

[Handwritten scribble]

RECEIVED

OCT 29 4 00 PM '97

RICHARD N. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE



BK 2074 PG 518



DEED 1997014145

14145 *35-16-12*
New # 00 - 04742
 FEE *00.00* FB *01-60000*
 BKP *35-16-12* C/O _____ COMP *SP*
 DEL *SP* SCAN *dc* FV _____

NW
S
SW
NE

BROOKFIELD

LOTS 1 THRU 109 INCLUSIVE
HERE A PLATING OF PART OF TAX LOTS 6 AND 7, TAX LOTS 1 AND 2, AND TAX LOT 3, ALL OF SECTION 35, 11 N. & 12 E. OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.

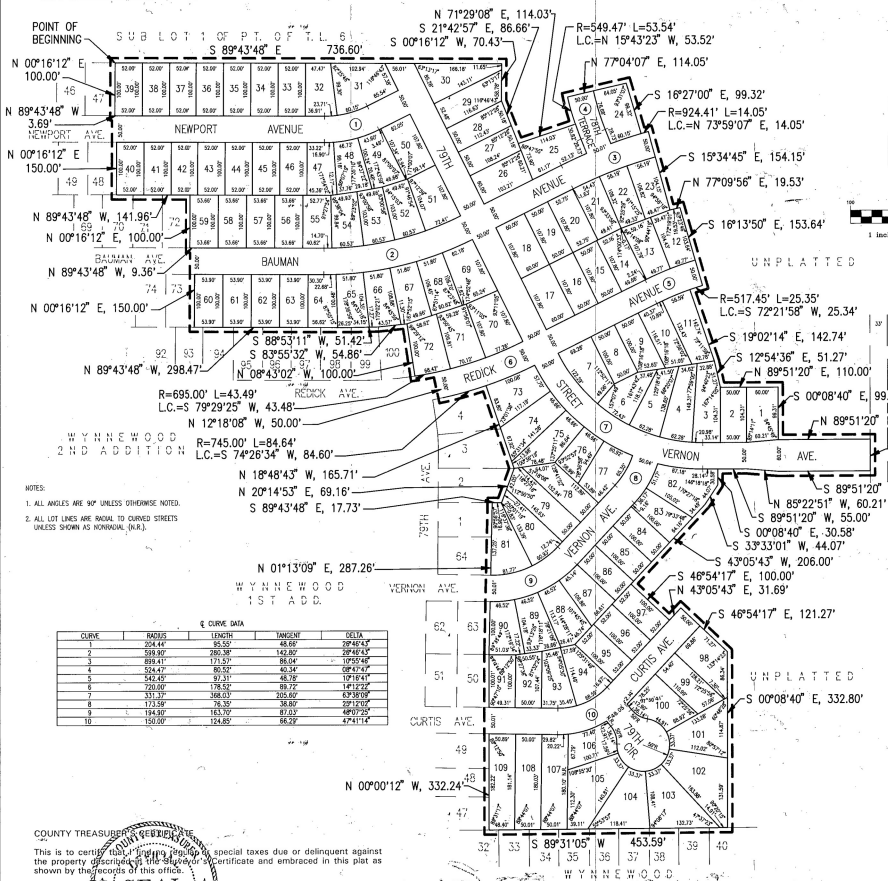
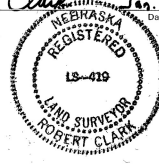
SURVEYOR'S CERTIFICATE

I hereby certify that I have made a ground survey of the subdivision described herein and that temporary 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, including, angle points and ends of all curves in BROOKFIELD (Lots 1 thru 109, inclusive), being a platting of part of Tax Lots 6 and 7, tax lots located in the NW 1/4 of Section 35, Township 16 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Northeast corner of Lot 47, Wynnewood 2nd Addition, a subdivision located in said NW 1/4 of Section 35; thence S89°43'48"E (assumed bearing) along the South line of Sublot 1 of part of Tax Lot 6, a tax lot located in said NW 1/4 of Section 35, a distance of 736.60 feet to the Southeast corner of said Sublot 1 of Tax Lot 6; thence S00°16'12"W along the West line of said Tax Lot 7, a distance of 70.43 feet; thence S21°42'57"E, a distance of 95.65 feet; thence N71°29'08"E, a distance of 114.03 feet; thence Northwesterly on a curve to the right with a radius of 549.47 feet, a distance of 53.52 feet; thence N77°04'07"E, a distance of 114.05 feet; thence S16°27'00"E, a distance of 99.32 feet; thence Easterly on a curve to the right with a radius of 924.41 feet, a distance of 14.05 feet; said curve having a long chord which bears N72°59'07"E, a distance of 14.05 feet; thence S15°34'45"E, a distance of 154.15 feet; thence N77°09'56"E, a distance of 19.53 feet; thence S16°13'50"E, a distance of 153.64 feet; thence S15°17'45"E, L=25.35', L.C.=S 72°21'58" W, 25.34'; thence S19°02'14"E, L=142.74'; thence S12°54'36"E, L=51.27'; thence N 89°51'20" E, 110.00'; thence S 00°08'40" E, 99.31'; thence N 89°51'20" E, 175.00'; thence S 00°08'40" E, 60.00'; thence N 89°51'20" E, 175.00'; thence S 89°51'20" W, 60.21'; thence S 00°08'40" E, 30.58'; thence S 33°30'11" W, a distance of 44.07 feet; thence S43°09'43"W, a distance of 206.00 feet; thence S46°54'17"E, a distance of 100.00 feet; thence N43°05'43"E, a distance of 31.69 feet; thence S46°54'17"E, a distance of 121.27 feet; thence S00°08'40"E, a distance of 332.80 feet to a point on the North line of Wynnewood, a subdivision located in the West 1/2 of said Section 35; thence S89°31'05"W along said North line of Wynnewood, a distance of 453.59 feet to the Southeast corner of Lot 47, Wynnewood 1st Addition, a subdivision located in said West 1/2 of Section 35; thence along the East line of said Wynnewood 1st Addition, and also along the East line of said Wynnewood 2nd Addition, on the following described courses; thence N00°00'12222"W a distance of 332.24 feet; thence N01°13'09"E, a distance of 287.26 feet; thence S89°43'48"E, a distance of 17.73 feet; thence N20°14'53"E, a distance of 69.16 feet; thence N18°48'43"W, a distance of 165.71 feet; thence Westerly on a curve to the right with a radius of 745.00 feet, a distance of 84.64 feet, said curve having a long chord which bears S74°20'34"W, a distance of 84.60 feet; thence N12°18'08"W, a distance of 50.00 feet; thence Westerly on a curve to the right with a radius of 605.00 feet, a distance of 43.49 feet, said curve having a long chord which bears S79°29'25"W, a distance of 43.48 feet; thence N08°43'02"W, a distance of 100.00 feet; thence S83°55'22"W, a distance of 54.68 feet; thence S88°53'11"W, a distance of 51.42 feet; thence N89°43'48"W, a distance of 298.47 feet; thence N00°16'12"E, a distance of 150.00 feet; thence N89°43'48"W, a distance of 9.36 feet; thence N00°16'12"E, a distance of 100.00 feet; thence N89°43'48"W, a distance of 141.98 feet; thence N00°16'12"E, a distance of 150.00 feet; thence N89°43'48"W, a distance of 3.69 feet; thence N89°43'48"E, a distance of 100.00 feet to the point of beginning.

Said tract of land contains an area of 896.371 square feet or 20.578 acres, more or less.

Robert Clark, LS-419, Jan 31, 1997



CURVE	RADIUS	LENGTH	ANGLES	DELTA
1	254.44	82.80	150.00	29.624
2	589.89	289.38	142.80	29.624
3	899.81	431.57	135.00	29.624
4	1244.76	573.76	127.50	29.624
5	1624.21	715.95	120.00	29.624
6	2048.16	858.14	112.50	29.624
7	2517.61	1000.33	105.00	29.624
8	3032.56	1142.52	97.50	29.624
9	3593.01	1284.71	90.00	29.624
10	4208.96	1426.90	82.50	29.624
11	4880.41	1569.09	75.00	29.624
12	5607.36	1711.28	67.50	29.624

COUNTY TREASURER
This is to certify that the special taxes due or delinquent against the property described in this plat are certified and embraced in this plat as shown by the records of this office.
DANIEL S. GARDNER, COUNTY TREASURER, Oct 21, 1997

REVIEW OF DOUGLAS COUNTY ENGINEER
This plat of the BROOKFIELD (LOTS 1 THRU 109, INCLUSIVE) was reviewed by the office of the Douglas County Engineer on this 21st day of February, 1997.
Douglas County Engineer

APPROVAL OF OMAHA CITY PLANNING BOARD
This plat of BROOKFIELD (LOTS 1 THRU 109, INCLUSIVE) was approved by the City Planning Board on this 21st day of February, 1997.
Chairman of City Planning Board

OMAHA CITY COUNCIL ACCEPTANCE
This plat of BROOKFIELD (LOTS 1 THRU 109, INCLUSIVE) was approved by the City Council of Omaha on this 21st day of February, 1997.
MAYOR
CITY CLERK

APPROVAL OF CITY ENGINEER OF OMAHA
I hereby approve this plat of BROOKFIELD (LOTS 1 THRU 109, INCLUSIVE) as to the Design Standards this 21st day of February, 1997.
CITY ENGINEER
I hereby certify that adequate provisions have been made for compliance with Chapter 53 of the Omaha Municipal Code.
CITY ENGINEER, October 22, 1997

DEDICATION
Know all men by these presents that we, Construction Sciences, Inc., owner, and First Bank, National Association, mortgagee of the property described in the Certification of Survey and embraced within the 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 BROOKFIELD (Lots 1 thru 109, inclusive), and we do hereby ratify and approve of the disposition of our property as shown on the 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, U.S. West Communications 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 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 cur-de-sac streets. 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.

In witness whereof, we do set our hands.
CONSTRUCTION SCIENCES, INC. FIRST BANK, NATIONAL ASSOCIATION
DONALD R. SIEVERS SENIOR VICE PRESIDENT

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA
COUNTY OF DOUGLAS
On this 21st day of FEB, 1997, before me, the undersigned, a Notary Public in and for said County, personally came John Smith, president of Construction Sciences, Inc., 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 voluntary act and deed as officer of said corporation.
WITNESS my hand and Notarial Seal the day and year last above written.
Notary Public

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA
COUNTY OF DOUGLAS
On this 31st day of Jan, 1997, before me, the undersigned, a Notary Public in and for said county, personally came Donald R. Sievers, Senior Vice President of First Bank, N.A., 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 voluntary act and deed as officer of said bank.
WITNESS my hand and Notarial Seal the day and year last above written.
Notary Public

E&A CONSULTING GROUP
10001 G ST. OMAHA, NE 68137 (402) 865-1000 FAX (402) 865-3598

BROOKFIELD
OMAHA, NEBRASKA

FINAL PLAT

89032.6
Scale: 1" = 100'
Date: 1/31/97