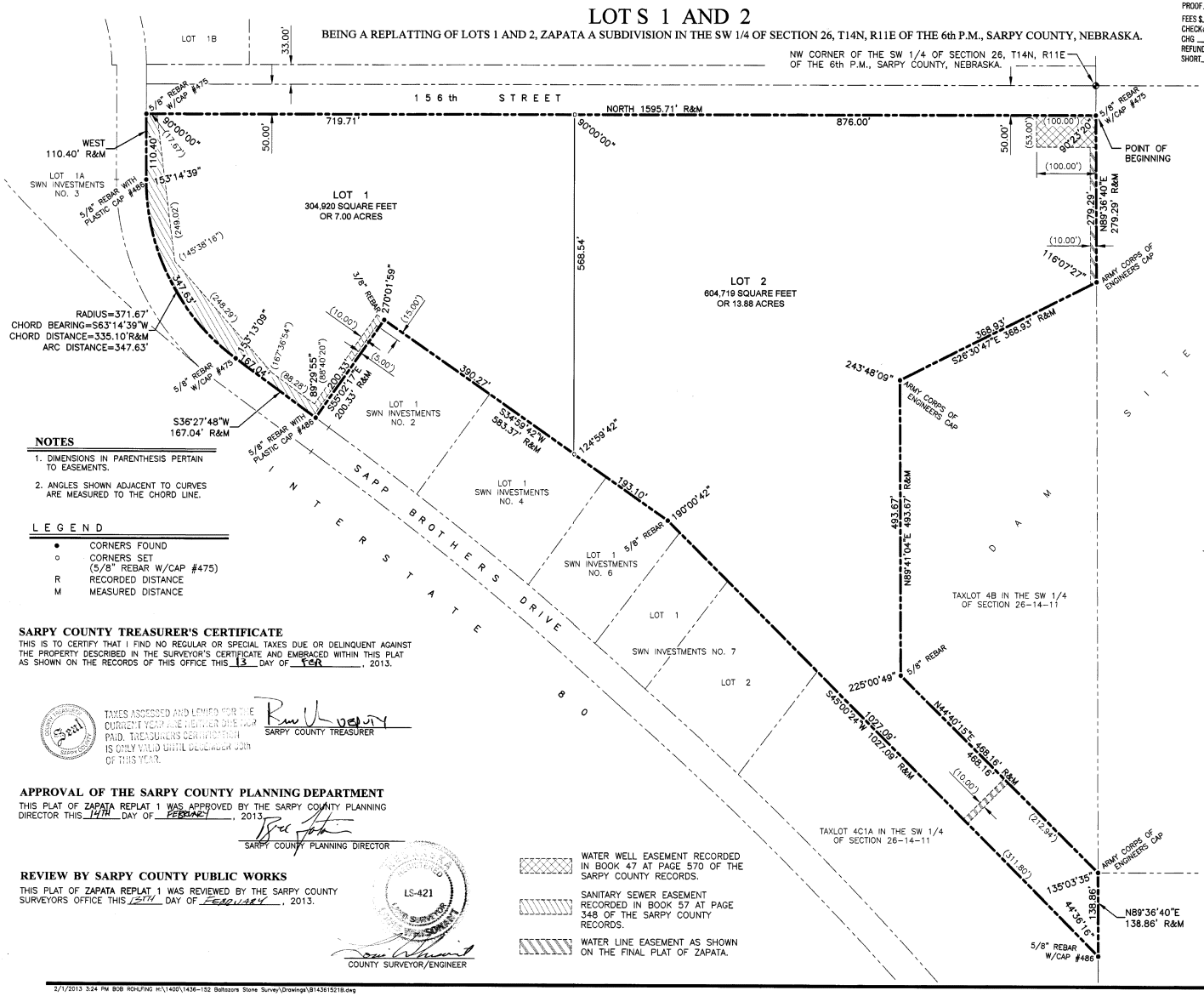
2013-04815

ZAPATA REPLAT 1

LOT S 1 AND 2

BEING A REPLATTING OF LOTS 1 AND 2, ZAPATA A SUBDIVISION IN THE SW 1/4 OF SECTION 26, T14N, R11E OF THE 6th P.M., SARPY COUNTY, NEBRASKA.



NOTES

1. DIMENSIONS IN PARENTHESIS PERTAIN TO EASEMENTS.
2. ANGLES SHOWN ADJACENT TO CURVES ARE MEASURED TO THE CHORD LINE.

LEGEND

- ● CORNERS FOUND
- o CORNERS SET (5/8" REBAR W/CAP #475)
- R RECORDED DISTANCE
- M MEASURED DISTANCE

SARPY 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 ON THE RECORDS OF THIS OFFICE THIS 13 DAY OF FEB, 2013.

TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURER'S CERTIFICATION IS ONLY VALID UNTIL DECEMBER 30th OF THIS YEAR.

SARPY COUNTY TREASURER

APPROVAL OF THE SARPY COUNTY PLANNING DEPARTMENT

THIS PLAT OF ZAPATA REPLAT 1 WAS APPROVED BY THE SARPY COUNTY PLANNING DIRECTOR THIS 14TH DAY OF FEBRUARY, 2013.

SARPY COUNTY PLANNING DIRECTOR

REVIEW BY SARPY COUNTY PUBLIC WORKS

THIS PLAT OF ZAPATA REPLAT 1 WAS REVIEWED BY THE SARPY COUNTY SURVEYORS OFFICE THIS 15TH DAY OF FEBRUARY, 2013.

LS-421

COUNTY SURVEYOR/ENGINEER

- WATER WELL EASEMENT RECORDED IN BOOK 47 AT PAGE 570 OF THE SARPY COUNTY RECORDS.
- SANITARY SEWER EASEMENT RECORDED IN BOOK 57 AT PAGE 348 OF THE SARPY COUNTY RECORDS.
- WATER LINE EASEMENT AS SHOWN ON THE FINAL PLAT OF ZAPATA.

COUNTER CE
VERIFY MF
PROOF P
FEES $ 34.00
CHECK #
CHG TD CASH
REFUND CREDIT
SHORT NCR

FILED SARPY COUNTY NEBRASKA
INSTRUMENT NUMBER
2013-04815
02/14/2013 3:01:50 PM
Floyd J. Fowling
REGISTER OF DEEDS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY AND AT ALL LOT CORNERS WITHIN SAID SUBDIVISION TO BE KNOWN AS ZAPATA REPLAT 1, LOTS 1 AND 2, BEING A REPLATTING OF LOTS 1 AND 2, ZAPATA, A SUBDIVISION IN THE SW 1/4 OF SECTION 26, T14N, R11E OF THE 6th P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 2;

THENCE N89°36'40"E (ASSUMED BEARING) 279.29 FEET ON THE NORTH LINE OF SAID LOT 2;

THENCE S26°30'47"E 368.93 FEET ON THE NORTH LINE OF SAID LOT 2;

THENCE N89°41'04"E 493.67 FEET ON THE NORTH LINE OF SAID LOT 2;

THENCE N44°40'15"E 468.16 FEET ON THE NORTH LINE OF SAID LOT 2;

THENCE N89°36'40"E 138.86 FEET ON THE NORTH LINE OF SAID LOT 2;

THENCE S45°00'24"W 1027.09 FEET ON THE EAST LINE OF SAID LOT 2;

THENCE S34°59'42"W 583.37 FEET ON THE EAST LINES OF SAID LOTS 1 AND 2;

THENCE S55°02'17"E 200.33 FEET ON THE EAST LINE OF SAID LOT 1 TO THE NORTHWEST LINE OF SAPP BROTHERS DRIVE;

THENCE SOUTHWESTERLY ON THE NORTHWEST LINES OF SAID SAPP BROTHERS DRIVE AND ON THE SOUTH LINES OF SAID LOT 1 ON THE FOLLOWING DESCRIBED 3 COURSES;

THENCE S36°27'48"W 167.04 FEET;

THENCE SOUTHWESTERLY ON A 371.67 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S63°14'39"W, CHORD DISTANCE 335.10 FEET AN ARC DISTANCE OF 347.63 FEET;

THENCE WEST 110.40 FEET TO THE WEST LINE OF SAID LOT 1;

THENCE NORTH 1595.71 FEET ON THE WEST LINES OF SAID LOTS 1 AND 2 TO THE POINT OF BEGINNING.

NEBRASKA REGISTERED L4-475 LAND SURVEYOR DAVID H. NEEF

FEBRUARY 1, 2013
DATE:

DAVID H. NEEF
NEBRASKA RLS 475

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, SWN INVESTMENTS, L.L.C., BEING THE OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS TO BE NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS ZAPATA REPLAT 1, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT AND WE HEREBY GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, CENTURYLINK QC AND ANY COMPANY WHICH HAS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSARMS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND OTHER RELATED FACILITIES AND TO EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEPTION THEREOF; INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5') FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE LOT LINES; AND AN EIGHT (8') FOOT WIDE STRIP OF LAND ABUTTING THE REAR LOT LINES. NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

SWN INVESTMENTS, L.L.C.
BY:
LEE SAPP / MANAGING MEMBER

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF SARPY)

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 4TH DAY OF FEBRUARY, 2013 BY LEE SAPP, MANAGING MEMBER OF SWN INVESTMENTS, L.L.C ON BEHALF OF SAID COMPANY.

GENERAL NOTARY-State of Nebraska
BRADLEY ZACH
My Comm. Exp. Aug. 29, 2015

NOTARY PUBLIC

TD2 engineering & surveying
thompson, dreessen & dorner, inc.
10836 Old Mill Rd
Omaha, NE 68154
p 402.330.8860 f 402.330.5866
td2co.com

ZAPATA REPLAT 1
LOTS 1 AND 2

0' 50' 100'

Revision Dates

No.	Description	MM-DD-YY
-	-	-
-	-	-
-	-	-
-	-	-

Job No.: B1436-152-1B
Drawn By: RJR
Reviewed By: DHN
Date: FEBRUARY 1, 2013
Book: 12-19
Pages: 42-45

Sheet Title
SARPY COUNTY ADMINISTRATIVE REPLAT

Sheet Number
SHEET 1 OF 1

2/1/2013 3:24 PM BOB ROHLFING H:\1400\1436-152 Baltazors Stone Survey\Drawings\B14361521B.dwg

2013-04815