

CITY OF OMAHA, NEBRASKA ADMINISTRATIVE SUBDIVISION

LEGAL DESCRIPTION

Lots 1 and 2, PIERSONS SUBDIVISION REPLAT 2, being an Administrative Subdivision of part of Lots 7, 13 and 14, PIERSONS SUBDIVISION, being a subdivision of the South Half of the Southwest Quarter and the West Half of the Southeast Quarter of Section 15, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, as surveyed, platted and recorded in Douglas County, Nebraska. Lot 1 being described as follows: Beginning at the intersection of the North right-of-way line of West Dodge Road with the East right-of-way of line of Embassy Row; Thence South 89°41'20" East (assumed bearings) for 327.70 feet; Thence North 00°18'46" East for 460.30 feet; Thence North 44°41'01" West for 182.08 feet, to a point on the East right-of-way line of Embassy Row; Thence Southwesterly, along the East right-of-way line of Embassy Row, along a curve to the left (having a radius of 595.24 feet and a long chord bearing South 24°22'56" West for 489.60 feet) for an arc length of 504.57 feet; Thence continuing along said East right-of-way-line, South 00°01'23" West for 142.04 feet, to the Point of Beginning. (contains 157839 square feet, 3.62 acres)

Together with non-exclusive easement rights appurtenant thereto as established by Roadway and Parking Easement and Covenants Agreement dated January 18, 1980 and recorded January 18, 1980, in Book 627 at Page 622, and by Parking and Construction Easement and Covenants Agreement dated January 18, 1980 and recorded January 18, 1980 in Book 627 at Page 633, both of the Miscellaneous Records of Douglas County, Nebraska.

Lot 2 being described as follows: Beginning at a point on the Westerly right-of-way line of 90th Street which is 50.00 feet West of the East line and 92.59 feet North of the South line of said Southwest Quarter; Thence North 00°01'35" East (assumed bearings) for 717.86 feet to a point on the Southerly right-of-way line of Embassy Row; Thence North 89°56'21" West for 190.27 feet along the Southerly right-of-way line of Embassy Row; Thence along a curve to the left (having a radius of 595.24 feet and a long chord bearing South 69°18'46" West for 420.46 feet) for an arc length of 429.74 feet, along the South right-of-way line of Embassy Row; Thence South 44°41'01" East for 182.08 feet; Thence South 00°18'46" West for 460.30 feet to the North right-of-way line of West Dodge Road; Thence North 00°46'11" East for 10.97 feet along said right-of-way line of West Dodge Road; Thence South 89°43'38" East for 270.24 feet along said right-of-way line of West Dodge Road; Thence South 89°43'38" East for 270.24 feet along said right-of-way line of West Dodge Road; Thence South 89°43'38" East for 270.24 feet along said right-of-way line of West Dodge Road; Thence South 89°43'38" East for 270.24 feet along said right-of-way line of West Dodge Road; Thence South 89°43'38" East for 270.24 feet along said right-of-way line of West Dodge Road; Thence North 51°11'12" East for 18.27 feet to the Point of Beginning. (contains 343033 square feet, 7.88 acres)

Together with non-exclusive easement rights appurtenant thereto as established by Roadway and Parking Easement and Covenants Agreement dated January 18, 1980 and recorded January 18, 1980, in Book 627 at Page 622, and by Parking and Construction Easement and Covenants Agreement dated January 18, 1980 and recorded January 18, 1980 in Book 627 at Page 633, both of the Miscellaneous Records of Douglas County, Nebraska.

SURVEYOR'S CERTIFICATE I hereby certify that I have surveyed and placed permanent markers at all corners of all lots being platted.	TE BRASA
Malia R. L.	4-16-96 LS-490 Date LEI R. F.
OWNER'S CERTIFICATION KNOW ALL PERSONS BY THESE PRESENTS: That the undersigned are certificate and embraced within this plat, and have caused said land to be the production of the Productial Insurance Company of America Scott Swedberg, W	
ACKNOWLEDGMENT OF NOTARY State of Nebraska) SS County of Douglas)	
OFFICIAL SEAL	√√ ←, who (are/is) personally known
JACKIE GALVAN NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXP. MAR. 12,2000 COUNTY TREASURER'S CERTIFICATION This is to certify that I find no regular or special taxes due or delinquencertificate and as shown by the records of this office.	it against the property as described in the Surveyor's I
County Treasurer	Date JULIE M. HANEY COUNTY
PLANNING DIRECTOR'S APPROVAL. Approved as a subdivision of not more than two (2) lots, parcels or tracts, Rule Charter of the City of Omaha, 1956. This subdivision approval is voice.	

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Planning Director

Register of Deeds within thirty (30) days of this date.