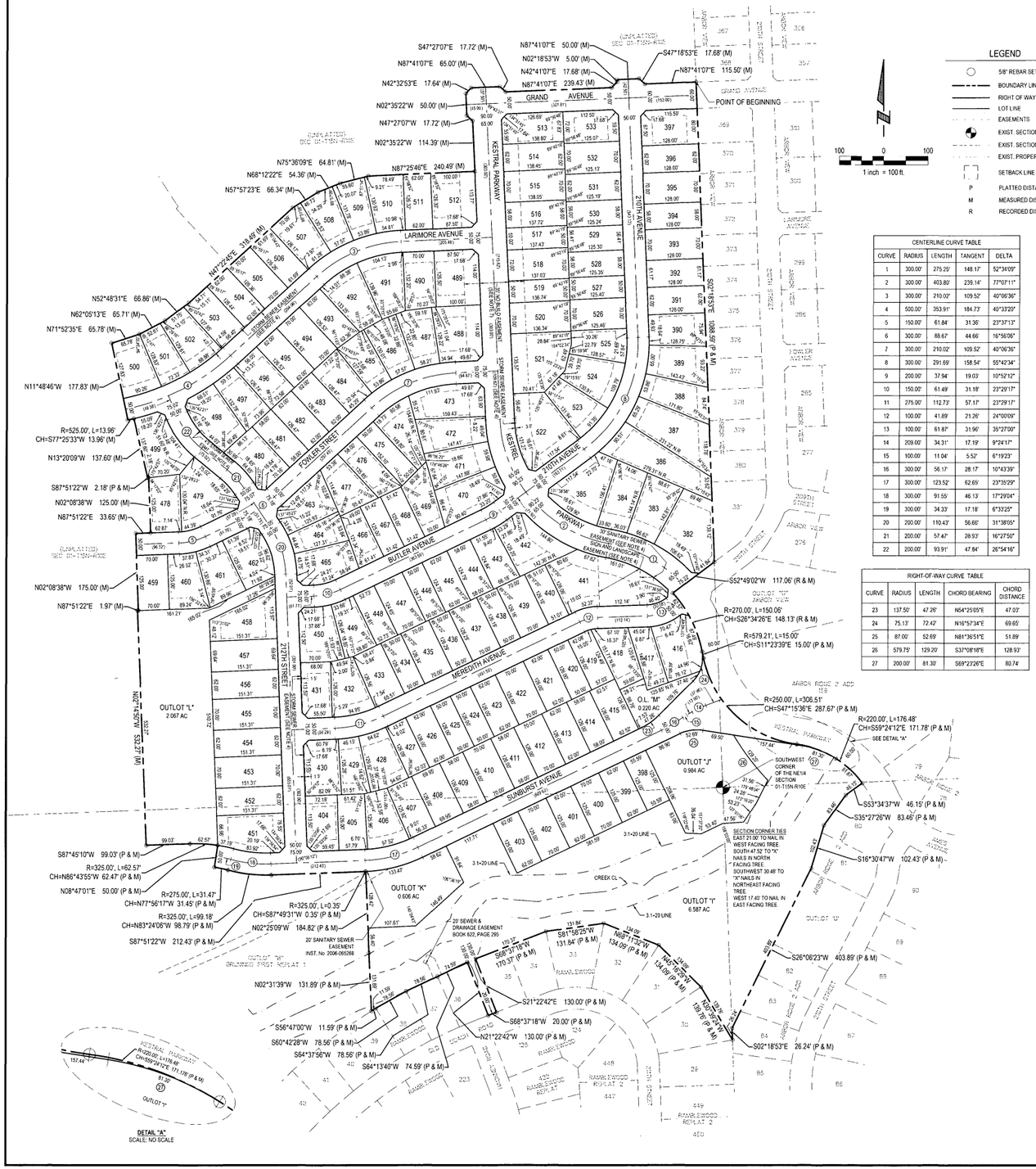
DEED Inst. # 2021135262, Pg: 1 of 1 Rec Date: 10/13/2021 13:31:37.150
Fee Received: S94.00 By: MLS
Douglas County, NE Assessor/Register of Deeds DIANE L. BATTIATO

ARBOR VIEW

LOTS 382 THRU 533 & OUTLOTS "I" THRU "M" INCLUSIVE

A TRACT OF LAND LOCATED IN PART OF THE NE1/4 OF THE NW1/4, PART OF THE SE1/4 OF THE NW1/4, PART OF THE SW1/4 OF THE NW1/4, PART OF THE SW1/4 OF THE NE1/4, ALONG WITH ALL OF OUTLOT "A", BRUNING'S FIRST REPLAT 1, A SUBDIVISION LOCATED IN PART OF THE SW1/4 AND ALL OF OUTLOT "C", ARBOR RIDGE 2ND ADDITION, A SUBDIVISION LOCATED IN PART OF SAID SE1/4, ALL LOCATED IN SECTION 01, TOWNSHIP 15 NORTH, RANGE 10 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.



LEGEND

- 5/8" REBAR SET W/CAP LS-608
- BOUNDARY LINE
- RIGHT OF WAY LINE
- LOT LINE
- EASEMENTS
- EXIST. SECTION CORNER
- EXIST. SECTION LINES
- EXIST. PROPERTY LINES
- SETBACK LINE
- P PLATTED DISTANCE
- M MEASURED DISTANCE
- R RECORDED DISTANCE

100 0 100
1 inch = 100 ft.

CENTERLINE CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	DELTA
1	300.00'	275.25'	148.17'	52°34'09"
2	300.00'	403.80'	239.14'	77°07'11"
3	300.00'	210.02'	109.52'	40°06'36"
4	500.00'	353.91'	184.73'	40°33'20"
5	150.00'	61.84'	31.36'	23°37'13"
6	300.00'	88.67'	44.66'	16°56'06"
7	300.00'	210.02'	109.52'	40°06'36"
8	300.00'	291.69'	158.54'	55°42'34"
9	200.00'	37.94'	19.03'	10°52'12"
10	150.00'	61.49'	31.18'	23°29'17"
11	275.00'	112.73'	57.17'	23°29'17"
12	100.00'	41.89'	21.26'	24°00'09"
13	100.00'	61.87'	31.96'	35°27'00"
14	209.00'	34.31'	17.19'	9°24'17"
15	100.00'	11.04'	5.52'	6°19'23"
16	300.00'	56.17'	28.17'	10°43'39"
17	300.00'	123.52'	62.65'	23°35'29"
18	300.00'	91.55'	46.13'	17°29'04"
19	300.00'	34.33'	17.18'	6°33'25"
20	200.00'	110.43'	56.66'	31°38'05"
21	200.00'	57.47'	28.93'	16°27'50"
22	200.00'	93.91'	47.84'	26°54'16"

RIGHT-OF-WAY CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
23	137.50'	47.26'	N54°25'05"E	47.03'
24	75.13'	72.42'	N16°57'34"E	69.65'
25	87.00'	52.69'	N81°36'51"E	51.89'
26	579.75'	129.20'	S37°08'16"E	128.93'
27	200.00'	81.30'	S69°23'26"E	80.74'

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, CHARLESTON HOMES, LLC, THE OWNERS OF THE PROPERTY DESCRIBED IN THE SURVEYOR CERTIFICATION AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS AND STREETS TO BE NUMBERED AND NAMED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS ARBOR VIEW (LOTS TO BE NUMBERED AS SHOWN), AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND WE DO HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS, AVENUES AND CIRCLES, AND WE DO HEREBY GRANT EASEMENTS AS SHOWN ON THIS PLAT, WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT (OPPD), COX COMMUNICATIONS, CENTURYLINK AND ANY COMPANY WHICH HAS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR AND RENEW POLES, WIRES, CABLES, CONDUITS AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT AND POWER AND FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM, AND THE RECEPTION ON, OVER, THROUGH, UNDER AND ACROSS A FIVE-FOOT (5) WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LOT LINES, AN EIGHT-FOOT (8) WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS; AND A SIXTEEN-FOOT (16) WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL EXTERIOR LOTS. THE TERM EXTERIOR LOTS IS HEREIN DEFINED AS THOSE LOTS FORMING THE OUTER PERIMETER OF THE ABOVE-DESCRIBED ADDITION. SAID SIXTEEN-FOOT (16) WIDE EASEMENT WILL BE REDUCED TO AN EIGHT-FOOT (8) WIDE STRIP WHEN THE ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED AND WE DO FURTHER GRANT A PERPETUAL EASEMENT TO METROPOLITAN UTILITIES DISTRICT, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, INSTALL, OPERATE, MAINTAIN, REPAIR AND RENEW PIPELINES, HYDRANTS AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER ON, THROUGH, UNDER AND ACROSS A FIVE FOOT (5) WIDE STRIP OF LAND ABUTTING ALL CUL-DE-SAC STREETS AND ALONG ALL STREET FRONTAGES OF ALL LOTS. NO PERMANENT BUILDINGS OR RETAINING WALLS SHALL BE PLACED IN THE SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

CHARLESTON HOMES, LLC

MARC STODOLA, MANAGING MEMBER DATE 2/19/21

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)

COUNTY OF Douglas)

ON THIS 19th DAY OF February 2021 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME MARC STODOLA, MANAGING MEMBER OF CHARLESTON HOMES, LLC, WHO IS PERSONALLY KNOWN TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE DEDICATION ON THIS PLAT AND ACKNOWLEDGED THE SAME TO BE HIS/HER VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN:

NOTARY PUBLIC

MICHAEL FREESTONE
GENERAL NOTARIAL SEAL
STATE OF NEBRASKA
Commission Expires
May 18, 2024

APPROVAL OF OMAHA CITY PLANNING BOARD

THIS PLAT OF ARBOR VIEW (LOTS NUMBERED AS SHOWN) WAS APPROVED BY THE CITY PLANNING BOARD.

CHAIRMAN OF CITY PLANNING BOARD 10/7/20 DATE

OMAHA CITY COUNCIL ACCEPTANCE

THIS PLAT OF ARBOR VIEW (LOTS NUMBERED AS SHOWN) WAS APPROVED BY THE CITY COUNCIL OF OMAHA.

MAYOR April 21, 2021 DATE

ATTEST CITY CLERK

PRESIDENT OF COUNCIL

CITY OF OMAHA, NEBRASKA INCORPORATED 23 FEBRUARY 1857

NOTES:

1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
2. ALL LOT LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS NONRADIAL (N.R.).
3. ALL DIMENSIONS SHOWN WITH PARENTHESES ARE FOR THE LOCATION OF CENTERLINE.
4. ALL EASEMENTS THAT ARE NOT LABELED WITH ANY RECORDING INFORMATION WILL BE RECORDED BY A SEPARATE DOCUMENT.
5. THE CHAMFERS FOR SIDEWALKS ON CORNER LOTS ARE SET AT TWELVE AND HALF FEET (12.5') RADII FROM THE INTERSECTION OF RIGHT-OF-WAY LINES. NO ANGLES SHOWN WHEN RIGHT-OF-WAY LINES HAVE 90° ANGLE.
6. A STORM SEWER AND DRAINAGE EASEMENT SHALL BE GRANTED OVER ALL OF OUTLOTS "I" THRU "M".
7. A 35.0' NO BUILD (SETBACK) ALONG KESTRAL PARKWAY PER "APPENDIX C: BOULEVARD DESIGN GUIDELINES" PER THE OMAHA SUBURBAN PARK SYSTEM MASTER PLAN, LAST UPDATED 2015.

SURVEYORS CERTIFICATION

I HEREBY CERTIFY THAT I HAVE MADE A GROUND SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MONUMENTS HAVE BEEN PLACED ON THE BOUNDARY OF THE WITHIN PLAT AND THAT A BOND HAS BEEN FURNISHED TO THE CITY OF OMAHA TO ENSURE PLACING OF PERMANENT MONUMENTS AND STAKES AT ALL CORNERS OF ALL LOTS, STREETS AND ANGLE POINTS IN ARBOR VIEW (THE LOTS NUMBERED AS SHOWN). A TRACT OF LAND LOCATED IN PART OF THE NE1/4 OF THE NW1/4, PART OF THE SE1/4 OF THE NW1/4, PART OF THE SW1/4 OF THE NW1/4, PART OF THE SE1/4 OF THE NW1/4, PART OF THE SW1/4 OF THE NW1/4, PART OF THE SW1/4 OF THE NE1/4, ALONG WITH ALL OF OUTLOT "A", BRUNING'S FIRST REPLAT 1, A SUBDIVISION LOCATED IN PART OF THE SW1/4 AND ALL OF OUTLOT "C", ARBOR RIDGE 2ND ADDITION, A SUBDIVISION LOCATED IN PART OF SAID SE1/4, ALL LOCATED IN SECTION 01, TOWNSHIP 15 NORTH, RANGE 10 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA. MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 368, ARBOR VIEW, A SUBDIVISION LOCATED IN THE NE1/4 OF SAID SECTION 01, SAID POINT ALSO BEING ON THE EASTERLY LINE OF SAID NW1/4 OF SECTION 01, SAID POINT ALSO BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF GRAND AVENUE; THENCE S02°18'53"E (ASSUMED BEARING) ALONG SAID EASTERLY LINE OF THE NW1/4 OF SECTION 01, SAID LINE ALSO BEING THE WESTERLY LINE OF LOTS 369 THRU 381, SAID ARBOR VIEW, A DISTANCE OF 1,088.59 FEET TO THE SOUTHWEST CORNER OF SAID LOT 381, ARBOR VIEW, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF 210TH STREET; THENCE S52°49'02"W ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF 210TH STREET, A DISTANCE OF 117.06 FEET TO THE POINT OF INTERSECTION OF SAID WESTERLY RIGHT-OF-WAY LINE OF 210TH STREET AND THE SOUTHERLY RIGHT-OF-WAY LINE OF KESTRAL PARKWAY; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF KESTRAL PARKWAY ON THE FOLLOWING TWO (2) DESCRIBED COURSES: (1) THENCE SOUTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 270.00 FEET, A DISTANCE OF 150.06 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S26°34'26"E, A DISTANCE OF 148.13 FEET; (2) THENCE SOUTHEASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 579.21 FEET, A DISTANCE OF 15.00 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S11°23'39"E, A DISTANCE OF 15.00 FEET TO THE NORTHWEST CORNER OF SAID OUTLOT "I", ARBOR RIDGE 2ND ADDITION; THENCE ALONG THE NORTHERLY LINE OF SAID OUTLOT "I", ARBOR RIDGE 2ND ADDITION, SAID LINE ALSO BEING SAID SOUTHERLY RIGHT-OF-WAY LINE OF KESTRAL PARKWAY ON THE FOLLOWING TWO (2) DESCRIBED COURSES: (1) THENCE SOUTHEASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 250.00 FEET, A DISTANCE OF 306.51 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S47°15'36"E, A DISTANCE OF 287.67 FEET; (2) THENCE SOUTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 220.00 FEET, A DISTANCE OF 176.48 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S59°24'12"E, A DISTANCE OF 171.78 FEET TO THE NORTHEAST CORNER OF SAID OUTLOT "I", ARBOR RIDGE 2ND ADDITION, SAID POINT ALSO BEING THE NORTHWESTERLY CORNER OF LOT 80, SAID ARBOR RIDGE 2ND ADDITION; THENCE ALONG THE EASTERLY LINE OF SAID OUTLOT "I", ARBOR RIDGE 2ND ADDITION, SAID LINE ALSO BEING THE WESTERLY LINE OF SAID LOT 80, ARBOR RIDGE 2ND ADDITION ON THE FOLLOWING TWO (2) DESCRIBED COURSES: (1) THENCE S53°34'37"W, A DISTANCE OF 46.15 FEET; (2) THENCE S35°27'26"W, A DISTANCE OF 83.46 FEET TO THE SOUTHEAST CORNER OF SAID OUTLOT "I", ARBOR RIDGE 2ND ADDITION; THENCE ALONG THE WESTERLY LINE OF LOTS 80 THRU 84 AND OUTLOT "D", SAID ARBOR RIDGE 2ND ADDITION ON THE FOLLOWING TWO (2) DEFINED COURSES: (1) THENCE S16°30'47"W, A DISTANCE OF 102.43 FEET; (2) THENCE S26°06'23"W, A DISTANCE OF 403.89 FEET TO A POINT ON THE WESTERLY LINE OF SAID SE1/4 OF SECTION 01, SAID LINE ALSO BEING THE EASTERLY LINE OF SAID SW1/4 OF SECTION 01, SAID LINE ALSO BEING THE EASTERLY LINE OF SAID OUTLOT "A", BRUNING'S FIRST REPLAT 1; THENCE S02°18'53"E ALONG SAID WESTERLY LINE OF THE SE1/4 OF SECTION 01, SAID LINE ALSO BEING SAID EASTERLY LINE OF THE SW1/4 OF SECTION 01, SAID LINE ALSO BEING SAID EASTERLY LINE OF OUTLOT "A", BRUNING'S FIRST REPLAT 1, SAID LINE ALSO BEING SAID WESTERLY LINE OF LOT 84, ARBOR RIDGE 2ND ADDITION, A DISTANCE OF 26.24 FEET TO THE SOUTHEAST CORNER OF SAID OUTLOT "A", BRUNING'S FIRST REPLAT 1, SAID POINT ALSO BEING ON THE NORTHERLY LINE OF LOT 30, RAMBLEWOOD, A SUBDIVISION LOCATED IN SAID SW1/4 OF SECTION 01, THENCE ALONG THE SOUTHERLY LINE OF SAID OUTLOT "A", BRUNING'S FIRST REPLAT 1, SAID LINE ALSO BEING THE NORTHERLY LINE OF LOTS 30 THRU 35, SAID RAMBLEWOOD ON THE FOLLOWING FIVE (5) DESCRIBED COURSES: (1) THENCE N30°39'24"W, A DISTANCE OF 139.76 FEET; (2) THENCE N45°16'29"W, A DISTANCE OF 134.09 FEET; (3) THENCE N68°11'32"W, A DISTANCE OF 134.09 FEET; (4) THENCE S81°58'25"W, A DISTANCE OF 131.84 FEET; (5) THENCE S68°37'18"W, A DISTANCE OF 170.37 FEET TO THE SOUTHWEST CORNER OF SAID LOT 35, RAMBLEWOOD; THENCE S21°22'42"E ALONG SAID SOUTHERLY LINE OF OUTLOT "A", BRUNING'S FIRST REPLAT 1, SAID LINE ALSO BEING THE WESTERLY LINE OF SAID LOT 35, RAMBLEWOOD, A DISTANCE OF 130.00 FEET TO THE SOUTHWEST CORNER OF LOT 36, SAID RAMBLEWOOD; THENCE N21°22'42"W ALONG SAID SOUTHERLY LINE OF OUTLOT "A", BRUNING'S FIRST REPLAT 1, SAID LINE ALSO BEING THE EASTERLY LINE OF SAID LOT 36, RAMBLEWOOD, A DISTANCE OF 130.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 36, RAMBLEWOOD, THENCE ALONG SAID SOUTHERLY LINE OF OUTLOT "A", BRUNING'S FIRST REPLAT 1, SAID LINE ALSO BEING THE NORTHERLY LINE OF LOTS 36 THRU 39, SAID RAMBLEWOOD ON THE FOLLOWING FOUR (4) DEFINED COURSES: (1) THENCE S64°13'40"W, A DISTANCE OF 74.59 FEET; (2) THENCE S64°37'56"W, A DISTANCE OF 78.56 FEET; (3) THENCE S60°42'28"W, A DISTANCE OF 78.56 FEET; (4) THENCE S56°47'00"W, A DISTANCE OF 11.59 FEET TO THE SOUTHWEST CORNER OF SAID OUTLOT "A", BRUNING'S FIRST REPLAT 1, SAID POINT ALSO BEING ON THE SOUTHEAST CORNER OF OUTLOT "S", SAID BRUNING'S FIRST REPLAT 1; THENCE ALONG THE WESTERLY LINE OF SAID OUTLOT "A", BRUNING'S FIRST REPLAT 1, SAID LINE ALSO BEING THE EASTERLY LINE OF SAID OUTLOT "S", BRUNING'S FIRST REPLAT 1 ON THE FOLLOWING TEN (10) DESCRIBED COURSES: (1) THENCE N02°31'39"W, A DISTANCE OF 131.89 FEET; (2) THENCE N02°25'09"W, A DISTANCE OF 184.82 FEET; (3) THENCE SOUTHWESTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 325.00 FEET, A DISTANCE OF 0.35 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S87°49'31"W, A DISTANCE OF 0.35 FEET; (4) THENCE S87°51'22"W, A DISTANCE OF 212.43 FEET; (5) THENCE NORTHWESTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 325.00 FEET, A DISTANCE OF 99.18 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N83°24'06"W, A DISTANCE OF 98.79 FEET; (6) THENCE NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 275.00 FEET, A DISTANCE OF 31.47 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N77°56'17"W, A DISTANCE OF 31.45 FEET; (7) THENCE N71°52'35"E, A DISTANCE OF 50.00 FEET; (8) THENCE NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 325.00 FEET, A DISTANCE OF 62.57 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N86°43'55"W, A DISTANCE OF 62.47 FEET; (9) THENCE S87°45'10"W, A DISTANCE OF 99.03 FEET; (10) THENCE N02°14'50"W, A DISTANCE OF 532.27 FEET; THENCE N87°51'22"E, A DISTANCE OF 1.97 FEET; THENCE N02°08'38"W, A DISTANCE OF 175.00 FEET; THENCE N87°51'22"E, A DISTANCE OF 33.65 FEET; THENCE N02°08'38"W, A DISTANCE OF 125.00 FEET; THENCE S87°51'22"W, A DISTANCE OF 2.18 FEET; THENCE N13°20'09"W, A DISTANCE OF 137.60 FEET; THENCE SOUTHWESTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 525.00 FEET, A DISTANCE OF 13.96 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S77°23'30"W, A DISTANCE OF 13.96 FEET; THENCE N11°48'46"W, A DISTANCE OF 177.83 FEET; THENCE N71°52'35"E, A DISTANCE OF 65.78 FEET; THENCE N62°05'13"E, A DISTANCE OF 65.71 FEET; THENCE N52°48'31"E, A DISTANCE OF 66.86 FEET; THENCE N47°22'45"E, A DISTANCE OF 318.49 FEET; THENCE N57°57'23"E, A DISTANCE OF 66.34 FEET; THENCE N68°12'22"E, A DISTANCE OF 54.36 FEET; THENCE N75°36'09"E, A DISTANCE OF 64.81 FEET; THENCE N87°25'46"E, A DISTANCE OF 240.49 FEET; THENCE N02°35'22"W, A DISTANCE OF 114.39 FEET; THENCE N47°27'07"W, A DISTANCE OF 17.72 FEET; THENCE N02°35'22"W, A DISTANCE OF 50.00 FEET; THENCE N42°32'53"E, A DISTANCE OF 17.64 FEET; THENCE N87°41'07"E, A DISTANCE OF 65.00 FEET; THENCE S47°27'07"E, A DISTANCE OF 17.72 FEET; THENCE N87°41'07"E, A DISTANCE OF 239.43 FEET; THENCE N42°41'07"E, A DISTANCE OF 17.68 FEET; THENCE N02°18'53"W, A DISTANCE OF 5.00 FEET; THENCE N87°41'07"E, A DISTANCE OF 50.00 FEET; THENCE S47°18'53"E, A DISTANCE OF 17.68 FEET; THENCE N87°41'07"E, A DISTANCE OF 115.50 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS 2,318,410 SQUARE FEET OR 53.177 ACRES, MORE OR LESS.

ERIC A. SCHABEN, LS-608 DATE 2/19/21

NEBRASKA REGISTERED LAND SURVEYOR ERIC A. SCHABEN LS-608

COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED IN THIS PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE.

COUNTY TREASURER 5/11/21 DATE

OFFICIAL SEAL COUNTY TREASURER DOUGLAS COUNTY, NEBRASKA

APPROVAL OF CITY ENGINEER OF OMAHA

I HEREBY APPROVE THIS PLAT OF ARBOR VIEW (LOTS NUMBERED AS SHOWN) AS TO THE DESIGN STANDARDS.

CITY ENGINEER 2/26/21 DATE

I HEREBY CERTIFY THAT ADEQUATE PROVISIONS HAVE BEEN MADE FOR COMPLIANCE WITH CHAPTER 53 OF THE OMAHA MUNICIPAL CODE.

FOR CITY ENGINEER 10-08-2021 DATE

REVIEW OF DOUGLAS COUNTY ENGINEER

THIS PLAT OF ARBOR VIEW (LOTS NUMBERED AS SHOWN) WAS REVIEWED BY THE OFFICE OF THE DOUGLAS COUNTY ENGINEER.

DOUGLAS COUNTY ENGINEER 2/22/21 DATE

DOUGLAS COUNTY ENGINEER OFFICIAL SEAL NEBRASKA

E & A CONSULTING GROUP, INC.
Engineering • Planning • Environmental & Field Services
10909 Mill Valley Road, Suite 100 Omaha, NE 68154
Phone: 402.895.4700 Fax: 402.895.3599
www.eacg.com

E & A CONSULTING GROUP, INC.
Engineering Answers

ARBOR VIEW
LOTS 382 THRU 533 & OUTLOTS "I" THRU "M" INCLUSIVE
OMAHA, NEBRASKA

FINAL PLAT

No.	Date	Description
		Revisions

Proj No. 12503.324001
Date: 09/04/2020
Designed By: JRS
Drawn By: EHM
Scale: 1" = 100'
Sheet: 1 of 1

Drawn In Software: 2019/2012 3.5 dwg
X:\Projects\2012\5\ARBOR\Survey & Planning\Drawings\Plat\ARBOR PLAT 2.dwg