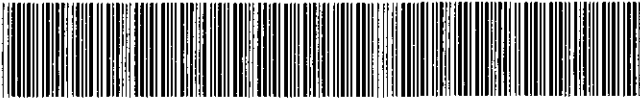




MISC 2005037551



APR 05 2005 10:17 P 4

MISC

FEE 20.50 FB 55-00226

B/P C/O COMP

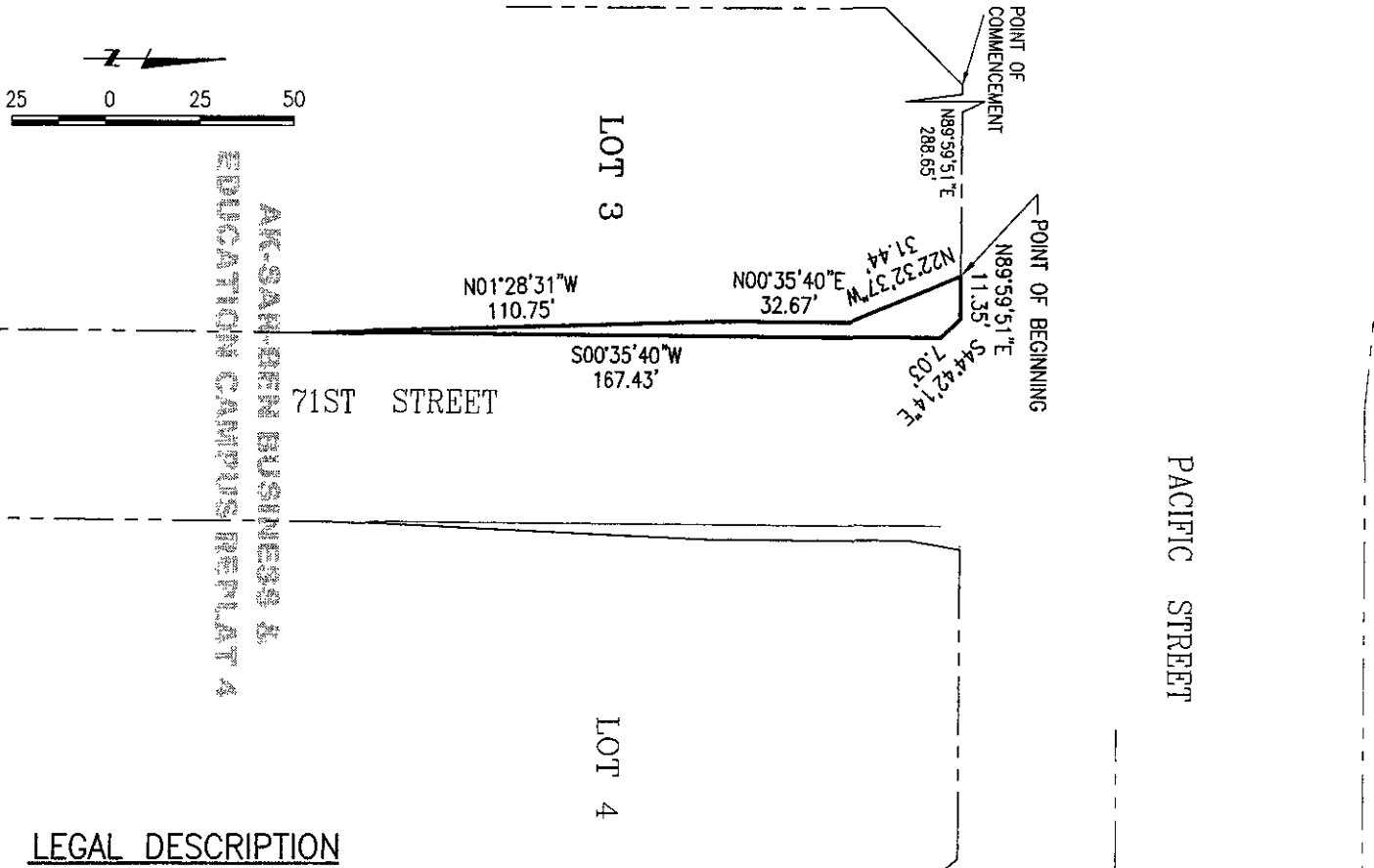
SCAN FV

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
4/5/2005 10:17:43.06



2005037551

PLAT AND DEDICATION FOR STREET WIDENING



LEGAL DESCRIPTION

That part of Lot 3, AKSARBEN BUSINESS & EDUCATION CAMPUS REPLAT 4, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska, described as follows: Commencing at the northwest corner of said Lot 3: Thence North 89°59'51" East (bearings referenced to the Final Plat of AKSARBEN BUSINESS & EDUCATION CAMPUS REPLAT 4) for 288.65 feet along the south right of way line of Pacific Street to the TRUE POINT OF BEGINNING; Thence continuing North 89°59'51" East for 11.35 feet along said south right of way line; Thence South 44°42'14" East for 7.03 feet to the west right of way line of 71st Street; Thence South 00°35'40" West for 167.43 feet along said west right of way line; Thence North 01°28'31" West for 110.75 feet; Thence North 00°35'40" East for 32.67 feet; Thence North 22°32'37" West for 31.44 feet to the Point of Beginning. Contains 635 square feet.

00007\dwg\0007R4DEDICATION.dwg

SHEET 1 OF 3

Book 96096

Page

Date Sept. 20, 2004

Dwn.By JHVD

Job Number 00007.03 / 026

Lamp, Rynearson & Associates, Inc.

WWW.LRA-INC.COM

14710 West Dodge Road, Suite 100
Omaha, Nebraska 68154-2027

(Ph) 402.496.2498
(Fax) 402.496.2730

CIT

Ret city 3

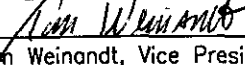
PLAT AND DEDICATION FOR STREET WIDENING

DEDICATION: KNOW ALL PERSONS BY THESE PRESENTS: That we, the undersigned AK-SAR-BEN VILLAGE, L.L.C., and COMMERCIAL FEDERAL BANK being the sole owner and mortgagees of the land described and embraced within the above plat and shown as additional right-of-way for 71ST Street hereby dedicate to the public for public use the said land for street purposes to be hereafter known as 71ST Street.

AK-SAR-BEN VILLAGE, L.L.C.,


Jay B. Noddle, Vice President

COMMERCIAL FEDERAL BANK, Mortgagee


Tom Weinandt, Vice President

ACKNOWLEDGEMENT OF NOTARY

On this 22nd day of September, 2004, before me, the undersigned, a Notary Public, in and for said County, personally came Jay B Noddle, who is personally known to me to be identical person whose name is affixed to the above as the Vice President, and he acknowledged the execution thereof to be his voluntary act and deed as such officer, and voluntary act and deed of said company. Witness my hand and official seal the date last aforesaid.


State of Nebraska
County of Douglas

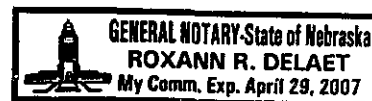

Notary Public

BARBARA L. BREDT
MY COMMISSION EXPIRES
September 16, 2005

On this 23 day of September, 2004, before me, the undersigned, a Notary Public, in and for said County, personally came Tom Weinandt, who is personally known to me to be identical person whose name is affixed to the above as the Vice President, and he acknowledged the execution thereof to be his voluntary act and deed as such officer, and voluntary act and deed of said bank. Witness my hand and official seal the date last aforesaid.

State of Nebraska
County of Douglas


Notary Public



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Book 96096

Page _____

Date Sept. 20, 2004

DwnBy JHVD

SHEET 2 OF 3

Job Number 00007.03 / 026



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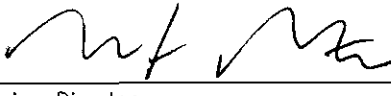
PLAT AND DEDICATION FOR STREET WIDENING

APPROVALS:

The above plat and dedication recommended for approval by:


City Engineer

10/12/14
Date

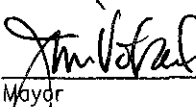

Planning Director


12.7.04
Date

This plat and dedication approved and accepted by the City Council of the CITY OF OMAHA this

25th day of January, 2005

ACTING


Mayor


Attest: City Clerk


President, City Council



City Zoning

No. 57

Plat and Dedication of an irregular 635 square foot strip of land along the west side of 71st Street, south of Pacific Street.

(Inside City)

P:\PLN2\15309maf.doc

22 

RECEIVED

Presented to Council:

JAN 11 2005 - Over 2 weeks to
books for publication and
public hearing pursuant to
City Council Rule VII F.

JAN 25 2005 - Approved 1-0

Buster Brown
City Clerk