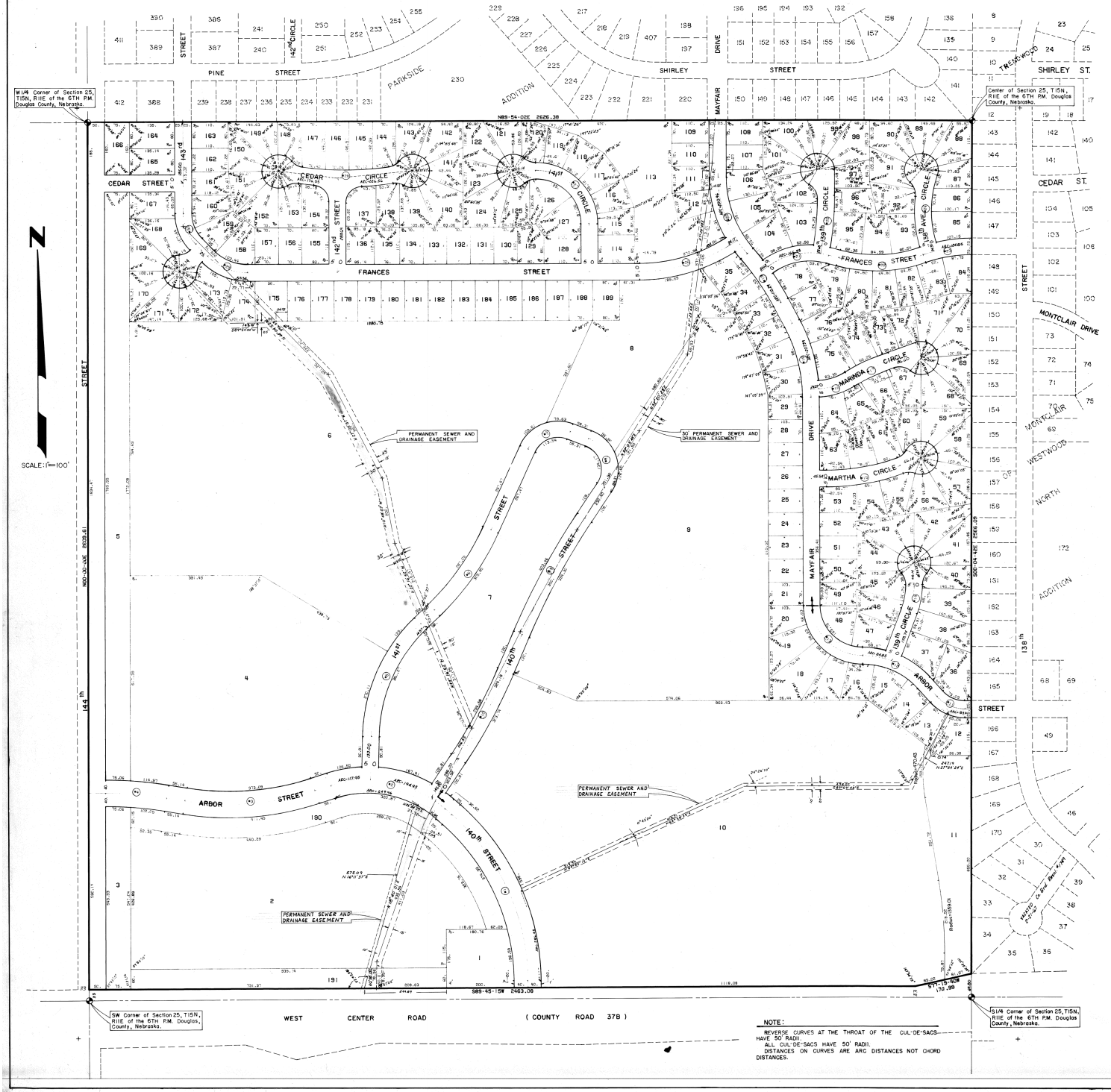
GEORGETOWNE REPLAT

LOTS 1 THRU 189, INCLUSIVE.
BEING A REPLATTING OF LOTS 1 THRU 13, INCLUSIVE, GEORGETOWNE, AND VACATED ARBOR, 140th, 141st AND 144th STREETS ALL AS SURVEYED, PLATTED AND RECORDED IN PART OF THE SW 1/4 OF SEC. 25, T15N, R11E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.



NOTE:
REVERSE CURVES AT THE THROAT OF THE CUL-DE-SACS HAVE 50' RADII.
ALL CUL-DE-SACS HAVE 50' RADII.
DISTANCES ON CURVES ARE ARC DISTANCES NOT CHORD DISTANCES.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY that I have made a boundary survey of the subdivision described hereon, and that permanent monuments have been placed at all angle points on the boundary of this plat, and that a bond has been posted with the City of Omaha, Nebraska, in order to insure that permanent monuments and stakes will be placed at all corners, lot ties, streets, easements and ends of curves; said subdivision is known as GEORGETOWNE REPLAT, Lots 1 thru 189 inclusive being a replatting of Lots 1 thru 13 inclusive, GEORGETOWNE, and vacated Arbor, 140th, 141st and 144th Streets, also surveyed, platted and recorded in part of the SW¼ of Sec. 25, T15N, R11E of the 6th P.M., Douglas County, Nebraska; more particularly described as follows: Beginning at the West 1/4 corner of said Section 25; thence N 89° 54' 02" E, 2626.38 feet along the North line of the said SW 1/4 to the center of said Section 25; thence N 89° 54' 02" E, 2166.08 feet along the East line of said SW 1/4 to a point on the North R.O.W. line of West Center Road; thence along said North R.O.W. line S 77° 39' 40" W, 170.99 feet to an angle point on said R.O.W. line; thence S 89° 45' 15" W, 2463.08 feet along said North R.O.W. line to a point on the West line of the said SW 1/4; thence North along said West line, 2570.61 feet to the point of beginning. (The said West line of the SW 1/4 of Section 25 assumed North-South in direction.)

Date

Ivan O. Rudd, Registered Land Surveyor No. 99

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That WE, REGIS INVESTMENT, INC. (a Nebraska corporation), and FRANK KREJCI and JUDITH KREJCI (husband and wife), PAUL KREJCI and MARY ALICE KREJCI (husband and wife), ROBERT SCHOPP and LOUANN SCHOPP (husband and wife), ROBERT F. SWARTZBAUGH and JULIANE C. SWARTZBAUGH (husband and wife), and ANNA J. KOZUSKO (WIDOWED), and NORTHWESTERN NATIONAL BANK OF OMAHA, NEBRASKA (a Nebraska corporation), MORTGAGEE, having, respectively, the sole owners and mortgage holder of the land described within the surveyor's certificate and embraced within this plat, have caused said land to be subdivided into lots and streets, to be numbered and named as shown, said subdivision to be hereafter known as GEORGETOWNE REPLAT, and we do hereby ratify and approve of the disposition of our property as shown on this plat; and we do hereby dedicate to the public, for public use, the streets and easements as shown on this plat. We do further grant a perpetual license in favor of and granted to the Omaha Public Power District and the Northwestern Bell Telephone Company, their successors and assigns, to erect and operate, maintain, repair and renew cables, conduits, and poles with the necessary supports, sustaining wires, cross-arms, guys and anchors, and other instrumentalities, and to extend thereon wires for the carrying and transmission of electric current for light, heat, and power, and for all telephone and telegraph and message service over, upon, or under a 5-foot strip of land adjoining the rear and side boundary lines of said lots (these easements apply only to land within said subdivision), said license being granted for the use and benefit of all present and future owners of lots in said subdivision; provided, however, that said side lot line easement is granted upon the specific condition that if both said utility companies fail to construct poles, wires or conduits along any of said side lot lines within 36 months of the date hereof, or if any poles, wires or conduits are constructed but hereafter removed without replacement within 60 days after they removal, then this side line easement shall automatically terminate and become void as to such unused or abandoned easement ways. No permanent buildings, trees, retaining walls or loose rock walls shall be placed in the said easementways, 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.

Judith Krejci
Frank Krejci
Mary Alice Krejci
Paul Krejci
Louann Schopp
Robert Schopp
Anna J. Kozusko
Juliane C. Swartzbaugh
Robert F. Swartzbaugh

NORTHWESTERN NATIONAL BANK OF OMAHA, NEBRASKA
By _____ Title

REGIS INVESTMENT, INC.
By _____ Title
George D. Goos, President
Attest: George D. Ventetcher, Secretary

ACKNOWLEDGEMENT OF NOTARIES

STATE OF NEBRASKA) ss
COUNTY OF DOUGLAS)
On this 18th day of January, 1972, before me a notary public, duly commissioned and qualified, in and for said county, appeared George D. Goos and George W. Ventetcher, who are personally known by me to be, respectively, the president and secretary of Regis Investment, Inc. (a Nebraska corporation), and they did acknowledge their execution of the foregoing Dedication to be their voluntary act and deed, and the voluntary act and deed of said corporation.
Witness my hand and official seal the date last aforesaid.

My commission expires on January 6, 1974 * * *
Notary Public

STATE OF NEBRASKA) ss
COUNTY OF DOUGLAS)
On this 1st day of February, 1972, before me, a notary public, duly commissioned and qualified, in and for said county, appeared [illegible] of the Northwestern National Bank of Omaha, Nebraska (a Nebraska corporation), and he did acknowledge his execution of the foregoing Dedication to be his voluntary act and deed, and the voluntary act and deed of said bank.
Witness my hand and official seal the date last aforesaid.

My commission expires on 1-25-72 * * *
Notary Public

STATE OF NEBRASKA) ss
COUNTY OF DOUGLAS)
On this 18th day of January, 1972 before me, a notary public, duly commissioned and qualified, in and for said county, appeared Frank Krejci and Judith Krejci (husband and wife), Paul Krejci and Mary Alice Krejci (husband and wife), Robert Schopp and Louann Schopp (husband and wife), Robert F. Swartzbaugh and Juliane C. Swartzbaugh (husband and wife), and Anna J. Kozusko who are personally known by me to be the identical persons whose names are affixed above, and they did acknowledge their execution of the foregoing Dedication to be their voluntary act and deed.
Witness my hand and official seal the date last aforesaid.

My commission expires on January 6, 1974
Notary Public

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 24 day of July, 1972.

Deputy
Douglas County Treasurer

APPROVAL OF CITY ENGINEER

I HEREBY APPROVE the plat of GEORGETOWNE REPLAT on this 18th day of July, 1972.

City Engineer

APPROVAL OF CITY PLANNING BOARD

This plat of GEORGETOWNE REPLAT was approved by the City Planning Board of the City of Omaha, this 23rd day of February, 1972.

Chairman, City Planning Board

APPROVAL OF OMAHA CITY COUNCIL

This plat of GEORGETOWNE REPLAT was approved and accepted by the City Council of Omaha on this 7th day of March, 1972.

Mayor
President
City Clerk

Ⓒ CURVE DATA

CURVE	Δ	D	T	L	R
1.	48°00'00"	8°30'12"	300.00	564.49	673.81
2.	60°00'00"	16°32'24"	200.00	362.74	346.41
3.	27°30'00"	7°00'36"	200.00	392.29	817.33
4.	9°15'15"	5°02'29"	91.98	183.57	1136.52
5.	44°30'00"	11°43'12"	200.00	379.69	488.87
6.	21°30'00"	7°15'07"	150.00	276.47	790.07
7.	86°44'30"	57°17'45"	94.47	151.39	100.00
8.	182°30'00"	57°17'45"	124.60	178.90	100.00
9.	10°30'00"	2°37'57"	200.00	398.88	2174.58
10.	10°30'00"	3°30'35"	150.00	299.16	1632.44
11.	48°04'42"	51°06'41"	50.00	94.07	112.10
12.	48°04'42"	25°39'48"	108.00	203.18	242.19
13.	90°00'00"	38°07'06"	150.51	234.11	150.31
14.	20°04'42"	24°45'18"	40.98	81.11	231.46
15.	20°58'18"	9°35'49"	111.00	219.53	601.20
16.	21°50'53"	30°58'14"	49.31	96.38	185.00
17.	12°47'47"	9°44'04"	44.00	131.46	588.59
18.	21°55'18"	12°04'46"	117.92	231.15	674.32
19.	15°00'00"	7°15'12"	90.00	179.23	789.92
20.	40°54'48"	10°29'16"	130.61	249.83	349.98
21.	51°00'00"	24°46'28"	101.46	189.95	212.72
22.	35°00'00"	14°07'37"	127.88	247.75	405.58
23.	17°55'18"	15°25'00"	75.00	148.48	427.05
24.	35°24'36"	10°06'41"	113.81	220.30	355.62
25.	9°08'42"	5°54'48"	76.79	153.26	968.98
26.	57°54'02"	11°31'56"	146.72	286.53	496.90
27.	90°00'00"	35°48'56"	140.00	251.33	140.00
28.	26°42'08"	6°07'46"	204.74	403.11	935.00
29.	46°01'01"	24°45'30"	70.00	152.39	164.84
30.	48°58'59"	42°45'06"	64.18	102.88	134.02

GEORGETOWNE REPLAT
LAMP RYNEARSON AND TILLY
architects engineers surveyors
FINAL PLAT
FORTY-SIXTH AND DODGE STREETS
OMAHA, NEBRASKA 68132
TELEPHONE 402-558-6030

REVISIONS

JOB NUMBER 71-06-2103
DATE 1-3-72

SHEET 0