
 Thomas L. Jordan L.S. 178

State of Nebraska ss
 County of Hall
 Entered on Numerical Index and filed for record in Office of Register of Deeds on the 3 day of May, 1962 at 35 o'clock and 35 minutes P.M. and recorded in Book 104 of 329 at page 829
Edna Behm
 Register of Deeds

By 4²⁵ Deputy
 Fees \$ 4

Note:
 Plat of Riverside Acres vacated by Ordinance No. 4227 in Book 14 Miscellaneous, Page 389, filed August 27, 1965
 Also see vacation of original Plat of Riverside Acres signed by James B. & Anita B. Beltzer in Book 14 Miscellaneous, Page 390 filed August 27, 1965
 See "Plat of Riverside Acres" filed August 27, 1965

RIVERSIDE ACRES, AN ADDITION TO THE CITY OF GRAND ISLAND, NEBRASKA

THOMAS & BENJAMIN & CLAYTON — ENGINEERS & ARCHITECTS — GRAND ISLAND, NEBRASKA