

#42.50 Dan J. Jette
 REGISTER OF DEEDS
 1999 NOV -5 A 8:07
 #3408

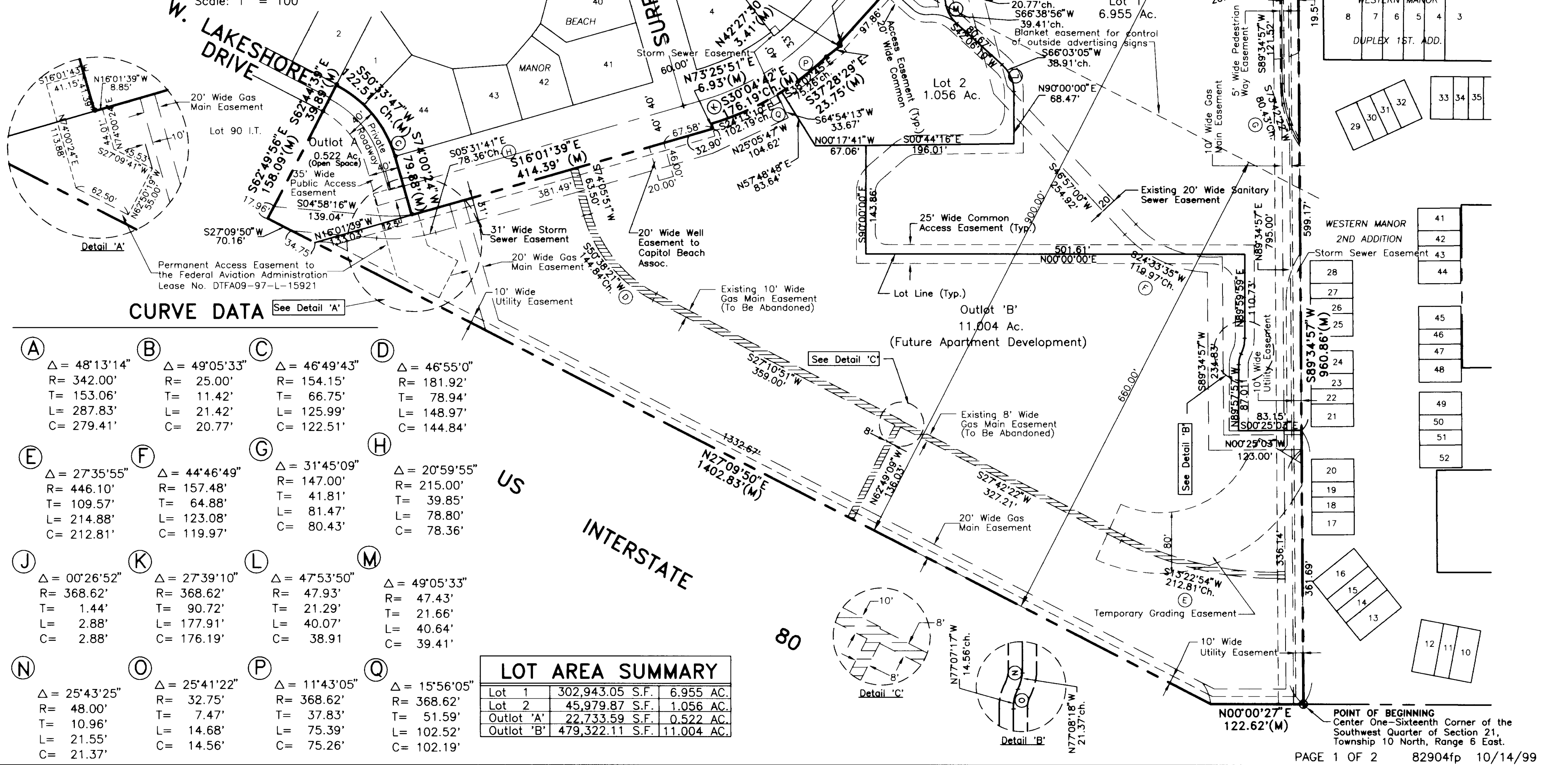
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LAKEVILLE VILLAGE ADMINISTRATIVE PLAT



Scale: 1" = 100'



CURVE DATA See Detail 'A'

(A) Δ = 48°13'14" R = 342.00' T = 153.06' L = 287.83' C = 279.41'	(B) Δ = 49°05'33" R = 25.00' T = 11.42' L = 21.42' C = 20.77'	(C) Δ = 46°49'43" R = 154.15' T = 66.75' L = 125.99' C = 122.51'	(D) Δ = 46°55'0" R = 181.92' T = 78.94' L = 148.97' C = 144.84'
(E) Δ = 27°35'55" R = 446.10' T = 109.57' L = 214.88' C = 212.81'	(F) Δ = 44°46'49" R = 157.48' T = 64.88' L = 123.08' C = 119.97'	(G) Δ = 31°45'09" R = 147.00' T = 41.81' L = 81.47' C = 80.43'	(H) Δ = 20°59'55" R = 215.00' T = 39.85' L = 78.80' C = 78.36'
(J) Δ = 00°26'52" R = 368.62' T = 1.44' L = 2.88' C = 2.88'	(K) Δ = 27°39'10" R = 368.62' T = 90.72' L = 177.91' C = 176.19'	(L) Δ = 47°53'50" R = 47.93' T = 21.29' L = 40.07' C = 38.91'	(M) Δ = 49°05'33" R = 47.43' T = 21.66' L = 40.64' C = 39.41'
(N) Δ = 25°43'25" R = 48.00' T = 10.96' L = 21.55' C = 21.37'	(O) Δ = 25°41'22" R = 32.75' T = 7.47' L = 14.68' C = 14.56'	(P) Δ = 11°43'05" R = 368.62' T = 37.83' L = 75.39' C = 75.26'	(Q) Δ = 15°56'05" R = 368.62' T = 51.59' L = 102.52' C = 102.19'

LOT AREA SUMMARY			
Lot 1	302,943.05 S.F.	6.955 AC.	
Lot 2	45,979.87 S.F.	1.056 AC.	
Outlot 'A'	22,733.59 S.F.	0.522 AC.	
Outlot 'B'	479,322.11 S.F.	11.004 AC.	

LAKESIDE VILLAGE ADMINISTRATIVE PLAT

SURVEYOR'S CERTIFICATE

I hereby certify that I have accurately surveyed and staked the foregoing Plat, to be known as Lakeside Village.

A Legal Description of Lot 111 Irregular Tract and a portion of the Vacated West 'S' Street (Vacation Ordinance #17212), located in Section 21, Township 10 North, Range 6 East of the 6th P.M., Lancaster County, Nebraska, and more particularly described by metes and bounds as follows:

Beginning at the Center One-Sixteenth Corner of the Southwest Quarter or the Northwestern Corner of Western Manor Second Addition to the City of Lincoln, all located in Section 21, Township 10 North, Range 6 East of the 6th P.M., Lancaster County, Nebraska; Thence N 00°00'27" E, (an assumed bearing), and on the West Line of the Northeast Quarter of the Southwest Quarter and Lot 111 Irregular Tract of said Section 21 or the Easterly Right-of-way Line of U.S. Interstate Highway 80, a distance of 122.62 feet; Thence N 27°09'50" E, and on the Westerly Line of Lot 111 Irregular Tract of said Section 21 or the Easterly Right-of-way Line of said U.S. Interstate Highway 80, a distance of 1402.83 feet to the Northwestern Corner of Lot 111 Irregular Tract of said Section 21; Thence S 62°49'56" E, and on the Northerly Line of Lot 111 Irregular Tract of said Section 21, a distance of 158.09 feet to a point on the Westerly Right-of-way Line of West Lakeshore Drive; Thence S 62°44'39" E, and on the Northerly Line of Lot 111 Irregular Tract of said Section 21, a distance of 39.89 feet to a point on the Easterly Right-of-way Line of said West Lakeshore Drive and also the Northeastery Corner of Lot 111 Irregular Tract of said Section 21 and also said point is on a curve to the right; Thence on a curve to the right and the Easterly Line of Lot 111 Irregular Tract of said Section 21, having a radius of 154.15 feet, an arc length of 125.99 feet, and a central angle of 46°49'43", with a chord bearing of S 50°33'47" W, a chord distance of 122.51 feet to a point on the Easterly Right-of-way line of Lakeside Drive and also the Point of Non-Tangency; Thence S 74°00'24" W, and on the Southerly Line of Lot 111 Irregular Tract of said Section 21, a distance of 79.88 feet to a point on the Westerly Right-of-way Line of said Lakeside Drive; Thence S 16°01'39" E, and on the Easterly Line of Lot 111 Irregular Tract of said Section 21 or the Westerly Right-of-way Line of said Lakeside Drive, a distance of 414.39 feet; Thence N 73°25'51" E, and on the Easterly Line of Lot 111 Irregular Tract of said Section 21 or the Westerly Right-of-way Line of said Lakeside Drive, a distance of 6.93 feet to a point on a curve to the left; Thence on a curve to the left and the Westerly Right-of-way Line of said Lakeside Drive, having a radius of 368.62 feet, an arc length of 177.91 feet, and a central angle of 27°39'10", with a chord bearing of S 30°04'42" E, a chord distance of 176.19 feet; Thence S 37°28'29" E, and on the Easterly Line of Lot 111 Irregular Tract of said Section 21 or the Westerly Right-of-way Line of said Lakeside Drive, a distance of 23.75 feet; Thence N 42°27'30" E, and on the Northerly Line of Lot 111 Irregular Tract of said Section 21 or the Southerly Right-of-way Line of said Lakeside Drive, a distance of 3.41 feet to a point on a curve to the left; Thence on a curve to the left and on the Easterly Line of Lot 111 Irregular Tract of said Section 21 or the Westerly Right-of-way Line of said Lakeside Drive, having a radius of 368.62 feet, an arc length of 2.88 feet, and a central angle of 00°26'52", with a chord bearing of S 47°45'56" E, a chord distance of 2.88 feet to the Point of Non-Tangency; Thence S 47°59'43" E, and on the Easterly Line of Lot 111 Irregular Tract of said Section 21 or the Westerly Right-of-way line of said Lakeside Drive, a distance of 404.12 feet to the Point of Non-tangent Curvature; Thence on a curve to the right and on the Easterly Line of Lot 111 Irregular Tract of said Section 21 or the Westerly Right-of-way line of said Lakeside Drive, having a radius of 342.00 feet, and arc length of 287.83 feet, and a central angle of 48°13'14", with a chord bearing of S 23°54'32" E, a chord distance of 279.41 feet to the Point of Non-Tangency; Thence S 00°25'58" E, and on the Easterly Line of Lot 111 Irregular Tract of said Section 21 or the Westerly Right-of-way Line of said Lakeside Drive, a distance of 45.16 feet to the Southeastery Corner of Lot 111 Irregular Tract of said Section 21 and also said point is on the Northerly Right-of-way Line of West 'S' Street; Thence S 89°34'57" W, and on the Southerly Line of Lot 111 Irregular Tract of said Section 21 or the Northerly Right-of-way line of said West 'S' Street, which is also parallel to the South Line of the Northeast Quarter of the Southwest Quarter of said Section 21, a distance of 326.52 feet to the Northeastery Corner of the vacated portion of West 'S' Street (Vacated Ordinance #17212); Thence S 00°06'44" E, and on the Easterly Line of the vacated portion of said West 'S' Street, a distance of 33.00 feet to a point on the South Line of the Northeast Quarter of the Southwest Quarter of said Section 21; Thence S 89°34'57" W, and on the South Line of the Northeast Quarter of the Southwest Quarter of said Section 21 and said Western Manor Second Addition or the Southerly Line of Lot 111 Irregular Tract of said Section 21, a distance of 960.86 feet to the point of beginning and containing a calculated area of 850,978.62 square feet or 19.536 acres, more or less.

Permanent monuments have been placed at all lot corners and all other points required by the City of Lincoln Land Subdivision Ordinance, Title 26 of the Lincoln Municipal Code. All dimensions shown are in feet and decimals of a foot. All Curve dimensions are Chord distances unless otherwise noted.

Signed this 20th day of October, 1999.

Mark A. Street L.S. # 520
MARK A. STREET L.S. No. 520

DEDICATION

The foregoing Plat of Lakeside Village, being a subdivision of Lot 111 Irregular Tract and the Vacated Portion of West 'S' Street located in the West Half of Section 21, Township 10 North, Range 6 East of the 6th P.M., Lancaster County, Nebraska, more fully described in the Surveyor's Certificate is made with free consent and in accordance with the desires of the undersigned, sole owners and the easements shown thereon are hereby granted in perpetuity to the City of Lincoln, Nebraska, a municipal corporation the Alltel, T.V. Transmission, Inc., People's Natural Gas, their successors and assigns, to allow entry for the purpose of construction, reconstruction, replacement, repair, operation and maintenance of wires, cables, conduits, fixtures, poles, towers, pipes and equipment for the distribution of electricity, gas, telephone, cable television, wastewater collectors, storm drains, water mains, and all appurtenances thereto, over, upon, or under any easements shown on the foregoing Plat. The construction or location of any building or structure, excluding fences, over, upon, or under any easements shown thereon shall be prohibited.

The City of Lincoln, its successors or assign are hereby held harmless for the cost of replacement or damage to any improvement or vegetation over, upon or under any easement shown thereon.

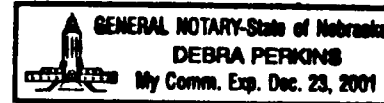
WITNESS MY HAND this 20th day of October, 1999.

Owner of Record: Lakeside Partners, L.L.C., a Limited Liability Company, Lot 111 Irregular Tract and the Vacated Portion of West 'S' Street located in the West Half of Section 21, Township 10 North, Range 6 East of the 6th P.M., Lancaster County, Nebraska.

Craig G. Bauer
Craig G. Bauer, Manager
Lakeside Partners, L.L.C., a Limited Liability Company

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA SS
COUNTY OF LANCASTER SS



The foregoing instrument was acknowledged before me this 20 day of October, 1999, by Craig G. Bauer, Manager on behalf of Lakeside Partners, L.L.C. a limited liability company.

Debra Perkins 12/23/2001
Notary Public Commission Expiration

APPROVAL

The Planning Director, pursuant to Section 26.11.015 of the LMC, hereby approves this Administrative Final Plat.

John Bradley 22 OCT 99
John Bradley, Interim Planning Director Date