

BAY MEADOWS

LOTS 6 THROUGH 19, INCLUSIVE, BLOCK 9;
LOTS 2 THROUGH 5, INCLUSIVE, BLOCK 4;
BEING A PLATTING OF PART OF T14N, R12E, OF THE
NEBRASKA.

RECEIVED

JUL 1 PM 5 25

THOMAS J. O'CONNOR
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

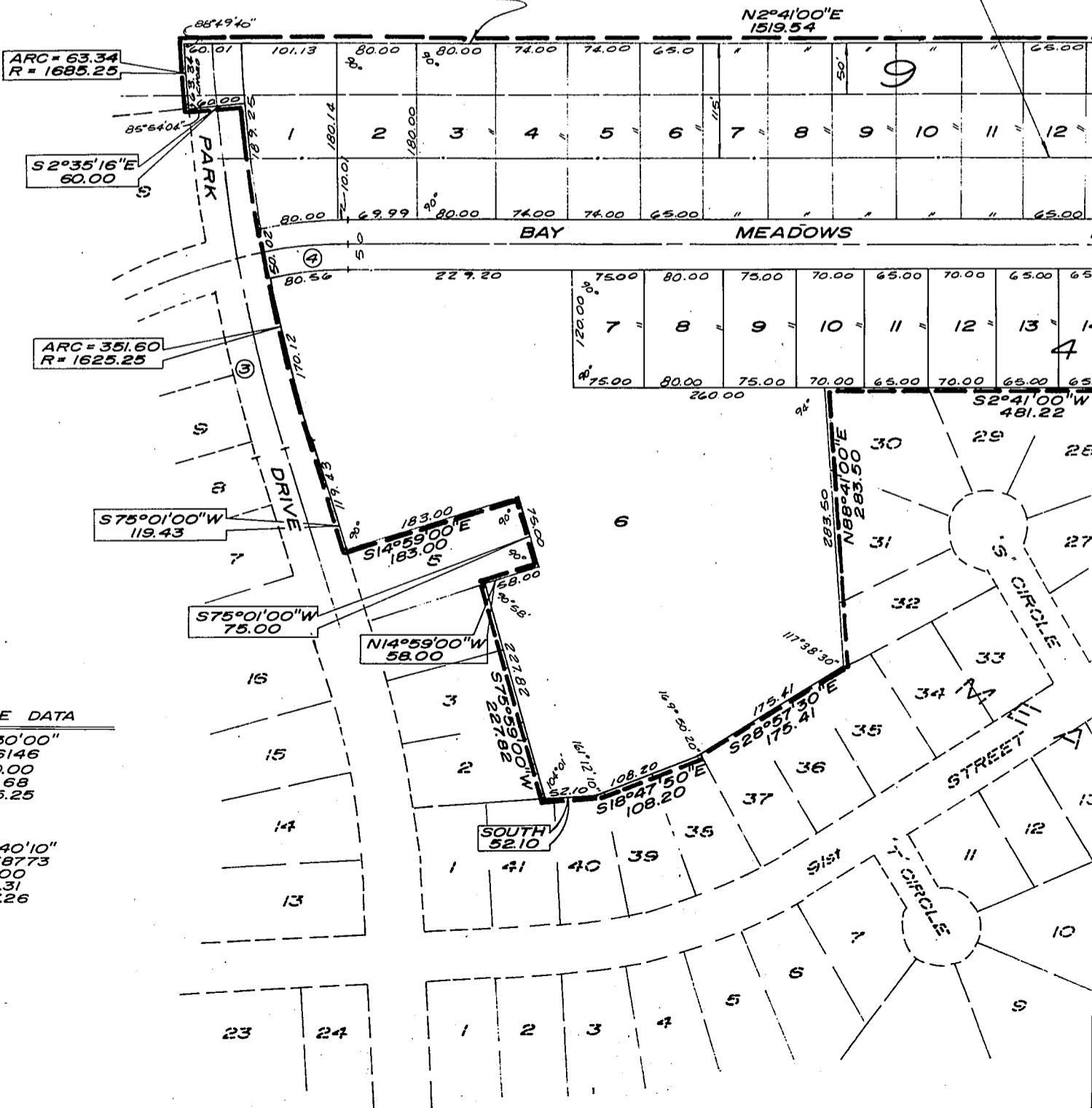
Longer than
and filed
for Record in the Office of the Register of
Deeds of Douglas County, Nebraska.
Book 1257
Page 213



SCALE: 1"=100'

U N P L A T T E

1/2 OF 100' NORTHERN NATURAL GAS COMPANY EASEMENT



CURVE DATA

③	Δ = 16°30'00"
	D = 3.46146
	T = 240.00
	L = 476.68
	R = 1655.25
④	Δ = 27°40'10"
	D = 11.758773
	T = 120.00
	L = 235.31
	R = 487.26

ARC = 63.34
R = 1685.25

S 2°35'16"E
60.00

ARC = 351.60
R = 1625.25

S 75°01'00"W
119.43

S 75°01'00"W
75.00

N 14°59'00"W
58.00

SOUTH
52.10

N 2°41'00"E
1519.54

S 2°41'00"W
481.22

N 58°41'00"E
283.50

S 14°59'00"E
183.00

S 28°57'30"E
175.41

S 18°47'50"E
108.20

S 28°57'30"E
175.41

S 18°47'50"E
108.20

S 18°47'50"E
108.20

S 18°47'50"E
108.20

S 18°47'50"E
108.20

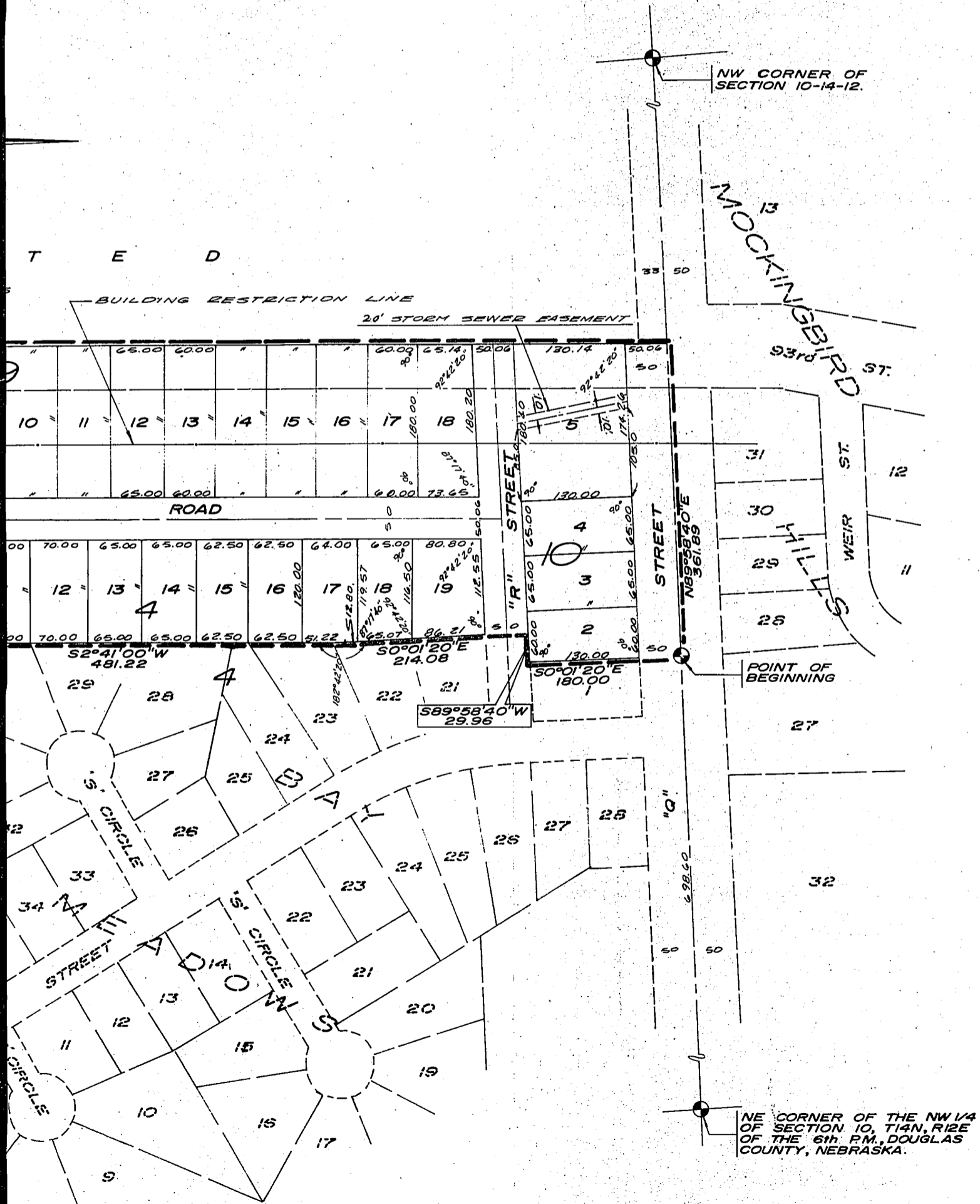
S 18°47'50"E
108.20

S 18°47'50"E
108.20

S 18°47'50"E
108.20

MEADOWS

...SIVE, BLOCK 4; LOTS 1 THROUGH 18,
... 2 THROUGH 5, INCLUSIVE, BLOCK 10
...ART OF THE EAST 1/2 OF THE NW 1/4
...E, OF THE 6th P.M., DOUGLAS COUNTY,



NOTE
DISTANCES SHOWN ON CURVES ARE
ARC DISTANCES NOT CHORD DISTANCES

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY that I have accurately surveyed and staked, with iron pipe, all corners of all lots, streets, angle points, and ends of all curves in BAY MEADOWS, Lots 6 thru 19, inclusive, Block 4; Lots 1 thru 18, inclusive, Block 9; and Lots 2 thru 5, inclusive, Block 10, being a platting of part of the East 1/2 of the NW 1/4 of Section 10, T 14 N, R 12 E of the 6th P.M., Douglas County, Nebraska, to-wit: Beginning at a point 698.60 feet S 89° 58' 40" W of the Northeast corner of said NW 1/4 of Section 10; thence S 0° 01' 20" E along the West line of Lot 1, Block 10, Bay Meadows, an addition in Douglas County, Nebraska, 180.00 feet to a point on the North R.O.W. line of "R" Street; thence S 89° 58' 40" W along said North R.O.W. line of "R" Street, 29.96 feet; thence S 2° 41' 00" W S 0° 01' 20" E along the West lines of Lots 21 and 22, Block 4, said Bay Meadows, 214.08 feet; thence S 2° 41' 00" W along the West lines of Lots 22, 23, 24, 28, 29 and 30, said Block 4, 481.22 feet to the Southwest corner of said Lot 30; thence N 88° 41' 00" E along the South lines of Lots 30, 31 and 32, said Block 4, 283.50 feet to the Southeast corner of said Lot 32; thence S 28° 57' 30" E along the Westerly lines of Lots 35, 36 and 37, said Block 4, 175.41 feet to the Southwest corner of said Lot 37; thence S 18° 47' 50" E along the Westerly lines of Lots 38 and 39, said Block 4, 108.20 feet to the Southwest corner of said Lot 39; thence South along the West lines of Lots 40 and 41, said Block 4, 52.10 feet to the Northeast corner of Lot 2, said Block 4; thence S 75° 59' 00" W along the Northerly lines of Lots 2, 3 and 4, said Block 4, 227.82 feet to a point on the Easterly line of Lot 5, said Block 4; thence N 14° 59' 00" W along the Easterly line of said Lot 5, 58.00 feet to the Northeast corner of said Lot 5; thence S 75° 01' 00" W along the Northerly line of said Lot 5, 75.00 feet to the Northwest corner of said Lot 5; thence S 14° 59' 00" E along the Westerly line of said Lot 5, 183.00 feet to a point on the Northerly R.O.W. line of Park Drive; thence S 75° 01' 00" W along said Northerly R.O.W. line of Park Drive, 119.43 feet to a point of curve; thence Southwesterly on a curve to the right (radius being 1625.25 feet) for an arc distance of 351.60 feet; thence S 2° 35' 16" E, 60.00 feet to the Northwest corner of Lot 8, Block 8, said Bay Meadows; thence Southwesterly along a curve to the right (radius being 1685.25 feet) for an arc distance of 63.34 feet; thence N 2° 41' 00" E, 1519.54 feet to a point on the North line of said NW 1/4 of Section 10; thence N 89° 58' 40" E along said North line of the NW 1/4, 361.89 feet to the point of beginning. (The North line of said NW 1/4 of Section 10 assumed to be N 89° 58' 40" E in direction.)

4-14-65
Date

William L. Rynearson
William L. Rynearson, Land Surveyor No. 63

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That We, Louis A. McFarling, Donald E. Turner, Kenneth H. Tolliver, Robert S. Masters, Henry A. McCaw, and Ralston Development Corporation (OWNERS) and Superior Benefit Life Insurance Co., a Nebraska corporation (MORTGAGEE), being, respectively, the sole owners and mortgage holder of the land described within the Surveyor's Certificate 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 BAY MEADOWS, 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 and easements as shown on this plat. We do further grant a perpetual license in favor of and granted to the Omaha Public Power District and the Northwestern Bell Telephone Company, their successors and assigns, to erect and operate, maintain, repair and renew cables, conduits, and poles with the necessary supports, sustaining wires, cross-arms, guys and anchors, and other instrumentalities, and to extend thereon wires for the carrying and transmission of electric current for light, heat, and power, and for all telephone and telegraph and message service over, upon, or under a 5-foot strip of land adjoining the rear and side boundary lines of said lots (these easements apply only to land within said subdivision), said license being granted for the use and benefit of all present and future owners of lots in said subdivision; provided, however, that said side lot line easement is granted upon the specific condition that if both said utility companies fail to construct poles and wires or conduits along any of said side lot lines within 36 months of the date hereof, or if any poles, wires or conduits are constructed but hereafter removed without replacement within 60 days after their removal, then this side line easement shall automatically terminate and become void as to such unused or abandoned easement ways.

RALSTON DEVELOPMENT CORPORATION

Louis A. McFarling
Louis A. McFarling, President
Russell Herwig
Russell Herwig, Secretary
Robert S. Masters
Robert S. Masters

SUPERIOR BENEFIT LIFE INSURANCE CO.

Dean Sack
Dean Sack, President
Roger Sack
Roger Sack, Secretary
Henry A. McCaw
Henry A. McCaw

Louis A. McFarling
Louis A. McFarling
Donald E. Turner
Donald E. Turner
Kenneth H. Tolliver
Kenneth H. Tolliver

ACKNOWLEDGMENTS OF NOTARY

STATE OF NEBRASKA) ss On this 28 day of April, 1965, before me, a notary public, duly commissioned and qualified, in and for said County, appeared Louis A. McFarling and Russell Herwig, who are personally known by me to be, respectively, the President and Secretary of Ralston Development Corporation, a Nebraska corporation, and they did acknowledge their execution of the foregoing Dedication to be their voluntary act and deed, and the voluntary act and deed of said corporation.

Witness my hand and official seal, in Omaha, Nebraska, the date last aforesaid.

My commission expires on March 9, 1967

Keith A. Johnson
Notary Public

STATE OF NEBRASKA) ss On this 28 day of April, 1965, before me, a notary public, duly commissioned and qualified, in and for said county, appeared Louis A. McFarling, Donald E. Turner, Robert S. Masters, Henry A. McCaw and Kenneth H. Tolliver, who are personally known by me to be the identical persons whose names are affixed above, and they did acknowledge their execution of the foregoing Dedication to be their voluntary act and deed.

Witness my hand and official seal, in Omaha, Nebraska, the date last aforesaid.

My commission expires on March 9, 1967

Keith A. Johnson
Notary Public

FILED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA
AT 2:52 PM, THOMAS J. O'CONNOR, REGISTER OF DEEDS
1965
JULY 19 1965

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BOOK 1257 PAGE 216

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) ss On this 14 day of April, 1965, before me, a notary public, duly commissioned and qualified, in and for said county, appeared Dean Sack and Roger Sack, who are known by me to be, respectively, the President and Secretary of Superior Benefit Life Insurance Co., a corporation, and they did acknowledge their execution of the foregoing Dedication to be their voluntary act and deed of said corporation.

Witness my hand and official seal, in Omaha, Nebraska, the date last aforesaid.

My commission expires on Dec 14 1967

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 this May, 1965.

R. J. Schaeffer
Deputy

Don J. [Signature]
Douglas County Treasurer

APPROVAL OF CITY ENGINEER

I hereby approve this plat of BAY MEADOWS, on this 18th day of MAY

D. P. A. Bond
City Engineer

APPROVAL OF CITY PLANNING BOARD

This plat of BAY MEADOWS was approved by the City Planning Board of the City of Omaha, this 26th day of May, 1965.

[Signature]
Planning Board

APPROVAL OF OMAHA CITY COUNCIL

This plat of BAY MEADOWS was approved and accepted by the City Council of the City of Omaha, this June day of 1965.

[Signature]
Mayor

[Signature]
President

At
W. H. G.
DOUGLAS COUNTY
SURVEYOR D.C.S.

LAMP, RYNEARSON & ASSOCIATES

CONSULTING ENGINEERS - LAND SURVEYORS

SCALE <u>As Shown</u>
DRAWN BY <u>L.R.</u>
DATE <u>5-19-65</u>
REVISIONS

BAY MEADOWS (PLANNING)
FINAL

DRAWING NUMBER
60-24