

|                              |      |    |
|------------------------------|------|----|
| PROJECT NO.<br><b>901101</b> |      |    |
| REVISIONS                    |      |    |
| NO.                          | DATE | BY |
|                              |      |    |
|                              |      |    |
|                              |      |    |

**EHRHART  
GRIFFIN &  
ASSOCIATES**

3913 Cuming Street  
Omaha, Nebraska 68131  
402 / 551-0631

- ENGINEERING
- PLANNING
- LAND SURVEYING

**EVERGREEN VILLAGE  
FINAL PLAT  
OMAHA, NEBRASKA**

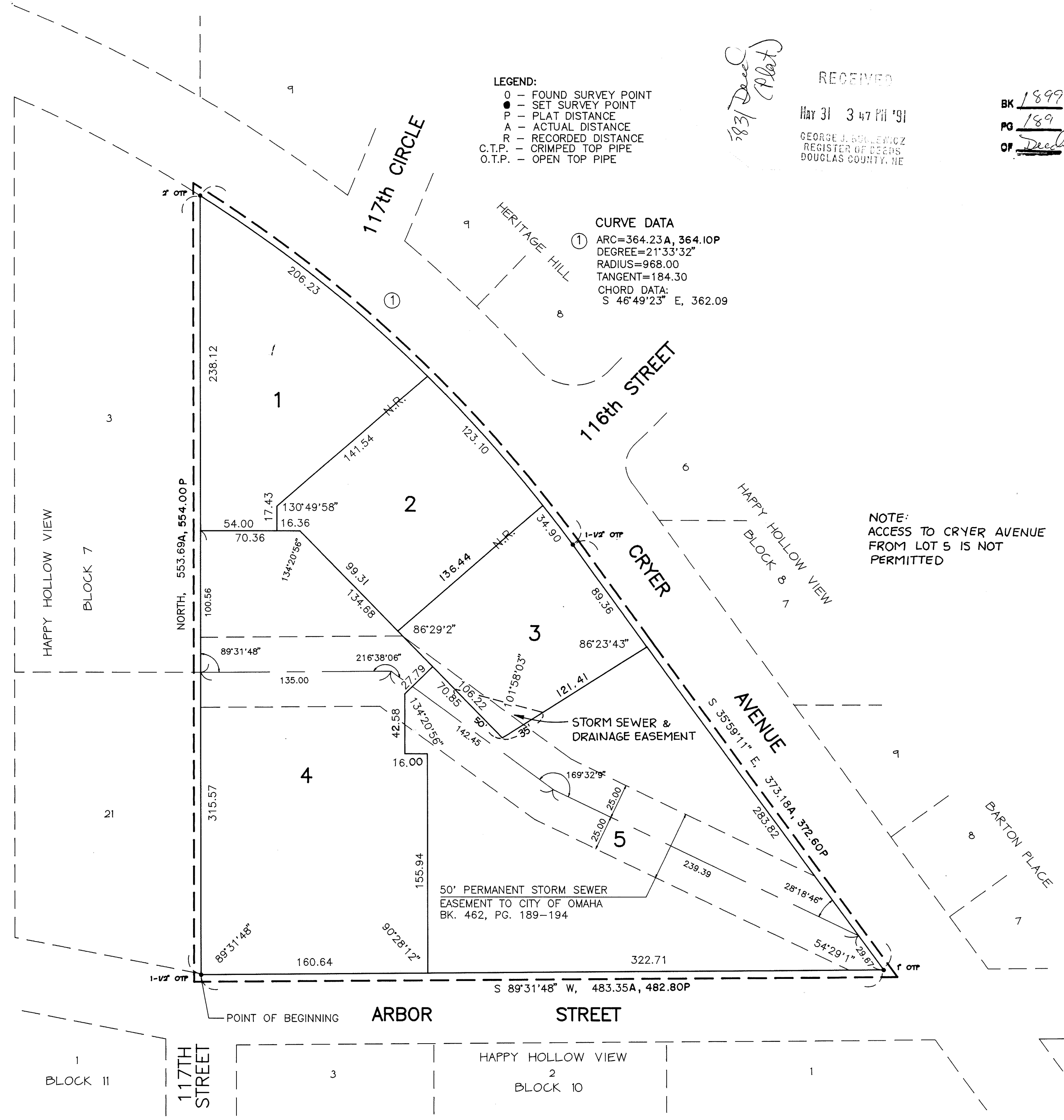
DATE: 7-12-90  
DESIGNED BY:  
D.J.D.  
DRAWN BY:  
CADD  
CHECKED BY:  
R.G.G.

SHEET NO.  
**1 OF 1**

# EVERGREEN VILLAGE

LOTS 1 THRU 5, INCLUSIVE

A REPLAT OF LOTS 1, 2, & 22, BLOCK 7, OF HAPPY HOLLOW VIEW,  
AN ADDITION AS PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA



**LEGEND:**  
 O - FOUND SURVEY POINT  
 ● - SET SURVEY POINT  
 P - PLAT DISTANCE  
 A - ACTUAL DISTANCE  
 R - RECORDED DISTANCE  
 C.T.P. - CRIMPED TOP PIPE  
 O.T.P. - OPEN TOP PIPE

**CURVE DATA**  
 ① ARC=364.23A, 364.10P  
 DEGREE=21'33'32\"/>

RECEIVED  
 May 31 3 47 PM '91  
 GEORGE J. BOGUE, JR.  
 REGISTERED SURVEYOR  
 DOUGLAS COUNTY, NE

BK 1899 N \_\_\_\_\_ C/O \_\_\_\_\_ FEE 9.00  
 PG 189 N \_\_\_\_\_ DEL \_\_\_\_\_ MC \_\_\_\_\_  
 OF \_\_\_\_\_ COMP \_\_\_\_\_ FB \_\_\_\_\_

**SURVEYOR'S CERTIFICATE**

I, MARK E. EHRHART, A REGISTERED LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT A GROUND SURVEY OF THE OUTER BOUNDARIES OF THIS PLAT OF EVERGREEN VILLAGE HAS BEEN MADE AND THAT IRON PIPE MONUMENTS WILL BE PLACED AT THE CORNERS OF ALL LOTS, STREETS, ANGLE POINTS, AND THE TERMINAL POINTS OF ALL CURVES AS SHOWN ON THIS PLAT UPON THE COMPLETION OF GRADING. THE LIMITS AND BOUNDARIES OF SAID SUBDIVISION ARE AS FOLLOWS:

A TRACT OF LAND BEING ALL OF LOTS 1, 2, AND 22 IN BLOCK 7 OF HAPPY HOLLOW VIEW, AN ADDITION AS PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA. SAID TRACT OF LAND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 22; THENCE NORTH (ASSUMED BEARING) ALONG THE WEST LINE OF SAID LOT 2 AND 22 A DISTANCE OF 553.69 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY (R.O.W.) LINE OF CRYER AVENUE; THENCE SOUTHEASTERLY ALONG SAID SOUTHERLY R.O.W. LINE OF CRYER AVENUE ON A 968.00 FEET RADIUS CURVE TO THE RIGHT, (CHORD BEARING SOUTH 46 DEGREES 49' 23\"/>

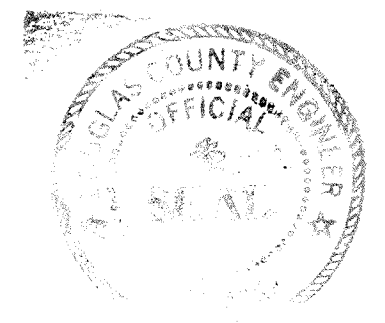
DATE: 7/12/90

*Mark E. Ehrhart*  
 MARK E. EHRHART L.S. 445



**COUNTY ENGINEER'S CERTIFICATE**

THIS PLAT OF EVERGREEN VILLAGE WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEER'S OFFICE ON THIS 17 DAY OF July, 1990, A.D.

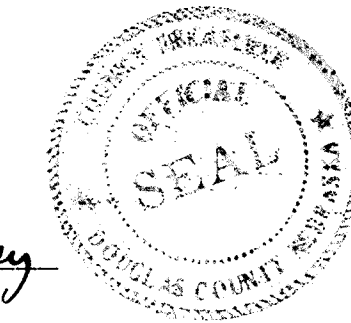


*Philip A. Burke*  
 COUNTY ENGINEER

**APPROVAL OF THE CITY PLANNING BOARD**

THIS PLAT OF EVERGREEN VILLAGE, WAS APPROVED BY THE CITY PLANNING BOARD OF THE CITY OF OMAHA THIS 15 DAY OF August, 1990, A.D.

*Michael D. Jolley*  
 CHAIRMAN



**APPROVALS OF CITY ENGINEER OF OMAHA**

I HEREBY APPROVE THIS PLAT OF EVERGREEN VILLAGE, AS TO THE DESIGN STANDARDS THIS 23 DAY OF July, 1990, A.D.

*Randy A. Heumann*  
 CITY ENGINEER

I HEREBY CERTIFY THAT ADEQUATE PROVISIONS HAVE BEEN MADE FOR COMPLIANCE WITH CHAPTER 53 OF THE OMAHA MUNICIPAL CODE THIS 28 DAY OF March, 1990, A.D.

*Randy A. Heumann*  
 CITY ENGINEER

**DEDICATION**

KNOW ALL MEN THESE PRESENTS:

THAT WE, THE UNDERSIGNED, SOLE OWNERS AND PROPRIETORS OF THE LAND EMBRACED WITHIN THIS PLAT AND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS, SAID SUBDIVISION TO BE KNOWN AS EVERGREEN VILLAGE, THE LOTS TO BE NUMBERED AS SHOWN (LOTS 1 THRU 5, INCLUSIVE), AND WE APPROVE THE DISPOSITION OF THE PROPERTY AS SHOWN ON THIS PLAT AND WE HEREBY DEDICATE TO THE PUBLIC FOR THE PUBLIC USE OF THE STREETS, CIRCLES AND AVENUES AS SHOWN HEREIN AND WE DO ALSO GRANT THE EASEMENTS SHOWN ON THE PLAT TO THE AGENCIES DESIGNATED AND THEIR ASSIGNS FOR THE PURPOSES NOTED. WE DO FURTHER GRANT A PERPETUAL EASEMENT IN FAVOR OF AND GRANTING TO THE OMAHA PUBLIC POWER DISTRICT, AND ANY COMPANY WHICH HAS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM WITHIN THE BOUNDARIES OF THIS PLAT, AND THE U.S. WEST COMMUNICATIONS INC. COMPANY, THEIR SUCCESSORS AND ASSIGNS, TO ERCT AND OPERATE, MAINTAIN, REPAIR AND RENEW UNDERGROUND CABLES OR CONDUITS, POLES WITH THE NECESSARY SUPPORTS, SUSTAINING WIRES, CROSS ARMS, GUYS AND ANCHORS AND OTHER INSTRUMENTALITIES, AND EXTEND THEREON WIRE FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, POWER AND FOR THE TRANSMISSION OF SIGNALS AND SOUNDS FOR ALL KINDS INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM, AND THE RECEPTION ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING THE FRONT AND THE SIDE BOUNDARY LINES OF ALL LOTS; AND EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS; AND A SIXTEEN (16) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL EXTERIOR LOTS THAT ARE NOT ADJACENT TO PRESENTLY PLATTED AND RECORDED LOTS. THE TERM EXTERIOR LOTS IS HEREIN DEFINED AS THOSE LOTS FORMING THE OUTER PERIMETER OF THE DESCRIBED ADDITION. THE SIXTEEN (16) FOOT WIDE EASEMENT WILL BE REDUCED TO AN EIGHT (8) FOOT WIDE STRIP WHEN THE ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED. WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE METROPOLITAN UTILITIES DISTRICT OF OMAHA, THEIR SUCCESSORS AND ASSIGNS TO ERCT, 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 (5) FOOT WIDE STRIP OF LAND ABUTTING ALL CUL-DE-SACS, AVENUES, AND STREETS. NO PERMANENT BUILDING OR RETAINING WALLS SHALL BE PLACED IN THE ABOVE DESCRIBED 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 HEREBY SET OUR HANDS THIS DAY OF July 9, 1990, A.D.

FOR: REAL ESTATE BROKERAGE COMPANY

*David L. Underwood*  
 DAVID L. UNDERWOOD

**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 THE PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE.

DATED THIS 31 DAY OF July, 1990, A.D.

*Sam J. Howell*  
 SAM J. HOWELL, COUNTY TREASURER

**OMAHA CITY COUNCIL ACCEPTANCE**

THIS PLAT OF EVERGREEN VILLAGE WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF OMAHA THIS 18 DAY OF December, 1990, A.D.

*James J. Grand*  
 CITY COUNCIL PRESIDENT



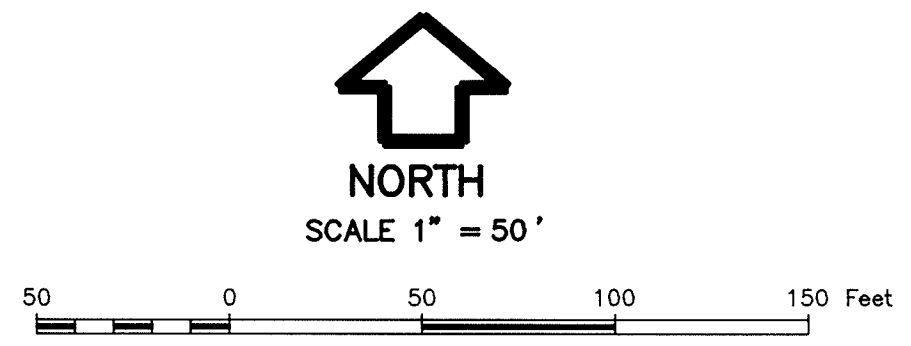
**CORPORATION ACKNOWLEDGEMENT**

STATE OF NEBRASKA )  
 ) SS  
 COUNTY OF DOUGLAS )

ON THIS 9th DAY OF July, 1990, A.D., BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME THE ABOVE NAMED DAVID L. UNDERWOOD OF REAL ESTATE BROKERAGE COMPANY, A NEBRASKA CORPORATION, WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE INSTRUMENT AS PRESIDENT OF SAID CORPORATION, AND HE ACKNOWLEDGES THE EXECUTION THEREFORE TO BE HIS VOLUNTARY ACT AND DEED AS SUCH OFFICERS AND VOLUNTARY ACT AND DEED OF SAID CORPORATION AND THE CORPORATE SEAL OF SAID CORPORATION WAS HERETO AFFIXED BY ITS AUTHORITY.

WITNESS MY HAND AND OFFICIAL SEAL THE LAST DATE AFORESAID.  
 \_\_\_\_\_ OF \_\_\_\_\_  
 NOTARY PUBLIC

MY COMMISSION EXPIRES ON THE \_\_\_\_\_ DAY \_\_\_\_\_, 19\_\_\_\_, A.D.



- NOTES:**
- 1) ALL CURVE DATA IS BASED ON THE ARC DEFINITION.
  - 2) ALL DISTANCES ALONG CURVES ARE ARC LENGTHS UNLESS OTHERWISE NOTED.
  - 3) ALL LOT LINES ON CURVED STREETS ARE RADIAL UNLESS OTHERWISE NOTED (N.R.).
  - 4) ALL ANGLES ARE 90 DEGREES UNLESS OTHERWISE NOTED.

Evergreen Plaza F2#18