

FOR RECORDER'S USE ONLY

NOTICE OF COMMENCEMENT

To Whom It May Concern:

The undersigned hereby informs all concerned that improvements will be made to certain real property, and in accordance with Neb. Rev. Stat. 52-145, the following information is stated in this NOTICE OF COMMENCEMENT.

Description of Property:

A parcel of land in the Northeast Quarter of Section 25, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, described as follows: beginning at a point 331.65 feet West of and 33.00 feet South of the Northeast corner of said Section 25; thence South 17°11'55" West, 332.89 feet; thence South 49°45'36" West, 179.29 feet; thence South 7°14'47" West, 112.90 feet; thence South 54°47'54" West, 228.74 feet; thence South 27°48'02" West, 277.70 feet; thence North 35°04'11" West 204.36 feet, thence North 9°50'48" West, 600.72 feet; thence North 36°42'44" West, 204.85 feet to a point 33.0 feet South of the North line of said Section 25; thence due East 33.0 feet South of and parallel to the North line of said Section 25, 908.35 feet to the point of beginning. (North line of said Section 25 assumed East-West in direction.)

EXCEPT FOR:

That part of the Northeast Quarter of Section 25, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska as taken by the State of Nebraska, Department of Roads, as described in Return of Appraisers filed May 27, 1999 in Misc. Book 1294 at Page 585, records of Douglas County, Nebraska, described as follows: referring to the Northeast corner of the Northeast Quarter of said Section 25; thence Westerly along the North line of the Northeast Quarter a distance of 97.974 meters (321.44 feet) to the point of beginning; thence southwesterly deflecting 72°48'10" left a distance of 57.697 meters (189.29 feet); thence Northwesterly deflecting 102°17'25" right a distance of 61.522 meters (201.84 feet); thence westerly deflecting 29°00'44" left a distance of 98.003 meters (321.53 feet); thence northerly deflecting 89°33'40" right a distance of 24.021 meters (78.81 feet) to the North line of the Northeast Quarter; thence Easterly deflecting 89°57'49" right along the North line of the Northeast Quarter a distance of 168.595 meters (553.13 feet) to the point of beginning.

AND EXCEPT FOR:

That part of the Northeast Quarter of Section 25, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska as conveyed to the State of Nebraska, Department of Roads, as described in Warranty Deed - Individual filed June 12, 2000 in Book 2154 at Page 467, records of Douglas County, Nebraska, described as follows: referring to the Northeast corner of the Northeast Quarter of said Section 25; thence Westerly along the North line of the Northeast Quarter a distance of 97.974 meters (321.44 feet) to the point of beginning; thence Southwesterly deflecting 72°48'10" left a distance of 57.697 meters (189.29 feet); thence southwesterly deflecting 00°00'00" right a distance of 15.699 meters (51.50 feet); thence westerly deflecting 72°50'20" right a distance of 12.940 meters (42.45 feet); thence northerly deflecting 90°00'00" right a distance of 24.922 meters (81.76 feet); thence southeasterly deflecting 119°27'04" right a distance of 20.179 meters (66.20 feet) to the point of beginning.

The Real Property or its address is commonly known as 20601 Pacific Street, Elkhorn, NE 68022.

General Description of Improvements:

Construction of residential lots located at : A parcel of land in the Northeast Quarter of Section 25, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, described as follows: beginning at a point 331.65 feet West of and 33.00 feet South of the Northeast corner of said Section 25; thence South 17°11'55" West, 332.89 feet; thence South 49°45'36" West, 179.29 feet; thence South 7°14'47" West, 112.90 feet; thence South 54°47'54" West, 228.74 feet;

NOTICE OF COMMENCEMENT
(Continued)

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Pacific Reserve, LLC
Contracting Owner
PO Box 248, Omaha, NE 68010
Address
Free Simple Title Holder
Interest in the Real Estate

Fee Simple Title Holder (if other than contracting owner)
Address

NOTE:

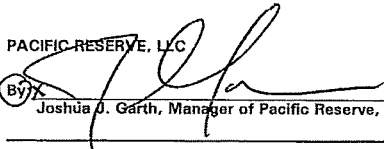
If, after this Notice of Commencement is recorded, a lien is recorded as to an improvement covered by this Notice of Commencement, the lien has priority from the time this Notice of Commencement is recorded.

NOTICE OF COMMENCEMENT
(Continued)

Duration of this Notice of Commencement: 30 Months
Executed this 7th Day of December, 2018

CONTRACTING OWNER:

PACIFIC RESERVE, LLC

By: 
Joshua J. Garth, Manager of Pacific Reserve, LLC

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

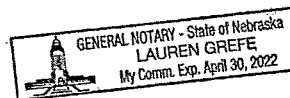
STATE OF Nebraska

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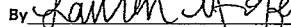
COUNTY OF Douglas

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On this 10th day of December, 20 18, before me, the undersigned Notary Public, personally appeared Joshua J. Garth, Manager of Pacific Reserve, LLC, and known to me to be member or designated agent of the limited liability company that executed the Notice of Commencement and acknowledged the Notice to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this Notice and in fact executed the Notice on behalf of the limited liability company.

By: 

Printed Name: Lauren Grefe

Notary Public in and for the State of Nebraska

Residing at 1121 S. 101st St Omaha, NE 68124

My commission expires April 30 2022