CANYON WOODS

LOTS 1 THRU 5 INCLUSIVE, A SUBDIVISION LOCATED IN PART OF THE NE 1/4 OF THE SE 1/4 OF SECTION 17, T16N, R13E OF THE 6th P.M., DOUGLAS COUNTY, NEBRASKA (PARCEL "B" OF OUTLOT "A")

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY that I have made a boundary resurvey of the subdivision herein, and that monuments have been placed at all angle points on the boundary of the plat, and that monuments have been set at Lot Corners as shown. In said subdivision to be known as CANYON WOODS, Lots 1 thru 5 inclusive, being a platting of Parcel "B" of Outlot "A" located in the NE 1/4 of SE 1/4 of Section 17, Township 16 North, Range 13 East of the 6th P.M., Douglas County, Nebraska more particularly described as follows:

A parcel of land in the NE 1/4 of the SE 1/4 of Section 17, Township 16 North, Range 13 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the SE corner of the NE 1/4 of the SE 1/4 of said Section 17, Township 16 North, Range 13 East; thence N 89°28'16" W (Assumed Bearing) and along the South line of the said NE 1/4 of SE 1/4 of Section 17 for 694.11' to the true point of beginning; thence N 89°28'16" W and along said South 1/4, 1/4 line for 610.06' to the SW corner of the NE 1/4 of the SE 1/4 of Section 17; thence N 0°19'12" E and along West line of said 1/4, 1/4 a distance of 584.79'; thence N 87°56'31" E for 43.67'; thence N 46°29'59" E for 149.12'; thence N 48°23'46" E for 99.68'; thence N 41°23'46" E for 116.80'; thence N 36°29'06" E for 135.80'; thence N 64°00'00" E for 133.33' to a certain tract of land conveyed for street or boulevard purposes by George W. Platner and Margaret A. Platner, husband and wife, to the City of Omaha, by Warranty Deed dated September 10, 1928, recorded October 21, 1929, in Book 573, Deed Records, Page 120, Office of the Register of Deeds, Douglas County, Nebraska; thence Southeasterly along the West line of said tract of land so conveyed for street or boulevard purposes to the City of Omaha on a 273.90' (275' Plat) Radius curve (Chord Bearing S 26°16'17" E for 306.33') for an arc distance of 325.08'; thence S 60°16'19" E for 130.30'; thence on a 349.87' (350' Plat) Radius curve to the right (Chord Bearing S 46°57'03" E for 161.23') for an arc distance of 162.69'; thence S 46°10'42" W for 74.20'; thence S 29°05'23" W for 124.64'; thence S 23°59'54" W for 174.90'; thence S 41°02'08" W for 139.37'; thence S 05°50'02" E for 157.15' to the true Point of Beginning, containing a calculated area of 13.23 acres more or less.

Dated this 9th day of JULY, 1980, A.D.

Darrel Dangberg L.S. 294

NEBRASKA REGISTERED LS-294 LAND SURVEYOR DARRELL DANGBERG

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) SS.

On this 9th day of July, 1980, A.D., before me a Notary Public in and for said County, personally came the above named Edwin A. Rasmussen, President of Canyon Woods Cooperative Association, and who is personally known to me to be the identical person whose name is affixed to the instrument as Owner of said Canyon Woods, and he acknowledges the execution therefore to be his voluntary act and deed.

Witness my hand and official seal the last [illegible] said.

Notary Public

My commission expires on the _____ day [illegible] 1980, A.D.

GENERAL NOTARY COMMISSION EXPIRES STATE OF NEBRASKA

DEDICATION:

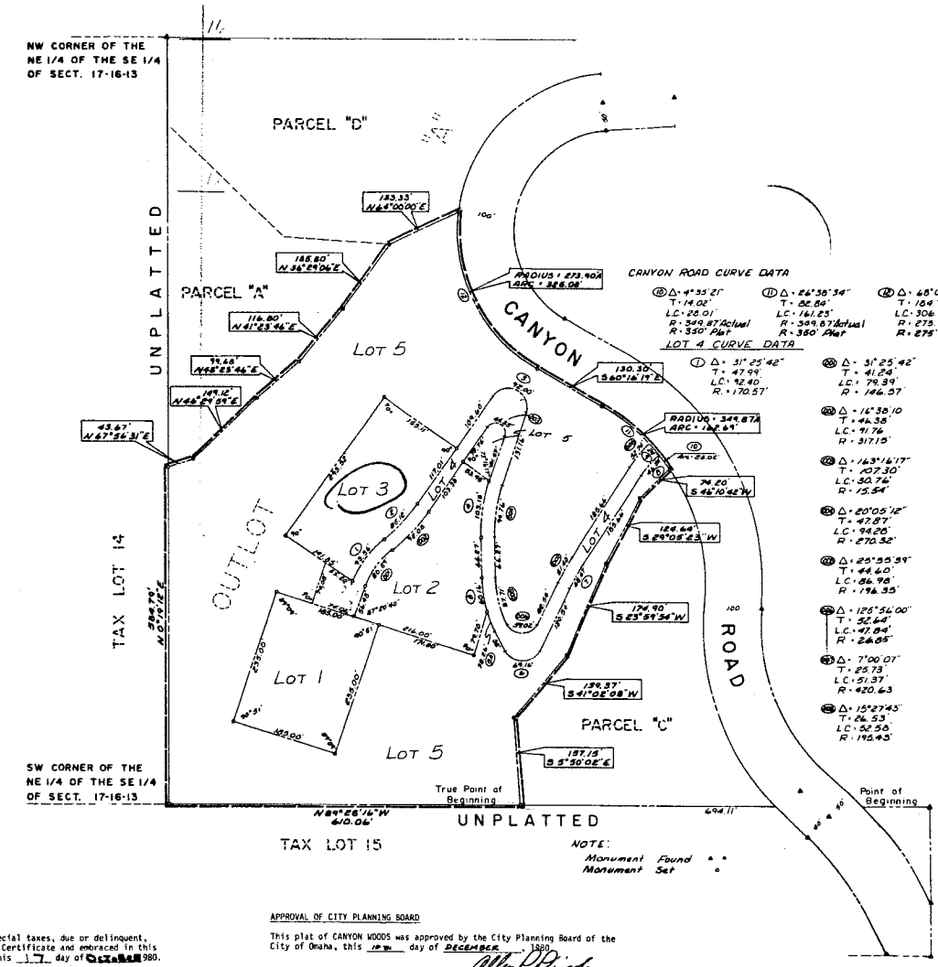
KNOW ALL MEN BY THESE PRESENTS:

That I, Edwin A. Rasmussen, President of Canyon Woods Cooperative Association, the Owner of the land embraced within this plat, have caused the same to be subdivided into Lots, to be numbered and named as shown, said subdivision to be hereafter known as CANYON WOODS, and I do hereby ratify and approve of the disposition of my property as shown on this plat.

In witness whereof, I do hereby set my hand this _____ day of July, 1980, A.D.

CANYON WOODS COOPERATIVE ASSOCIATION

Edwin A. Rasmussen, President



CANYON ROAD CURVE DATA

⑧ Δ = 4°35'21" T = 14.02' LC = 28.01' R = 349.87 Actual R = 350' Plat	⑪ Δ = 26°36'34" T = 82.86' LC = 161.23' R = 349.87 Actual R = 350' Plat	⑫ Δ = 68°00'04" T = 164.73' LC = 306.35' R = 273.90 Actual R = 275' Plat

LOT 4 CURVE DATA

① Δ = 31°25'42" T = 47.99' LC = 92.40' R = 170.57'	⑤ Δ = 31°25'42" T = 41.24' LC = 79.39' R = 146.57'	② Δ = 16°38'10" T = 42.86' LC = 84.82' R = 293.15'
⑥ Δ = 16°38'10 T = 46.38' LC = 91.76' R = 317.15'	③ Δ = 163°16'17" T = 220.34' LC = 43.86' R = 32.27'	
⑦ Δ = 163°16'17" T = 107.30' LC = 30.74' R = 15.54'	④ Δ = 20°05'12" T = 52.12' LC = 102.45' R = 294.32'	
⑧ Δ = 20°05'12" T = 47.27' LC = 94.26' R = 270.32'	⑤ Δ = 15°36'37" T = 30.27' LC = 59.98' R = 220.35'	
⑨ Δ = 26°55'39" T = 44.60' LC = 86.98' R = 198.35'	⑥ Δ = 9°57'02" T = 19.18' LC = 38.22' R = 220.35'	
⑩ Δ = 126°54'00" T = 32.64' LC = 47.84' R = 24.85'	⑧ Δ = 125°54'00 T = 61.60' LC = 56.05' R = 31.46'	
⑪ Δ = 7°00'07" T = 25.73' LC = 51.37' R = 420.63'	⑦ Δ = 7°00'07" T = 24.27' LC = 48.44' R = 396.63'	
⑫ Δ = 15°27'45" T = 26.53' LC = 52.56' R = 195.45'	⑨ Δ = 15°27'15" T = 23.56' LC = 46.10' R = 171.43'	
	⑩ Δ = 3°55'52" T = 12.01' LC = 24.00' R = 349.87'	

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 17 day of October 1980.

DEPUTY

DOUGLAS COUNTY TREASURER

APPROVAL OF CITY ENGINEER

I HEREBY APPROVE the plat of Canyon Woods (Lots 1 thru 5 inclusive).

12/19/80
DATE

CITY ENGINEER

I HEREBY CERTIFY that adequate provisions have been made for compliance with Title 53 of the Omaha Municipal Code.

2/11/81
Date

City Engineer

APPROVAL OF CITY PLANNING BOARD

This plat of CANYON WOODS was approved by the City Planning Board of the City of Omaha, this 10th day of DECEMBER, 1980.

Chairman, City Planning Board

APPROVAL OF OMAHA CITY COUNCIL

Plat of CANYON WOODS was approved and accepted by the City Council of Omaha on this 6th day of January, 1980.

Mayor — President — City Clerk

DOUGLAS COUNTY SURVEYOR'S REVIEW

Reviewed by Douglas County Surveyor, Louis E. Lamberty on this 1st day of April, 1980.

Louis E. Lamberty
Douglas County Surveyor

DOUGLAS COUNTY SURVEYOR OFFICIAL SEAL NEBRASKA

RECEIVED 1980 JUL 22 PM 2:31

Book 673
Page 90
No. [illegible]

Scale 1" = 100'
Drawn
Revision 16 SEPTEMBER 1980

CANYON WOODS

DANGBERG & ASSOCIATES

FINAL PLAT

Date 10 JUN
Job No 791
Sheet 10

Fee 4.00
Index
Compared