

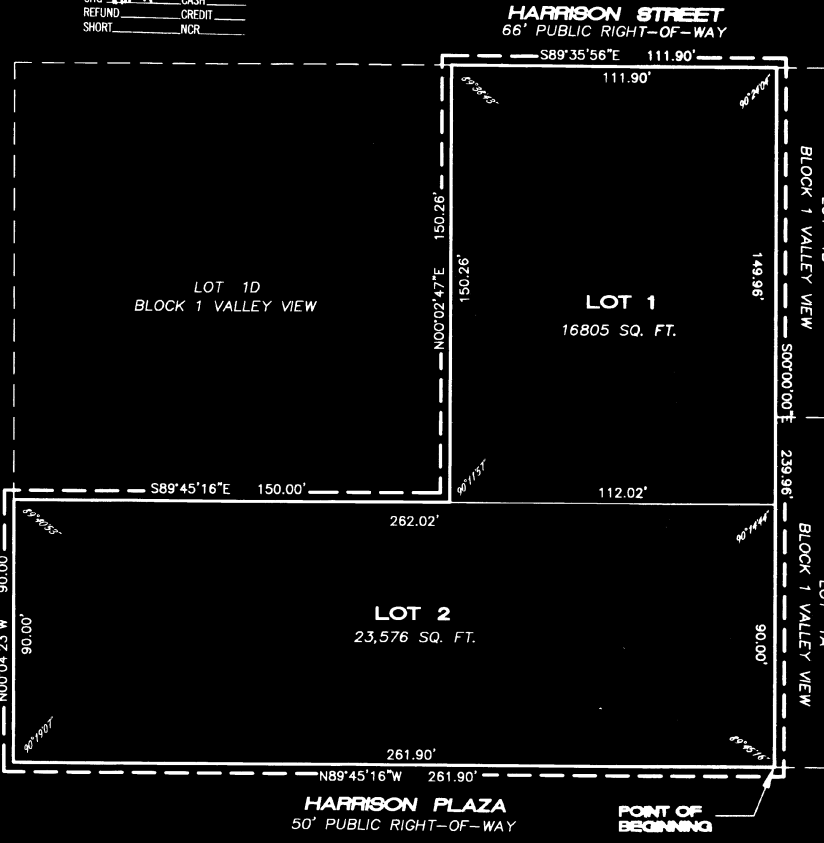
2010-06442

VALLEY VIEW REPLAT I

BEING A REPLAT OF LOT 1C, BLOCK 1, VALLEY VIEW,
LOCATED IN THE NE1/4 OF SECTION 17, TOWNSHIP 14
NORTH, RANGE 13 EAST OF THE 6th P.M., SARPY
COUNTY, NEBRASKA.

LOTS 1 AND 2

COUNTER ah C.E. ah
 VERIFY ah R.E. ah
 PROOF ah P.
 FEES \$ 16.50
 CHECK# _____
 CHG. HFA CASH _____
 REFUND _____ CREDIT _____
 SHORT _____ NCR _____



FILED SARPY COUNTY NEBRASKA
 INSTRUMENT NUMBER
 2010-06442
 03/15/2010 4:35:04 PM
Steph J. Quastling
 REGISTER OF DEEDS

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT I, ANTONIO B. SAQUETON JR., BEING THE OWNER OF THE PROPERTY DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT HAVE CAUSED SAID LAND TO BE REPLATED INTO LOTS AS SHOWN HEREIN. SAID ADDITION TO BE HEREAFTER KNOWN AS "VALLEY VIEW REPLAT I" AND I DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF MY PROPERTY AS SHOWN ON THIS PLAT. I DO ALSO GRANT PERPETUAL EASEMENTS TO OMAHA PUBLIC POWER DISTRICT AND QWEST COMMUNICATIONS, INC. 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, ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE LOT LINES; AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS; AND A SIXTEEN (16) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL EXTERIOR LOTS. THE TERM EXTERIOR LOTS IS HEREIN DEFINED AS THOSE LOTS FORMING THE OUTER PERIMETER OF THE ABOVE DESCRIBED ADDITION. THE SIXTEEN (16) FOOT WIDE EASEMENT MAY BE REDUCED TO EIGHT (8) FOOT WIDE WHEN THE ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED. I DO FURTHER GRANT A PERPETUAL EASEMENT TO METROPOLITAN UTILITY DISTRICT OF OMAHA OR AQUIVA, THEIR SUCCESSORS AND ASSIGNS, TO INSTALL, OPERATE, MAINTAIN, RENT, REPAIR, REPLACE, HYDRANTS, VALVE AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER, ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL STREETS, AVENUES AND CIRCLES, WHETHER PUBLIC OR PRIVATE, NO PERMANENT BUILDINGS OR RETAINING WALLS SHALL BE PLACED IN THE SAID EASEMENT WAYS, 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.

IN WITNESS WHEREOF I DO SET MY NAME THIS 5 DAY OF March 2010.

Antonio B. Saqueton Jr.
 ANTONIO B. SAQUETON JR.

SURVEYOR'S CERTIFICATE

I, WILLIAM A. FARRELL, THE UNDERSIGNED REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE MADE AN ACCURATE SURVEY OF THE PROPERTY DESCRIBED HEREIN AND THAT PERMANENT MARKERS WERE FOUND OR SET AT ALL CORNERS OF ALL LOTS IN "VALLEY VIEW REPLAT I", BEING A REPLAT OF LOT 1C, BLOCK 1, VALLEY VIEW, LOCATED IN THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 14 NORTH, RANGE 13 EAST OF THE 6th P.M., SARPY COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 1A, BLOCK 1, VALLEY VIEW; THENCE ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF HARRISON PLAZA N89°45'16"W (ASSUMED BEARING) 261.90 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF SOUTH 41ST AVENUE; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE N00°04'23"W 90.00 FEET TO THE SOUTHWEST CORNER OF LOT 1D, BLOCK 1, VALLEY VIEW; THENCE ALONG THE SOUTH LINE OF SAID LOT 1D S89°45'16"E 150.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1D; THENCE ALONG THE EAST LINE OF SAID LOT 1D N00°02'47"E 150.26 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF HARRISON STREET; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE S89°35'56"E 111.90 FEET TO THE NORTHWEST CORNER OF LOT 1B, BLOCK 1, VALLEY VIEW; THENCE ALONG THE WESTERLY LINES OF SAID LOT 1B AND AFORESAID LOT 1A S00°00'00"E 239.96 FEET TO THE POINT OF BEGINNING. DESCRIBED TRACT CONTAINS 40,381 SQUARE FEET OR 0.93 ACRES MORE OR LESS.

DATE: MARCH 1, 2010
 WILLIAM A. FARRELL R.L.S. NE REG. NO. 330



ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA)
 COUNTY OF SARPY) SS

ON THIS 5 DAY OF March, 2010, BEFORE ME THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME ANTONIO B. SAQUETON JR. PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSON WHOSE NAME APPEARS IN THE DEDICATION ON THIS PLAT AND HE DID ACKNOWLEDGE THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED.

MY COMMISSION EXPIRES: 10-12-2013
 NOTARY PUBLIC

COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT THERE ARE NO TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE OR EMBRACED WITHIN THIS PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE.

DATE: 3-10-2010
 SARPY COUNTY TREASURER

TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURERS CERTIFICATION IS ONLY VALID UNTIL DECEMBER 31, 2010.



APPROVAL OF BELLEVUE PLANNING DIRECTOR

THIS PLAT OF "VALLEY VIEW REPLAT I" WAS APPROVED BY THE BELLEVUE PLANNING DIRECTOR THIS 15th DAY OF March, 2010. THIS PLAT BECOMES NULL AND VOID IF NOT RECORDED WITHIN 90 DAYS OF THE ABOVE DATE.

Bellevue Planning Director
 BELLEVUE PLANNING DIRECTOR

APPROVAL OF BELLEVUE CITY ENGINEER

THIS PLAT OF "VALLEY VIEW REPLAT I" WAS APPROVED BY THE BELLEVUE CITY ENGINEER THIS 10 DAY OF March, 2010.

Bellevue City Engineer
 BELLEVUE CITY ENGINEER

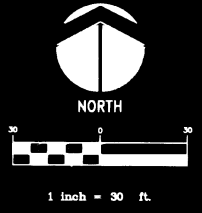
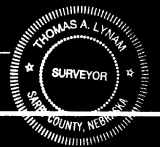
APPROVAL OF BELLEVUE PUBLIC WORKS DIRECTOR

THIS PLAT OF "VALLEY VIEW REPLAT I" WAS APPROVED BY THE BELLEVUE PUBLIC WORKS DIRECTOR THIS 10th DAY OF March, 2010.

Bellevue Public Works Director
 BELLEVUE PUBLIC WORKS DIRECTOR

REVIEW OF SARPY COUNTY SURVEYOR
 I HAVE REVIEWED THIS PLAT OF "VALLEY VIEW REPLAT I" THIS 10th DAY OF March, 2010.

Thomas A. Lyman
 SURVEYOR
 SARPY COUNTY, NEBRASKA



SURVEYED FOR
 DRAWN FOR
 CHECKED WAF
 DATE: 3/1/2010

VALLEY VIEW REPLAT I
 CITY OF BELLEVUE, SARPY COUNTY, NEBRASKA.
 ADMINISTRATIVE REPLAT

HILL-FARRELL ASSOCIATES, INC.
 Architects • Engineers • Surveyors
 1820 Hillcrest Drive, Suite F, Bellevue, NE 68005 (402)291-6100



PROJECT NO.
 10-108

SHEET NO.
 1 OF 1

2010-06442