

# HILLTOP INDUSTRIAL PARK REPLAT 13

## LOTS 1, 2 AND 3

BEING A REPLATTING OF LOTS 1 AND 2, HILLTOP INDUSTRIAL PARK REPLAT 1, A SUBDIVISION IN SARPY COUNTY, NEBRASKA.

FILED SARPY COUNTY NEBRASKA  
INSTRUMENT NUMBER

2013-34393

11/07/2013 1:49:37 PM

*Clay J. Douding*  
REGISTER OF DEEDS

REGISTER OF DEEDS



COUNTER LM C.E. LA  
 VERIFY LM DE LM  
 PROOF \_\_\_\_\_  
 FEES \$ 28.00  
 CHECK# \_\_\_\_\_  
 CHG TD CASH \_\_\_\_\_  
 REFUND \_\_\_\_\_ CREDIT \_\_\_\_\_  
 SHORT \_\_\_\_\_ NCR \_\_\_\_\_

### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN WAS MADE UNDER MY DIRECT SUPERVISION AND THAT PERMANENT MARKERS WERE FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY AND AT ALL LOT CORNERS WITHIN SAID SUBDIVISION TO BE KNOWN AS HILLTOP INDUSTRIAL PARK REPLAT 13, LOTS 1, 2 AND 3, BEING A REPLATTING OF LOTS 1 AND 2, HILLTOP INDUSTRIAL PARK REPLAT 1, A SUBDIVISION IN SARPY COUNTY, NEBRASKA.



OCTOBER 13, 2013  
DATE:

JAMES D. WARNER,  
NEBRASKA RLS 308

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, HILLTOP INDUSTRIAL PARK LLC, A NEBRASKA LIMITED LIABILITY COMPANY, BEING THE OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS TO BE NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS HILLTOP INDUSTRIAL PARK REPLAT 13, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT AND WE HEREBY GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, CENTURYLINK QC, 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, CROSSARMS, DOWN GUYS AND ANCHORS, 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 FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEPTION THEREOF, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5') FOOT WIDE STRIP OF LAND ABUTTING THE FRONT LOT LINES; AND AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES. NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

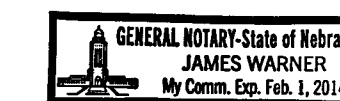
HILLTOP INDUSTRIAL PARK LLC,  
A NEBRASKA LIMITED LIABILITY COMPANY

BY: *Rudy R. Mudra*  
RUDY R. MUDRA, PRESIDENT

### ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)  
COUNTY OF DOUGLAS)

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 25 DAY OF OCTOBER, 2013 BY RUDY R. MUDRA, PRESIDENT OF HILLTOP INDUSTRIAL PARK LLC, A NEBRASKA LIMITED LIABILITY COMPANY ON BEHALF OF SAID COMPANY.



*James Warner*  
NOTARY PUBLIC

### SARPY 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 ON THIS PLAT AS OF THIS 25th DAY OF October, 2013.



*Rich Jones*  
*Sue Johnson*  
SARPY COUNTY TREASURER

TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURER'S CERTIFICATION IS ONLY VALID UNTIL DECEMBER 30th OF THIS YEAR.

### APPROVAL OF SARPY COUNTY PLANNING DIRECTOR

THIS PLAT OF HILLTOP INDUSTRIAL PARK REPLAT 13 WAS APPROVED BY THE SARPY COUNTY PLANNING DIRECTOR THIS 7th DAY OF NOVEMBER, 2013.

*Bruce Fountain*  
PLANNING DIRECTOR, BRUCE FOUNTAIN

### REVIEW BY THE SARPY COUNTY PUBLIC WORKS

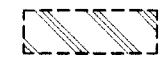
THIS PLAT OF HILLTOP INDUSTRIAL PARK REPLAT 13 WAS REVIEWED BY THE SARPY COUNTY SURVEYOR'S OFFICE THIS 25th DAY OF October, 2013.



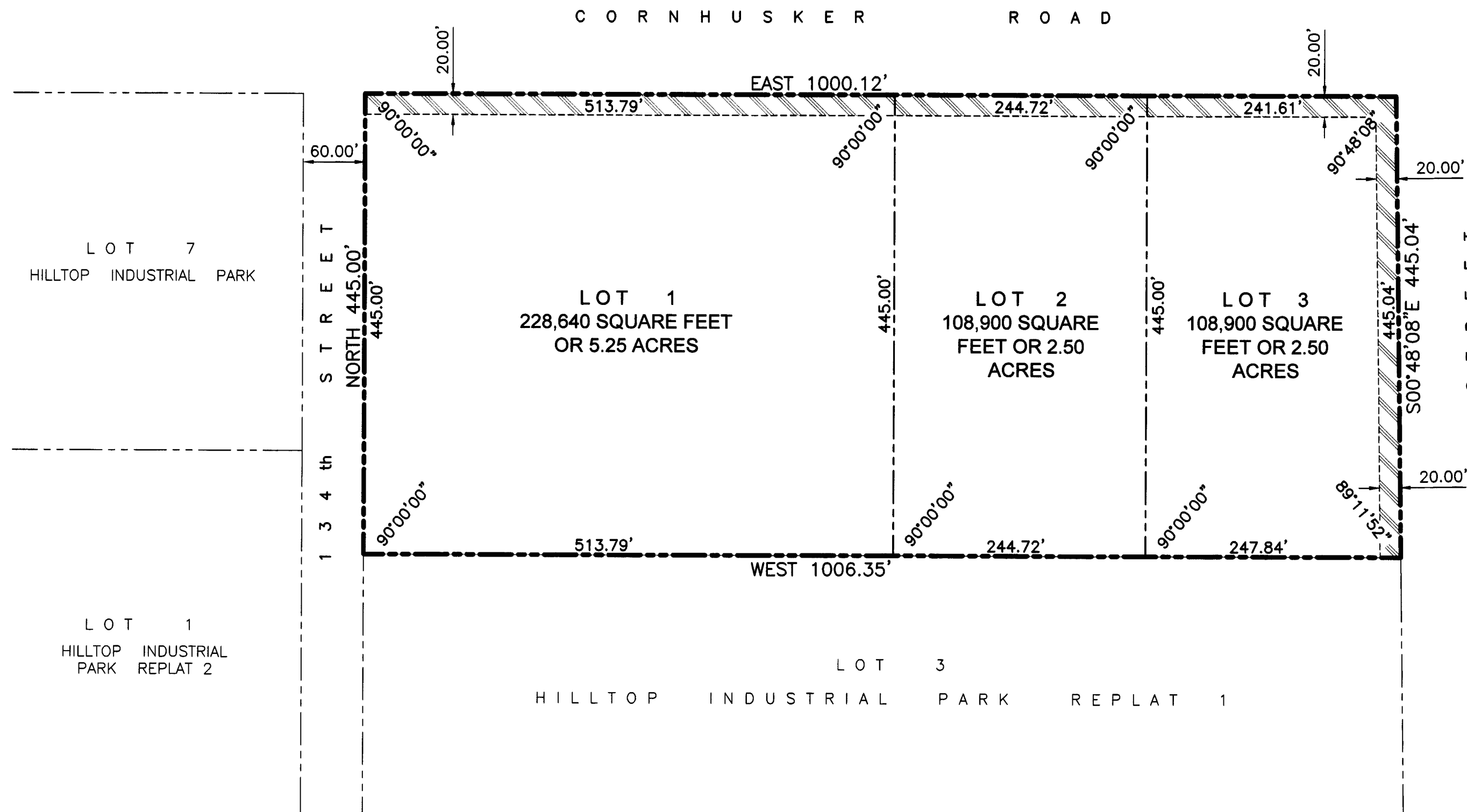
*Michael R. Sharp*  
COUNTY SURVEYOR/ENGINEER

### NOTES

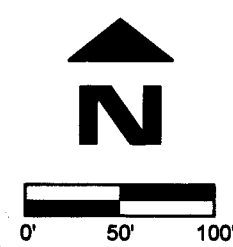
- DIMENSIONS IN PARENTHESIS PERTAIN TO EASEMENTS.
- 132nd STREET ACCESS WILL BE LIMITED TO RIGHT-IN, RIGHT-OUT ONLY UPON FUTURE ROADWAY IMPROVEMENTS AND DEVELOPMENT.



20.00 FOOT WIDE EASEMENT GRANTED TO SANITARY AND IMPROVEMENT DISTRICT NO. 189 OF SARPY COUNTY, NEBRASKA RECORDED AS INSTRUMENT NUMBER 98-08836 OF THE SARPY COUNTY RECORDS.



HILLTOP INDUSTRIAL PARK REPLAT 13  
LOTS 1, 2 AND 3



No.	Description	MM-DD-YY

Job No.: A646-151-1A  
Drawn By: RJR  
Reviewed By: JDW  
Date: OCTOBER 13, 2013  
Book:  
Page:

Sheet Title  
SARPY COUNTY  
ADMINISTRATIVE  
REPLAT

Sheet Number  
SHEET 1 OF 1