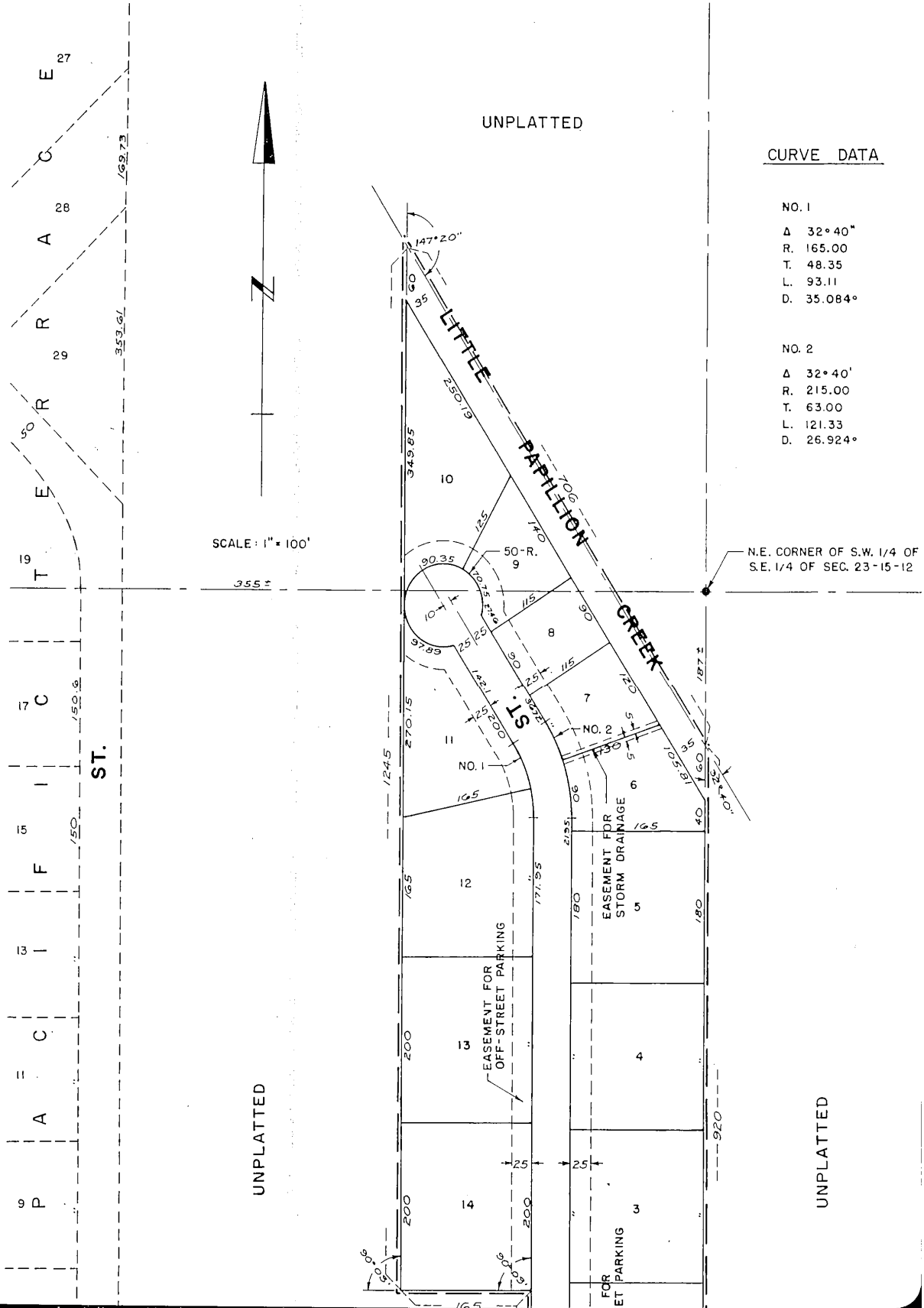


WEST PACIFIC COMMERCIAL

A SUBDIVISION OF PART OF THE WEST 1/2 OF THE S.E. 1/4 OF SECTION 23, T.15 N., R.12 E.
ALL IN DOUGLAS COUNTY, NEBRASKA



CURVE DATA

NO. 1	Δ 32° 40"
	R. 165.00
	T. 48.35
	L. 93.11
	D. 35.084°
NO. 2	Δ 32° 40'
	R. 215.00
	T. 63.00
	L. 121.33
	D. 26.924°

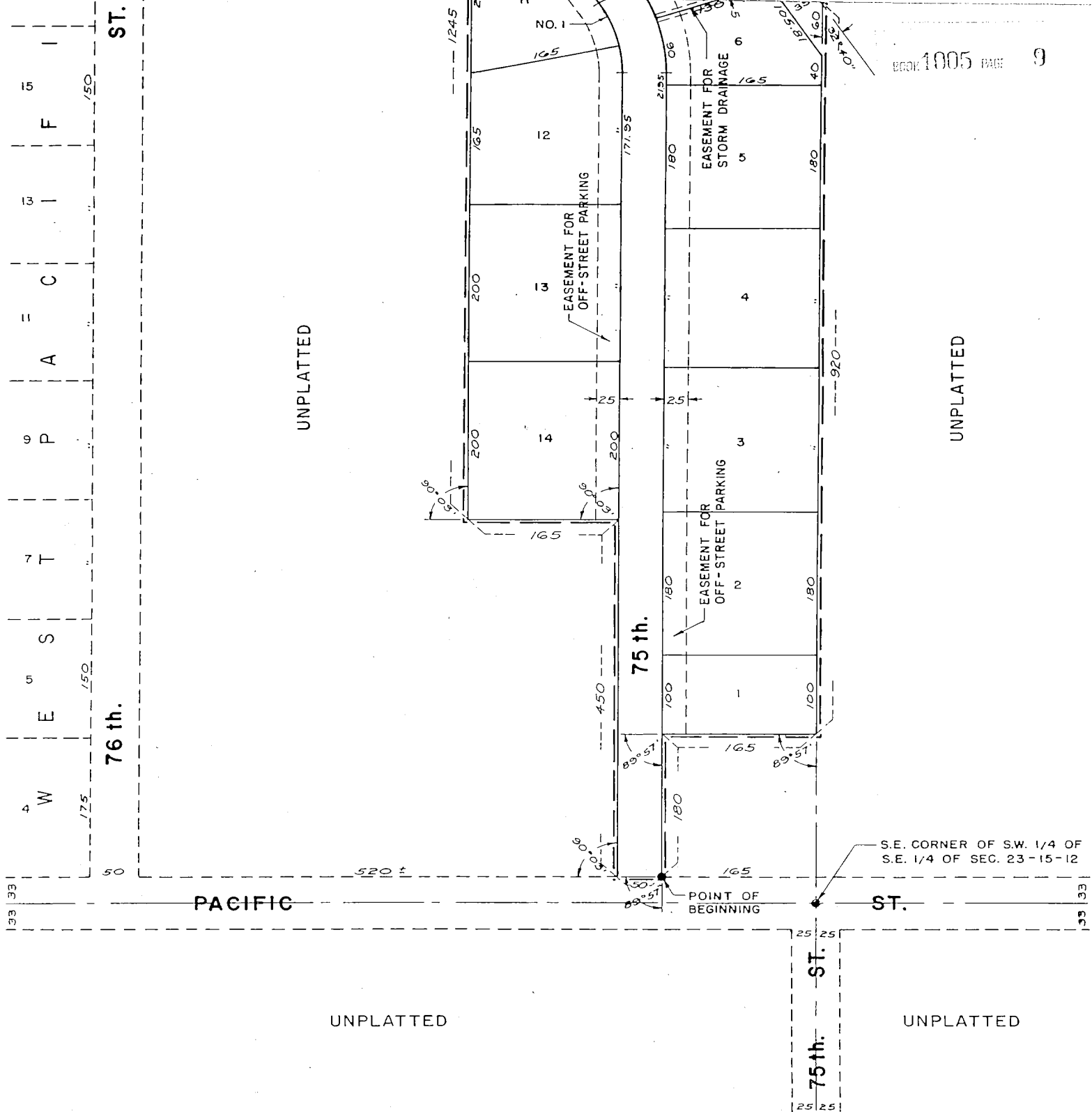
SCALE: 1" = 100'

N.E. CORNER OF S.W. 1/4 OF S.E. 1/4 OF SEC. 23-15-12

UNPLATTED

UNPLATTED

FOR
ET PARKING



OMAHA CITY COUNCIL'S ACCEPTANCE

THIS PLAT OF "WEST PACIFIC COMMERCIAL" WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF THE CITY OF OMAHA, NEBRASKA, THIS 25TH DAY OF SEPTEMBER, A.D. 1956

[Signature]
MAYOR

ATTEST: *[Signature]*
CITY CLERK

PA 9 NW 8 SW 1/4 E 14

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY:

THAT I HAVE ACCURATELY SURVEYED AND STAKED WITH IRON PIPE ALL CORNERS OF ALL LOTS, STREETS, ANGLE POINTS AND ENDS OF ALL CURVES, AND THAT THE STREETS AS DEDICATED HAVE BEEN GRADED TO THE FULL WIDTH OF THE RIGHT OF WAY AND TO THE GRADES AS APPROVED IN THIS PLAT OF "WEST PACIFIC COMMERCIAL", AN ADDITION IN DOUGLAS COUNTY, NEBRASKA, AND THAT SAID PLAT IS A PART OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 15 NORTH, RANGE 12 EAST OF THE 6TH PRINCIPAL MERIDIAN, ALL IN DOUGLAS COUNTY, NEBRASKA, DESCRIBED AND BOUNDED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH PROPERTY LINE OF PACIFIC STREET AS PLATTED AND RECORDED, SAID POINT BEING 33 FEET NORTH OF AND 165 FEET WEST OF THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 23, THENCE RUNNING WEST ALONG THE NORTH PROPERTY LINE OF SAID PACIFIC STREET A DISTANCE OF 50 FEET, THENCE TURNING AN ANGLE OF 90° 03' TO THE RIGHT AND RUNNING NORTH A DISTANCE OF 450 FEET, THENCE TURNING AN ANGLE OF 90° 03' TO THE LEFT AND RUNNING WEST A DISTANCE OF 165 FEET, THENCE TURNING AN ANGLE OF 90° 03' TO THE RIGHT AND RUNNING NORTH A DISTANCE OF 1245 FEET TO A POINT ON THE CENTERLINE OF THE LITTLE PAPILLION CREEK, THENCE TURNING AN ANGLE OF 147° 20' TO THE RIGHT AND RUNNING SOUTHEAST ALONG THE CENTERLINE OF THE LITTLE PAPILLION CREEK A DISTANCE OF 700 FEET TO A POINT ON THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 23, THENCE TURNING AN ANGLE OF 32° 40' TO THE RIGHT AND RUNNING SOUTH ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 23 A DISTANCE OF 920 FEET, THENCE TURNING AN ANGLE OF 89° 57' TO THE RIGHT AND RUNNING WEST A DISTANCE OF 165 FEET, THENCE TURNING AN ANGLE OF 89° 57' TO THE LEFT AND RUNNING SOUTH A DISTANCE OF 160 FEET TO THE POINT OF BEGINNING.

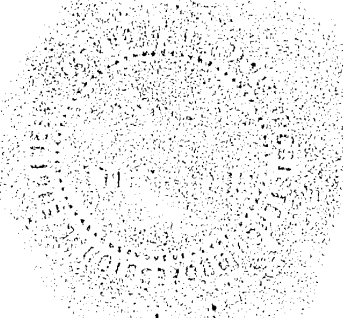
IN WITNESS WHEREOF: I HAVE HEREUNTO SENT MY HAND THIS 12TH DAY OF SEPTEMBER,

A.D. 1956.

James L. Hill

SURVEYOR

HENNINGSON, DURHAM & RICHARDSON, INC. CONSULTING ENGINEERS



DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT RICHARD H. HAYS, J. FREDERICK SCHLOTT AND EUGENE H. SMILEY, BEING SOLE OWNERS AND PROPRIETORS OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS AS SHOWN. SAID SUBDIVISION TO BE KNOWN AS "WEST PACIFIC COMMERCIAL", THE LOTS NUMBERED AS SHOWN, AND THEY HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF THEIR PROPERTY AS SHOWN ON THIS PLAT, AND THEY HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS AS SHOWN HEREIN, AND THEY HEREBY GRANT TO THE PUBLIC THE EASEMENT FOR STORM DRAINAGE AND THE EASEMENTS FOR OFF-STREET PARKING AS SHOWN HEREIN.

IN ADDITION TO BUILDING RESTRICTIONS IMPOSED BY THE CITY OF OMAHA, NO BUILDING SHALL BE CONSTRUCTED UPON ANY LOT OR PARCEL WITHOUT THE PROVISION FOR AT LEAST ONE OFF-STREET PARKING SPACE FOR EACH 750 SQUARE FEET OF BUILDING FLOOR AREA EXCLUSIVE OF BASEMENT AREA. SAID PROVISION FOR OFF-STREET PARKING MAY INCLUDE AREA EMBRACED WITHIN THE EASEMENT FOR OFF-STREET PARKING HERETO-FOR GRANTED TO THE PUBLIC WITHIN SAID SEPARATE LOT OR PARCEL, AND MAY ALSO INCLUDE ANY OFF-STREET PARKING AREAS PROVIDED FOR WITHIN THE BUILDING AND ELSEWHERE ON SAID LOT OR PARCEL.

ALL FUTURE OWNERS, THEIR HEIRS AND ADMINISTRATORS SHALL BE BOUND BY COVENANT TO THE ABOVE PROVISION FOR OFF-STREET PARKING FOR A PERIOD OF NOT LESS THAN 25 YEARS AT WHICH TIME THE AFORE-SAID COVENANT SHALL BE AUTOMATICALLY RENEWED UNLESS OTHERWISE REVISED BY AN AGREEMENT OF 51% OR MORE OF THE ADJUTING PROPERTY OWNERS.

IN WITNESS WHEREOF: THE ABOVE RICHARD H. HAYS, J. FREDERICK SCHLOTT AND EUGENE H. SMILEY HAVE SIGNED THESE PRESENTS THIS 14 DAY OF September, A.D. 1936

Richard H. Hays

J. Frederick Schlott

Eugene H. Smiley
OWNERS

IN THE PRESENCE OF: E. D. Straker



ACKNOWLEDGEMENT

STATE OF NEBRASKA SS
COUNTY OF DOUGLAS

ON THIS 14 DAY OF September, A.D. 19 56 BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, PERSONALLY CAME THE ABOVE RICHARD H. HAYS, J. FREDERICK SCHLOTT AND EUGENE H. SMILEY, WHO ARE PERSONALLY KNOWN TO ME TO BE THE SAME IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE ABOVE DEDICATION ON THIS PLAT, AND THEY ACKNOWLEDGED THE SIGNING OF SAID DEDICATION TO BE THEIR OWN VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL AT OMAHA, NEBRASKA, IN SAID COUNTY, THE DATE LAST AFORESAID.

E. D. Strickland
NOTARY PUBLIC

MY COMMISSION EXPIRES THE 17 DAY OF August, A.D. 19 61

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

DATE: Sept 17 - 1956

Sam J. Howell
COUNTY TREASURER
DOUGLAS COUNTY

APPROVAL OF CITY ENGINEER OF OMAHA

I HEREBY APPROVE THIS PLAT OF "WEST-PACIFIC COMMERCIAL" THIS 18 DAY OF Sept., A.D. 19 56.

E. H. Woodbridge
CITY ENGINEER

APPROVAL OF OMAHA CITY PLANNING COMMISSION

THIS PLAT OF "WEST PACIFIC COMMERCIAL" WAS APPROVED BY THE CITY PLANNING COMMISSION OF THE CITY OF OMAHA, NEBRASKA, THIS 19 DAY OF SEPT., A.D. 19 56.

Lawrence J. Grove
CHAIRMAN OF CITY PLANNING COMMISSION

24. ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA. 10.50
18 DAY OF Oct. 19 56 AT 1:22 P.M. THOMAS J. O'CONNOR, REGISTER OF DEEDS.