

WESTERN STATE INDUSTRIAL TRACT 1ST ADDITION

FINAL PLAT

SURVEYORS CERTIFICATE

SCALE: 1"=100'

I HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED THE SUBDIVISION TO BE KNOWN AS WESTERN STATE INDUSTRIAL TRACT 1ST ADDITION, A SUBDIVISION OF LOT 791E, BLOCK 6, BURLINGTON HEIGHTS ADDITION AND THE REMAINING PORTIONS OF LOT 891E, 856E, LOCATED IN THE NW 1/4 OF SECTION 28, T10N, R6E OF THE 6TH P.M., LANCASTER COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NW CORNER OF SAID SECTION 28, THENCE SOUTH 40.00', THENCE EAST 33.00' TO THE POINT OF BEGINNING, SAID POINT BEING THE NW CORNER OF THE REMAINING PORTION OF LOT 89, THENCE ON AN ASSUMED BEARING OF N89°01'50"E ALONG THE SOUTH LINE OF WEST "O" STREET A DISTANCE OF 665.95' TO A POINT ON THE WEST LINE OF SW 25TH STREET, THENCE S0°14'53"E ALONG SAID WEST LINE A DISTANCE OF 472.98' TO THE NE CORNER OF LOT 18, BLOCK 5, BURLINGTON HEIGHTS ADDITION, THENCE S89°01'50"W ALONG THE NORTH LINE OF SAID LOT 18 A DISTANCE OF 144.40' TO THE NW CORNER OF SAID LOT 18, THENCE S0°16'06"E ALONG THE EAST LINE OF SAID BLOCK 5 A DISTANCE OF 300.00' TO THE SW CORNER OF LOT 13, SAID BLOCK 5, THENCE S89°01'50"W ALONG THE SOUTH LINE OF SAID REMAINING PORTION OF LOT 89 A DISTANCE OF 525.00' TO A POINT ON THE EAST LINE OF SW 27TH STREET, THENCE N0°E ALONG SAID EAST LINE A DISTANCE OF 773.03' TO THE POINT OF BEGINNING. SAID TRACT CONTAINS 10.85 ACRES. IRON PIPE HAVE BEEN PLACED OR FOUND AT ALL BOUNDARY CORNERS, STREET INTERSECTIONS, BLOCK CORNERS, POINT OF TANGENCY OR CURVATURE AND LOT CORNERS. ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS OTHERWISE SHOWN AND ARE IN FEET AND DECIMALS OF A FOOT.

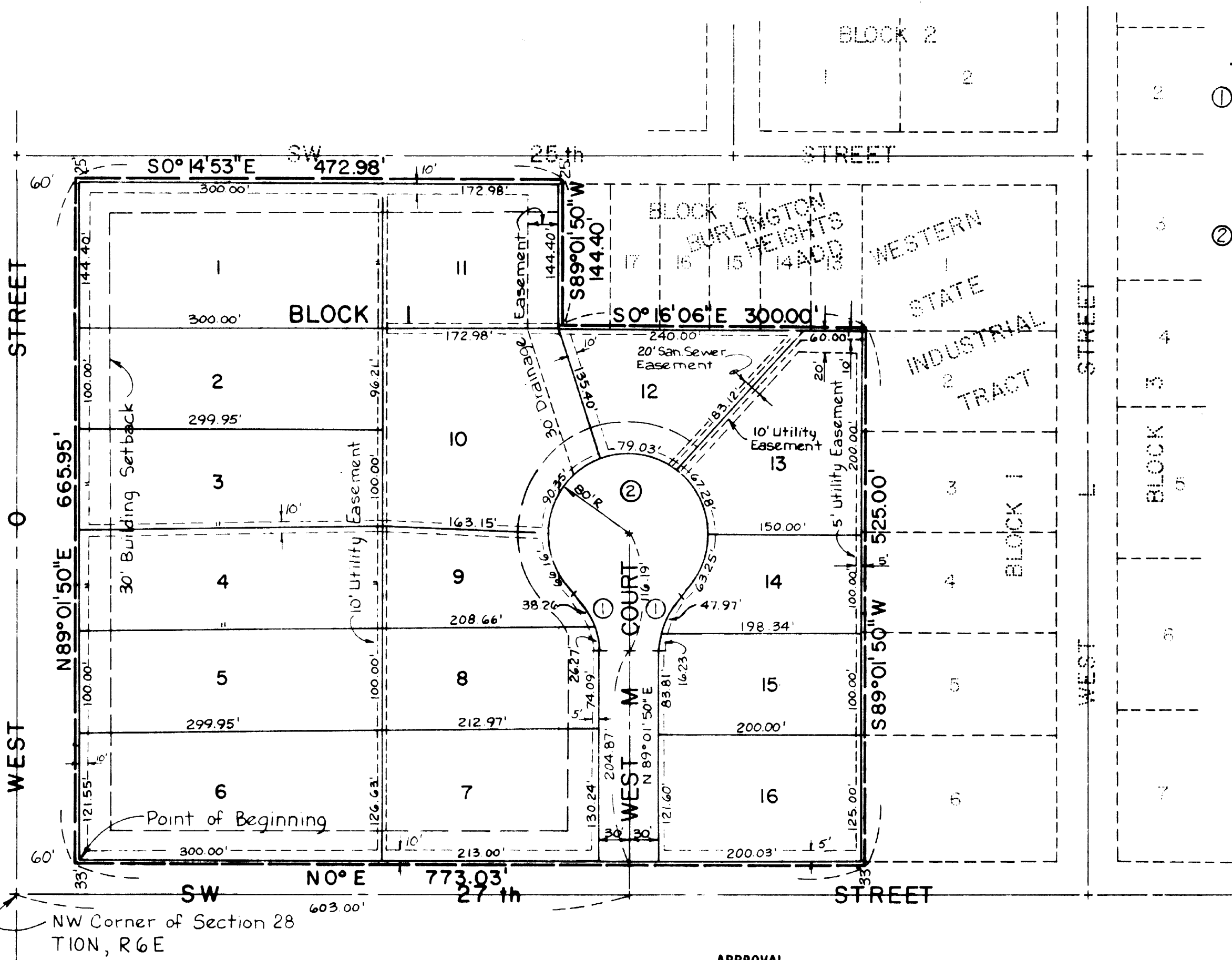
CURVE DATA

- ① Δ = 46° 34' 03"
R = 80.00'
T = 34.43'
D = 71.61973'
Lc = 65.02'
- ② Δ = 273° 08' 06"
R = 80.00'
T = 75.74'
D = 71.61973'
Lc = 381.37'

March 27th, 1979
DATE

Roger K. Severin
ROGER K. SEVERIN
OLSSON ASSOCIATES
611 NBC CENTER
LINCOLN, NEBRASKA

LAND SURVEYORS NUMBER



DEDICATION

THE FOREGOING PLAT, WESTERN STATE INDUSTRIAL TRACT 1ST ADDITION, BEING IN THE NW 1/4 OF SECTION 28, T10N, R6E OF THE 6TH P.M., LANCASTER COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED IN THE SURVEYORS CERTIFICATE ATTACHED HERETO, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED SOLE OWNER AND PROPRIETOR. THE EASEMENTS SHOWN THEREON ARE GRANTED IN PERPETUITY TO THE CITY OF LINCOLN, NEBRASKA, THE LINCOLN TELEPHONE AND TELEGRAPH COMPANY AND OTHER PUBLIC UTILITIES, THEIR SUCCESSORS AND HEIRS TO CONSTRUCT, OPERATE, MAINTAIN, REPAIR AND REPLACE STORM SEWER, SANITARY SEWER, WATER MAINS, CONDUITS, BURIED CABLES, WIRES, POLES, COMMERCIAL TRAFFIC SIGNAL SIGN FACILITIES AND ALL APPURTENANCES THEREON, OVER, UPON, OR UNDER SAID EASEMENTS AS SHOWN ON THE FOREGOING PLAT. THE STREETS SHOWN THEREON ARE HEREBY DEDICATED TO THE USE OF THE PUBLIC. ALL UTILITY EASEMENTS ARE 10.00' IN WIDTH CENTERED ON LOT LINE UNLESS OTHERWISE SHOWN.

WITNESS MY HAND THIS 27th DAY OF March 1979.

OWNER
Harold Heiser
CONRAD ENTERPRISES, INC.
HAROLD HEISER, PRESIDENT

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

ON THIS 27th DAY OF March 1979, BEFORE ME, THE UNDERSIGNED A NOTARY PUBLIC, ONLY COMMISSIONED, QUALIFIED IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME HAROLD HEISER, PRESIDENT OF CONRAD ENTERPRISES, INC., WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE DEDICATION OF THIS PLAT AND HE ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED AND THE FOREGOING ACT AND DEED OF PUBLIC IMPORTANCE.

MY COMMISSION EXPIRES ON THE 16th DAY OF August 1980

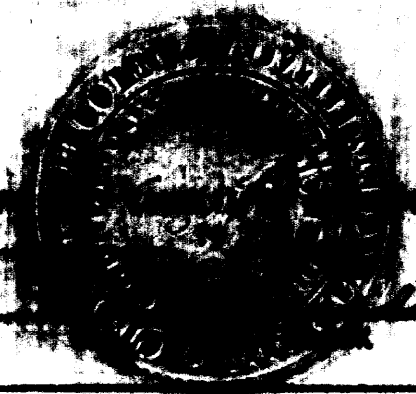
R. C. [Signature]
NOTARY PUBLIC

APPROVAL
THE FOREGOING PLAT WAS APPROVED BY THE LINCOLN CITY-LANCASTER COUNTY PLANNING COMMISSION ON THIS 27th DAY OF December 1979.

ATTEST *Robert [Signature]*

ACCEPTANCE
THE FOREGOING PLAT AND DEDICATION WAS APPROVED AND ACCEPTED BY THE CITY OF LINCOLN, NEBRASKA BY ORDINANCE NO. 18595 PASSED THE 11th DAY OF June

ATTEST *[Signature]*



A-11A
MANUSCRIPT # 1953

INST. NO. 79-15835