

# ASHLEY HEIGHTS ADDITION

FINAL PLAT

THIS PLAT BASED UPON PRELIMINARY PLAT  
NO. 00005 FOR ASHLEY HEIGHTS ADDITION

*Dan Jolte*  
REGISTER OF DEEDS  
2001 SEP 13 A 11:25  
LANCASTER COUNTY, NE

\$198<sup>50</sup>  
INST. NO 2001  
052826

#3623

PLAT IT  
ASHHEI  
CHECKED  
RECORDED  
EDITED

**INDEX OF SHEETS**

SHEET 1: COVER SHEET

SHEET 2: PLAT SHEET

SHEET 3: PLAT SHEET

SHEET 4: PLAT SHEET & CURVE DATA

SHEET 5: PLAT SHEET

SHEET 6: LOT AREA TABLE

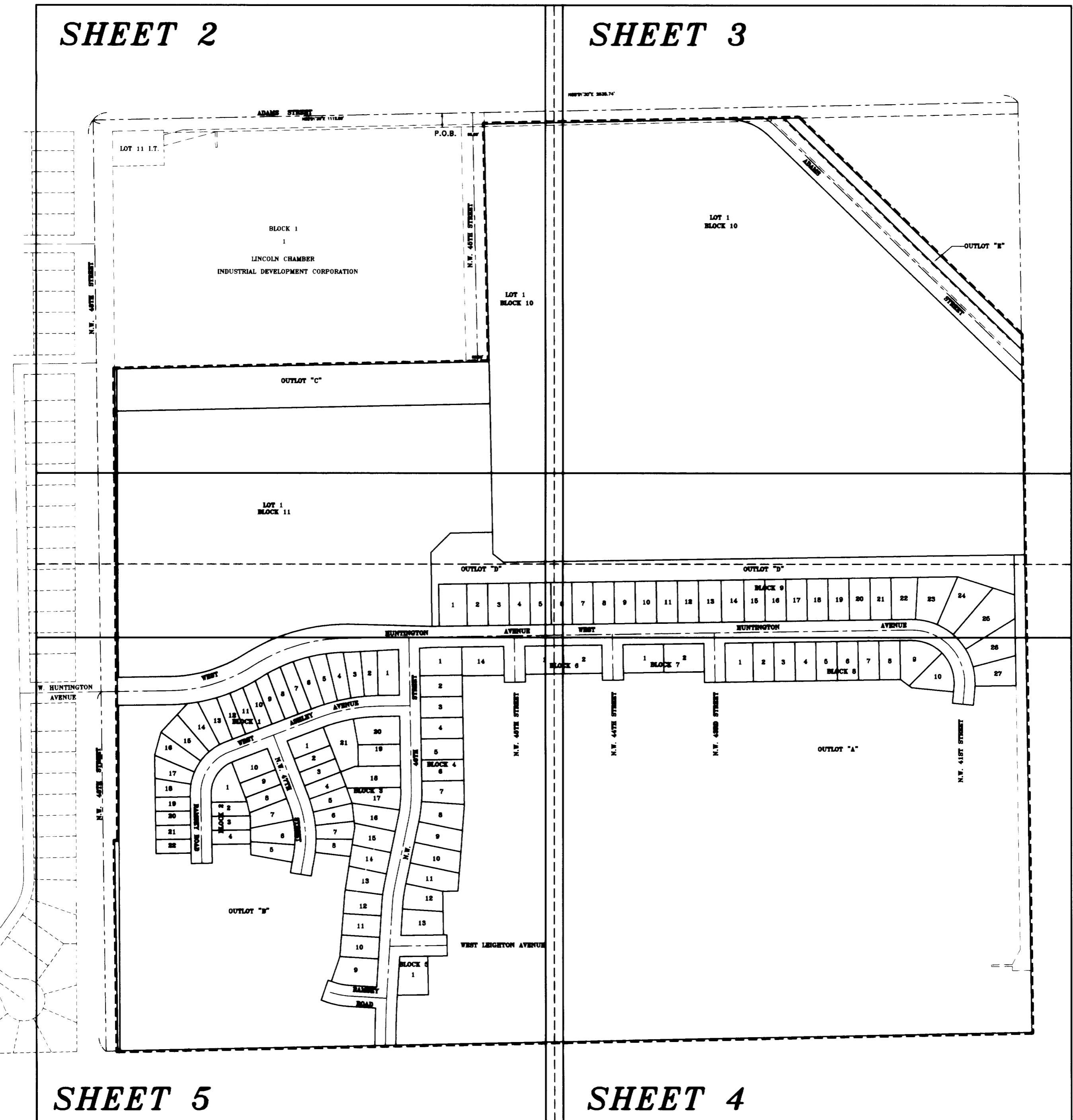
SHEET 7: SURVEYORS CERTIFICATE, LIEN HOLDERS CONSENT AND SUBORDINATION,  
DEDICATION, ACKNOWLEDGEMENTS AND PLANNING COMMISSION APPROVAL



NOT TO SCALE

**SHEET 2**

**SHEET 3**



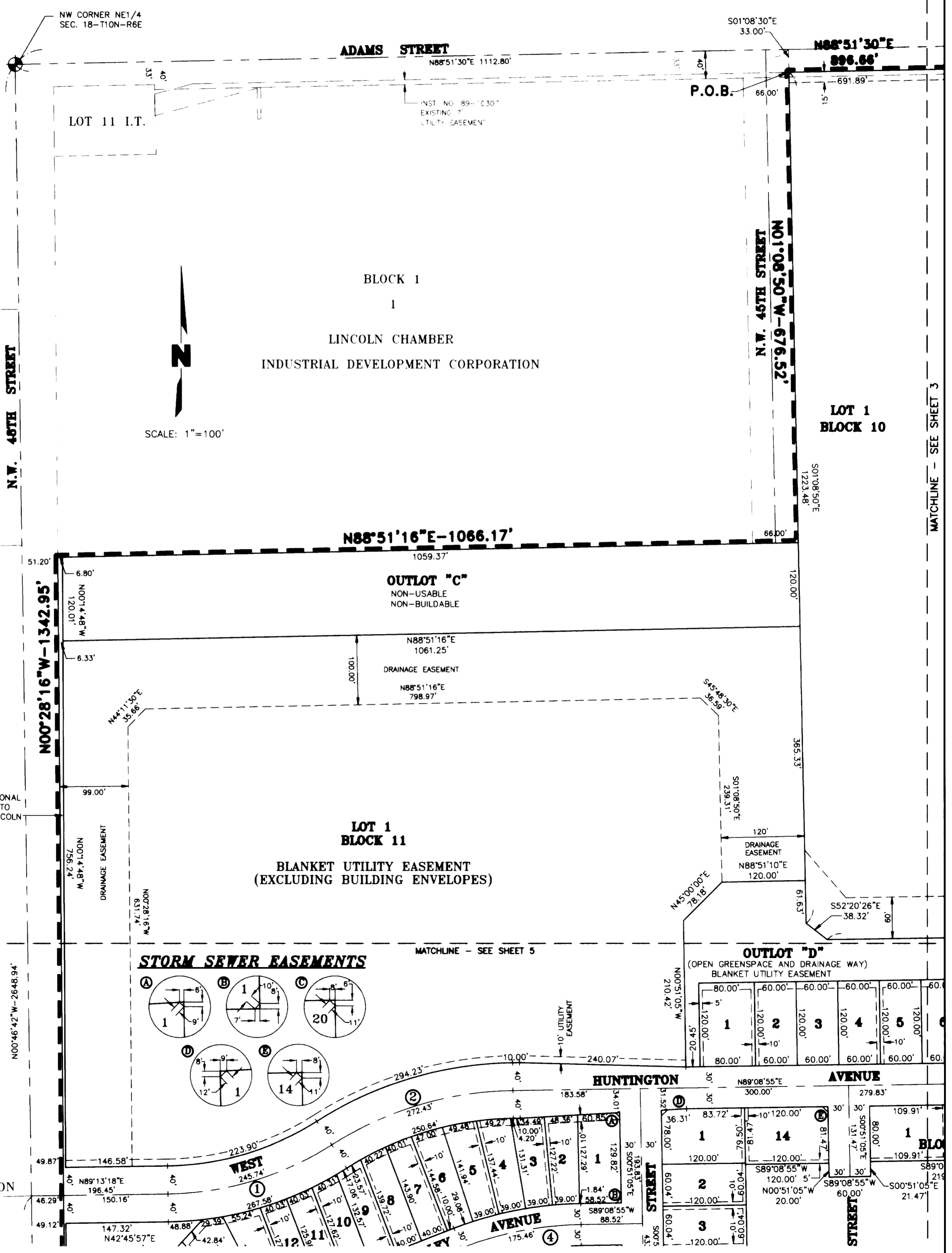
**SHEET 5**

**SHEET 4**

# ASHLEY HEIGHTS ADDITION

FINAL PLAT

THIS PLAT BASED UPON PRELIMINARY PLAT  
NO. 00005 FOR ASHLEY HEIGHTS ADDITION



N.W. 40TH STREET

ADAMS STREET

N.W. 45TH STREET

BLOCK 1

1

LINCOLN CHAMBER  
INDUSTRIAL DEVELOPMENT CORPORATION

LOT 1  
BLOCK 10

N88°51'16"E-1066.17'

OUTLOT "C"  
NON-USABLE  
NON-BUILDABLE

LOT 1  
BLOCK 11

BLANKET UTILITY EASEMENT  
(EXCLUDING BUILDING ENVELOPES)

STORM SEWER EASEMENTS

OUTLOT "D"  
(OPEN GREENSPACE AND DRAINAGE WAY)  
BLANKET UTILITY EASEMENT

HUNTINGTON AVENUE

W. HUNTINGTON AVENUE

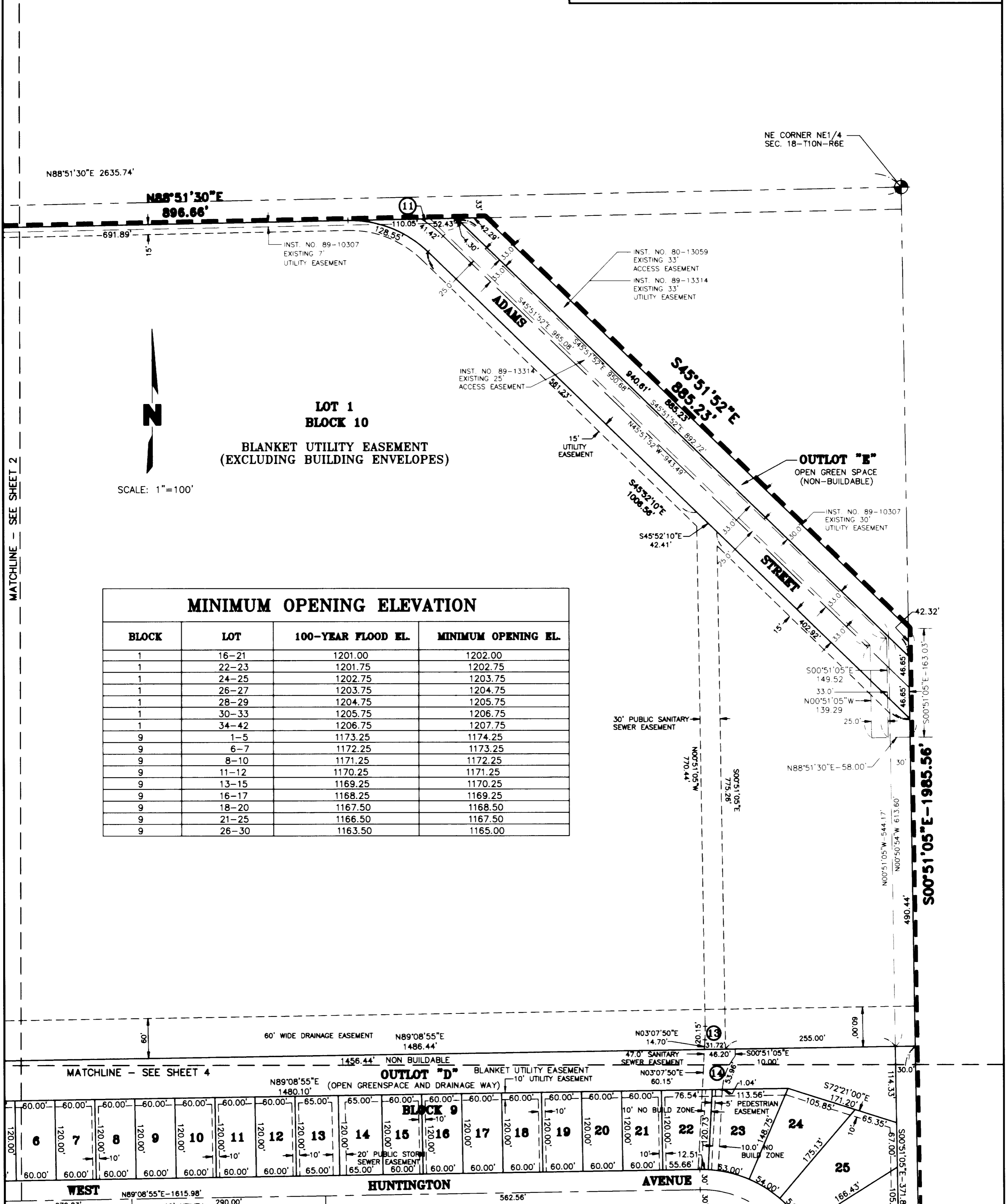
20637-2

MATCHLINE - SEE SHEET 3

# ASHLEY HEIGHTS ADDITION

FINAL PLAT

THIS PLAT BASED UPON PRELIMINARY PLAT  
NO. 00005 FOR ASHLEY HEIGHTS ADDITION



MINIMUM OPENING ELEVATION			
BLOCK	LOT	100-YEAR FLOOD EL.	MINIMUM OPENING EL.
1	16-21	1201.00	1202.00
1	22-23	1201.75	1202.75
1	24-25	1202.75	1203.75
1	26-27	1203.75	1204.75
1	28-29	1204.75	1205.75
1	30-33	1205.75	1206.75
1	34-42	1206.75	1207.75
9	1-5	1173.25	1174.25
9	6-7	1172.25	1173.25
9	8-10	1171.25	1172.25
9	11-12	1170.25	1171.25
9	13-15	1169.25	1170.25
9	16-17	1168.25	1169.25
9	18-20	1167.50	1168.50
9	21-25	1166.50	1167.50
9	26-30	1163.50	1165.00

MATCHLINE - SEE SHEET 2

MATCHLINE - SEE SHEET 4

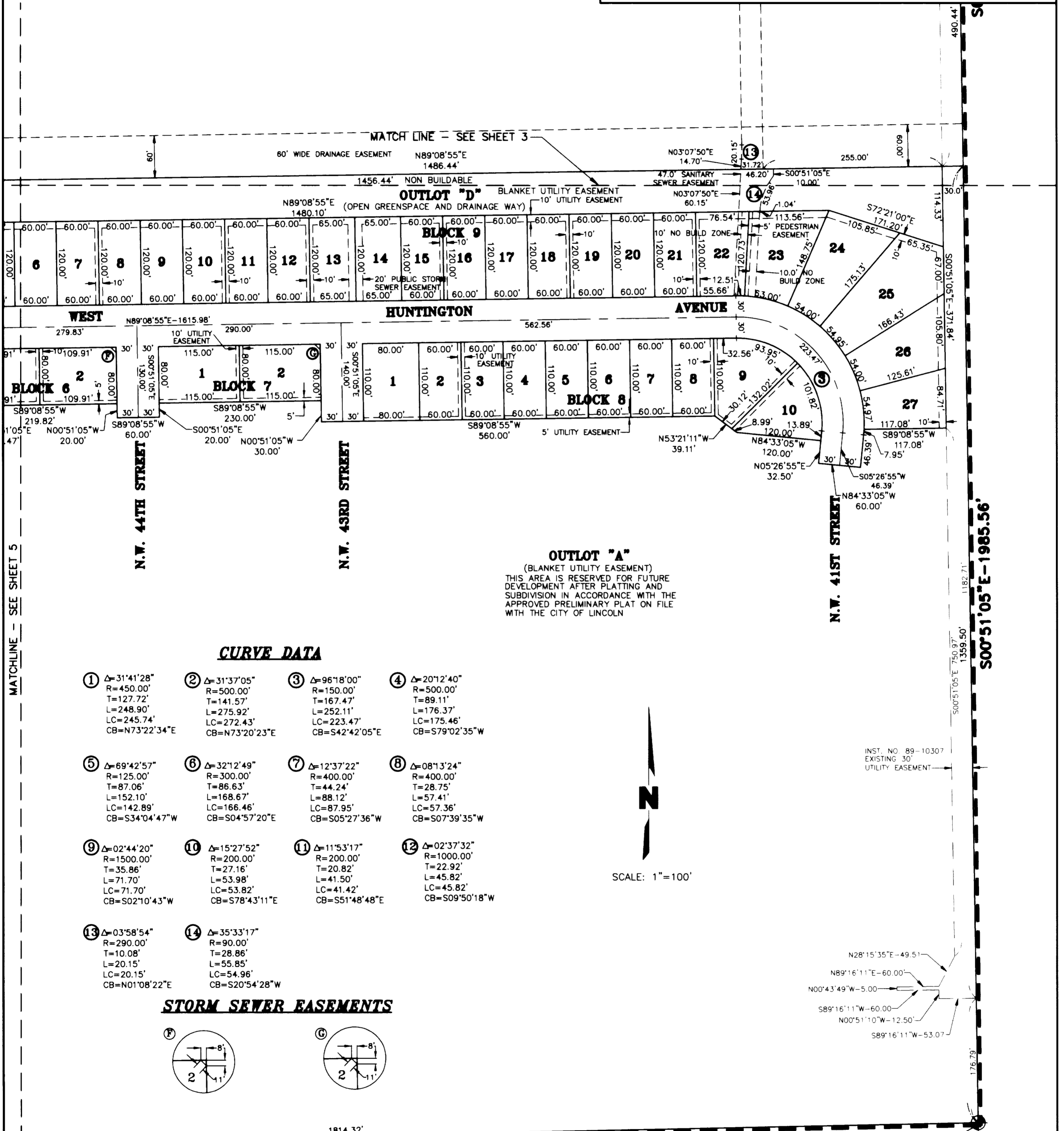
20637-3

SHEET 3 OF 7

# ASHLEY HEIGHTS ADDITION

FINAL PLAT

THIS PLAT BASED UPON PRELIMINARY PLAT  
NO. 00005 FOR ASHLEY HEIGHTS ADDITION



**OUTLET "A"**  
(BLANKET UTILITY EASEMENT)  
THIS AREA IS RESERVED FOR FUTURE DEVELOPMENT AFTER PLATTING AND SUBDIVISION IN ACCORDANCE WITH THE APPROVED PRELIMINARY PLAT ON FILE WITH THE CITY OF LINCOLN

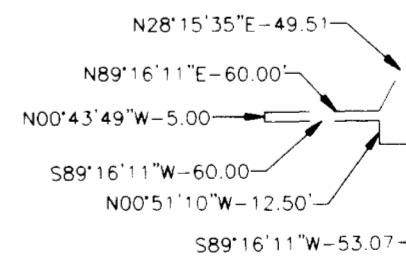
**CURVE DATA**

- |  |  |  |   |
|--|--|--|---|
| ① Δ=31°41'28"<br>R=450.00'<br>T=127.72'<br>L=248.90'<br>LC=245.74'<br>CB=N73°22'34"E | ② Δ=31°37'05"<br>R=500.00'<br>T=141.57'<br>L=275.92'<br>LC=272.43'<br>CB=N73°20'23"E | ③ Δ=96°18'00"<br>R=150.00'<br>T=167.47'<br>L=252.11'<br>LC=223.47'<br>CB=S42°42'05"E | ④ Δ=20°12'40"<br>R=500.00'<br>T=89.11'<br>L=176.37'<br>LC=175.46'<br>CB=S79°02'35"W |
| ⑤ Δ=69°42'57"<br>R=125.00'<br>T=87.06'<br>L=152.10'<br>LC=142.89'<br>CB=S34°04'47"W  | ⑥ Δ=32°12'49"<br>R=300.00'<br>T=86.63'<br>L=168.67'<br>LC=166.46'<br>CB=S04°57'20"E  | ⑦ Δ=12°37'22"<br>R=400.00'<br>T=44.24'<br>L=88.12'<br>LC=87.95'<br>CB=S05°27'36"W    | ⑧ Δ=08°13'24"<br>R=400.00'<br>T=28.75'<br>L=57.41'<br>LC=57.36'<br>CB=S07°39'35"W   |
| ⑨ Δ=02°44'20"<br>R=1500.00'<br>T=35.86'<br>L=71.70'<br>LC=71.70'<br>CB=S02°10'43"W   | ⑩ Δ=15°27'52"<br>R=200.00'<br>T=27.16'<br>L=53.98'<br>LC=53.82'<br>CB=S78°43'11"E    | ⑪ Δ=11°53'17"<br>R=200.00'<br>T=20.82'<br>L=41.50'<br>LC=41.42'<br>CB=S51°48'48"E    | ⑫ Δ=02°37'32"<br>R=1000.00'<br>T=22.92'<br>L=45.82'<br>LC=45.82'<br>CB=S09°50'18"W  |
| ⑬ Δ=03°58'54"<br>R=290.00'<br>T=10.08'<br>L=20.15'<br>LC=20.15'<br>CB=N01°08'22"E    | ⑭ Δ=35°33'17"<br>R=90.00'<br>T=28.86'<br>L=55.85'<br>LC=54.96'<br>CB=S20°54'28"W     |  |   |

**STORM SEWER EASEMENTS**



INST. NO. 89-10307  
EXISTING 30'  
UTILITY EASEMENT



S88°49'42"W-2606.12'

# ASHLEY HEIGHTS ADDITION

FINAL PLAT

THIS PLAT BASED UPON PRELIMINARY PLAT  
NO. 00005 FOR ASHLEY HEIGHTS ADDITION

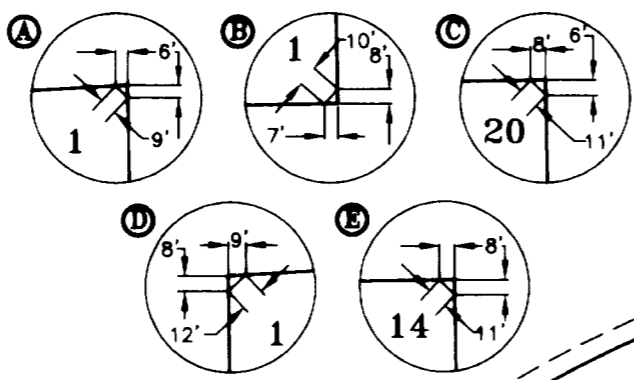
LOT 1  
BLOCK 11

BLANKET UTILITY EASEMENT  
(EXCLUDING BUILDING ENVELOPES)

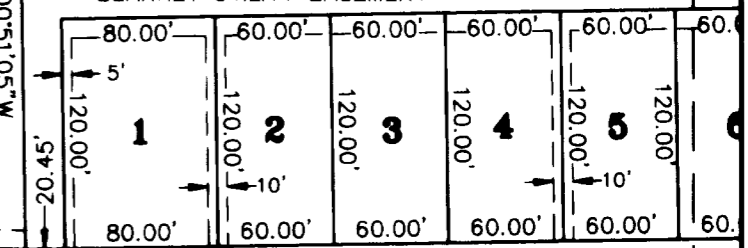
SCALE: 1"=100'

MATCHLINE - SEE SHEET 2

## STORM SEWER EASEMENTS

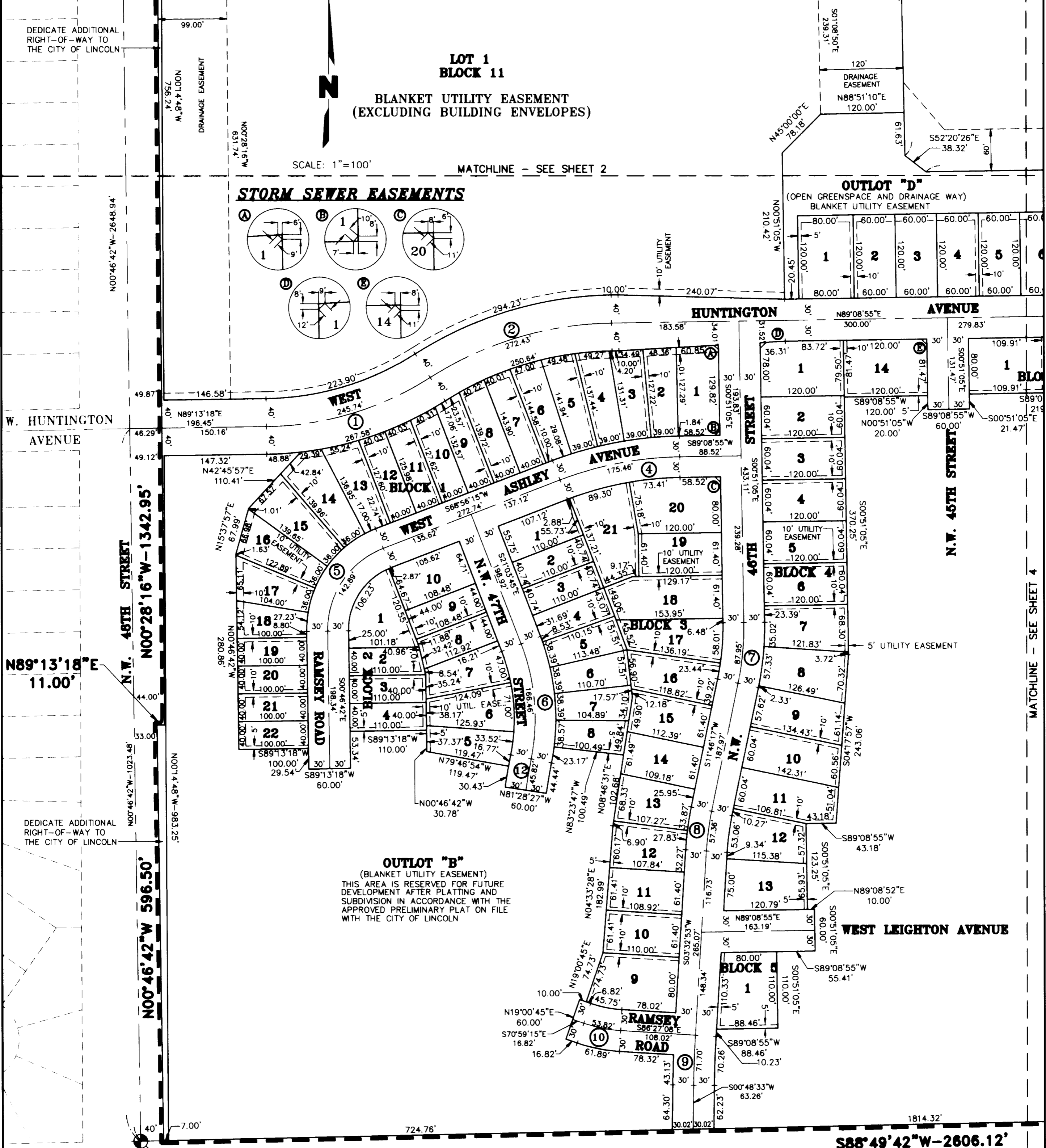


## OUTLOT "D"



## OUTLOT "B"

(BLANKET UTILITY EASEMENT)  
THIS AREA IS RESERVED FOR FUTURE  
DEVELOPMENT AFTER PLATTING AND  
SUBDIVISION IN ACCORDANCE WITH THE  
APPROVED PRELIMINARY PLAT ON FILE  
WITH THE CITY OF LINCOLN



SW CORNER NE1/4  
SEC. 18-T10N-R6E

# ASHLEY HEIGHTS ADDITION

## FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT  
NO. 00005 FOR ASHLEY HEIGHTS ADDITION)

LOT AREA TABLE		
<b>BLOCK 1</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	7788.06 S.F.	0.18 A.C.
LOT 2	5545.70 S.F.	0.13 A.C.
LOT 3	5633.02 S.F.	0.13 A.C.
LOT 4	5912.98 S.F.	0.14 A.C.
LOT 5	6174.20 S.F.	0.14 A.C.
LOT 6	6170.04 S.F.	0.14 A.C.
LOT 7	5781.23 S.F.	0.13 A.C.
LOT 8	5684.32 S.F.	0.13 A.C.
LOT 9	5449.09 S.F.	0.13 A.C.
LOT 10	5192.74 S.F.	0.12 A.C.
LOT 11	5061.03 S.F.	0.12 A.C.
LOT 12	5060.59 S.F.	0.12 A.C.
LOT 13	6158.98 S.F.	0.14 A.C.
LOT 14	7528.28 S.F.	0.17 A.C.
LOT 15	7243.79 S.F.	0.17 A.C.
LOT 16	6663.24 S.F.	0.15 A.C.
LOT 17	5505.14 S.F.	0.13 A.C.
LOT 18	4545.35 S.F.	0.10 A.C.
LOT 19	4000.00 S.F.	0.09 A.C.
LOT 20	4000.00 S.F.	0.09 A.C.
LOT 21	4000.00 S.F.	0.09 A.C.
LOT 22	4000.00 S.F.	0.09 A.C.
<b>BLOCK 2</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	7634.94 S.F.	0.18 A.C.
LOT 2	4223.70 S.F.	0.10 A.C.
LOT 3	4400.00 S.F.	0.10 A.C.
LOT 4	4400.00 S.F.	0.10 A.C.
LOT 5	5373.02 S.F.	0.12 A.C.
LOT 6	6872.95 S.F.	0.16 A.C.
LOT 7	6272.04 S.F.	0.14 A.C.
LOT 8	4844.50 S.F.	0.11 A.C.
LOT 9	4773.32 S.F.	0.11 A.C.
LOT 10	7020.32 S.F.	0.16 A.C.
<b>BLOCK 3</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	6131.67 S.F.	0.14 A.C.
LOT 2	4481.71 S.F.	0.10 A.C.
LOT 3	4481.71 S.F.	0.10 A.C.
LOT 4	4581.81 S.F.	0.11 A.C.
LOT 5	4992.04 S.F.	0.11 A.C.
LOT 6	5011.41 S.F.	0.12 A.C.
LOT 7	4870.63 S.F.	0.11 A.C.
LOT 8	4506.96 S.F.	0.10 A.C.
LOT 9	9537.79 S.F.	0.22 A.C.
LOT 10	6720.96 S.F.	0.15 A.C.
LOT 11	6654.51 S.F.	0.15 A.C.
LOT 12	6829.77 S.F.	0.16 A.C.
LOT 13	6902.60 S.F.	0.16 A.C.
LOT 14	6802.34 S.F.	0.16 A.C.
LOT 15	7018.26 S.F.	0.16 A.C.
LOT 16	7488.19 S.F.	0.17 A.C.
LOT 17	7743.10 S.F.	0.18 A.C.
LOT 18	9779.88 S.F.	0.22 A.C.
LOT 19	7368.17 S.F.	0.17 A.C.
LOT 20	9962.33 S.F.	0.23 A.C.
LOT 21	10046.08 S.F.	0.23 A.C.
<b>BLOCK 4</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	9512.56 S.F.	0.22 A.C.
LOT 2	7205.39 S.F.	0.17 A.C.
LOT 3	7205.39 S.F.	0.17 A.C.
LOT 4	7205.39 S.F.	0.17 A.C.
LOT 5	7205.39 S.F.	0.17 A.C.
LOT 6	7205.39 S.F.	0.17 A.C.
LOT 7	7623.75 S.F.	0.18 A.C.
LOT 8	8102.89 S.F.	0.19 A.C.
LOT 9	7865.04 S.F.	0.18 A.C.
LOT 10	8308.30 S.F.	0.19 A.C.
LOT 11	8576.55 S.F.	0.20 A.C.
LOT 12	7243.38 S.F.	0.17 A.C.
LOT 13	8308.64 S.F.	0.19 A.C.
LOT 14	9775.84 S.F.	0.22 A.C.

<b>BLOCK 5</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	9265.45 S.F.	0.21 A.C.
<b>BLOCK 6</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	8793.04 S.F.	0.20 A.C.
LOT 2	8793.04 S.F.	0.20 A.C.
<b>BLOCK 7</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	9200.00 S.F.	0.21 A.C.
LOT 2	9200.00 S.F.	0.21 A.C.
<b>BLOCK 8</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	8800.00 S.F.	0.20 A.C.
LOT 2	6600.00 S.F.	0.15 A.C.
LOT 3	6600.00 S.F.	0.15 A.C.
LOT 4	6600.00 S.F.	0.15 A.C.
LOT 5	6600.00 S.F.	0.15 A.C.
LOT 6	6600.00 S.F.	0.15 A.C.
LOT 7	6600.00 S.F.	0.15 A.C.
LOT 8	6600.00 S.F.	0.15 A.C.
LOT 9	9715.01 S.F.	0.22 A.C.
LOT 10	8029.90 S.F.	0.18 A.C.
<b>BLOCK 9</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	9600.00 S.F.	0.22 A.C.
LOT 2	7200.00 S.F.	0.17 A.C.
LOT 3	7200.00 S.F.	0.17 A.C.
LOT 4	7200.00 S.F.	0.17 A.C.
LOT 5	7200.00 S.F.	0.17 A.C.
LOT 6	7200.00 S.F.	0.17 A.C.
LOT 7	7200.00 S.F.	0.17 A.C.
LOT 8	7200.00 S.F.	0.17 A.C.
LOT 9	7200.00 S.F.	0.17 A.C.
LOT 10	7200.00 S.F.	0.17 A.C.
LOT 11	7200.00 S.F.	0.17 A.C.
LOT 12	7200.00 S.F.	0.17 A.C.
LOT 13	7800.00 S.F.	0.18 A.C.
LOT 14	7800.00 S.F.	0.18 A.C.
LOT 15	7200.00 S.F.	0.17 A.C.
LOT 16	7200.00 S.F.	0.17 A.C.
LOT 17	7200.00 S.F.	0.17 A.C.
LOT 18	7200.00 S.F.	0.17 A.C.
LOT 19	7200.00 S.F.	0.17 A.C.
LOT 20	7200.00 S.F.	0.17 A.C.
LOT 21	7200.00 S.F.	0.17 A.C.
LOT 22	8685.20 S.F.	0.20 A.C.
LOT 23	11334.66 S.F.	0.26 A.C.
LOT 24	12435.47 S.F.	0.29 A.C.
LOT 25	15668.57 S.F.	0.36 A.C.
LOT 26	10822.66 S.F.	0.25 A.C.
LOT 27	8294.98 S.F.	0.19 A.C.
<b>BLOCK 10</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	1609236.12 S.F.	36.94 A.C.
<b>BLOCK 11</b>		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	670615.84 S.F.	15.40 A.C.
<b>OUTLOTS</b>		
LOTS NUMBER	AREA IN S.F.	AREA IN A.C.
LOT A	1704068.90 S.F.	39.12 A.C.
LOT B	403129.83 S.F.	9.25 A.C.
LOT C	127237.26 S.F.	2.92 A.C.
LOT D	120465.61 S.F.	2.76 A.C.
LOT E	27425.27 S.F.	0.63 A.C.

# ASHLEY HEIGHTS ADDITION

## FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT  
NO. 00005 FOR ASHLEY HEIGHTS ADDITION)

### SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED THE SUBDIVISION TO BE KNOWN AS ASHLEY HEIGHTS ADDITION. A SUBDIVISION COMPOSED OF LOT 26 I.T. AND LOT 27 I.T., ALL LOCATED IN THE NORTHEAST QUARTER (NE4) OF SECTION 18, T10N, R6E OF THE 6TH. P.M., CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FROM THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER; THENCE ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER, ON AN ASSUMED BEARING OF NORTH 88 DEGREES 51 MINUTES 30 SECONDS EAST, A DISTANCE OF 1112.80 FEET TO A POINT; THENCE SOUTH 01 DEGREES 08 MINUTES 30 SECONDS EAST, A DISTANCE OF 33.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 26 I.T., AND ON THE SOUTH LINE OF WEST ADAMS STREET RIGHT-OF-WAY, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 51 MINUTES 30 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 26 I.T., A DISTANCE OF 896.66 FEET TO A NORTH CORNER OF SAID LOT 26 I.T.; THENCE SOUTH 45 DEGREES 51 MINUTES 52 SECONDS EAST ALONG THE NORTHEAST LINE OF SAID LOT 26 I.T., A DISTANCE OF 885.23 FEET TO AN EAST CORNER OF SAID LOT 26 I.T., SAID POINT BEING ON THE EAST LINE OF SAID NORTHEAST QUARTER; THENCE SOUTH 00 DEGREES 51 MINUTES 05 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 26 I.T. AND LOT 27 I.T., SAID LINE ALSO BEING THE EAST LINE OF SAID NORTHEAST QUARTER, A DISTANCE OF 1985.56 FEET TO THE SOUTHEAST CORNER OF SAID LOT 27 I.T., SAID POINT ALSO BEING THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER; THENCE SOUTH 88 DEGREES 49 MINUTES 42 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 27 I.T., SAID LINE ALSO BEING THE SOUTH LINE OF SAID NORTHEAST QUARTER, A DISTANCE OF 2606.12 FEET TO THE SOUTHWEST CORNER OF SAID LOT 27 I.T.; THENCE NORTH 00 DEGREES 46 MINUTES 42 SECONDS WEST, ALONG A WEST LINE OF SAID LOT 27 I.T., A DISTANCE OF 596.50 FEET TO A NORTHWEST CORNER OF SAID LOT 27 I.T.; THENCE NORTH 89 DEGREES 13 MINUTES 18 SECONDS EAST ALONG A NORTH LINE OF SAID LOT 27 I.T., A DISTANCE OF 11.00 FEET TO A POINT OF DEFLECTION; THENCE NORTH 00 DEGREES 28 MINUTES 16 SECONDS WEST ALONG A WEST LINE OF SAID LOT 27 I.T., A DISTANCE OF 1342.95 FEET TO A NORTHWEST CORNER OF SAID LOT 27; THENCE NORTH 88 DEGREES 51 MINUTES 16 SECONDS EAST ALONG A NORTH LINE OF SAID LOT 27 I.T., A DISTANCE OF 1066.17 FEET TO A POINT OF DEFLECTION, SAID POINT ALSO BEING ON THE EAST LINE OF NORTHWEST 45TH STREET RIGHT-OF-WAY; THENCE NORTH 01 DEGREES 08 MINUTES 50 SECONDS WEST ALONG A WEST LINE OF SAID LOT 27 I.T., AND ALSO ALONG THE EAST RIGHT-OF-WAY LINE OF SAID NORTHWEST 45TH STREET, A DISTANCE OF 676.52 FEET TO THE TRUE POINT OF BEGINNING.

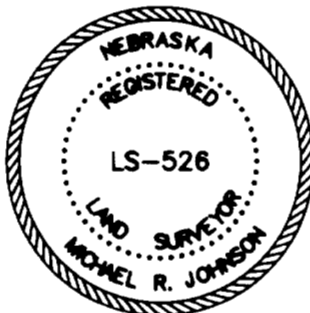
SAID TRACT CONTAINS A CALCULATED AREA OF 5,862,441.11 SQUARE FEET, OR 134.58 ACRES MORE OR LESS.

PERMANENT MONUMENTS HAVE BEEN FOUND OR SET AT ALL BOUNDARY CORNERS, STREET INTERSECTIONS, BLOCK CORNERS, POINTS OF TANGENCY AND CURVATURE AS SHOWN ON THE PLAT IN ACCORDANCE WITH TITLE 26 OF THE LINCOLN MUNICIPAL CODE. TEMPORARY MARKERS HAVE BEEN PLACED AT ALL LOT CORNERS AND THE OWNER WILL FURNISH TO THE CITY OF LINCOLN A STAKING BOND TO INSURE THE PLACING OF PERMANENT MONUMENTS AT ALL SUCH LOT CORNERS PRIOR TO THE CONSTRUCTION ON OR CONVEYANCE OF ANY LOT SHOWN ON THIS FINAL PLAT. ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS OTHERWISE SHOWN, AND ARE IN FEET AND DECIMALS OF A FOOT.

July 17th 2001

MICHAEL R. JOHNSON  
OLSSON ASSOCIATES  
1111 LINCOLN MALL  
LINCOLN, NE. 68508

526  
L.S. NUMBER



### DEDICATION

THE FOREGOING PLAT, IS KNOWN AS ASHLEY HEIGHTS ADDITION A SUBDIVISION COMPOSED OF LOT 26 I.T. AND LOT 27 I.T., ALL LOCATED IN THE NORTHEAST QUARTER (NE4), OF SECTION 18 T10N, R6E, OF THE 6TH PM, CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND IS MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE. THIS DEDICATION IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED, SOLE OWNER(S), AND THE EASEMENTS SHOWN THERE ON ARE HEREBY GRANTED IN PERPETUITY TO THE CITY OF LINCOLN, NEBRASKA, A MUNICIPAL CORPORATION, ALLTEL, TIME WARNER ENTERTAINMENT - ADVANCE/NEWHOUSE, PEOPLES 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 AND GAS; TELEPHONE AND CABLE TELEVISION; WASTEWATER COLLECTORS; STORM DRAINS; WATER MAINS AND ALL APPURTENANCES THERETO, OVER, UPON, OR UNDER THE EASEMENTS AS SHOWN ON THE FOREGOING PLAT.

THE CONSTRUCTION OR LOCATION OF ANY BUILDING OR STRUCTURE, EXCLUDING FENCES, OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON SHALL BE PROHIBITED.

THE CONSTRUCTION OR LOCATION OF ANY FENCE OR OTHER IMPROVEMENT WHICH OBSTRUCTS DRAINAGE SHALL BE PROHIBITED OVER, UPON, OR UNDER ANY STORM DRAIN EASEMENT OR DRAINAGE EASEMENT SHOWN THEREON.

THE CITY OF LINCOLN, ITS SUCCESSORS OR ASSIGNS ARE HEREBY HELD HARMLESS FOR THE COST OF REPLACEMENT OR DAMAGE TO ANY IMPROVEMENT OR VEGETATION OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON.

THE STREETS SHOWN ARE HEREBY DEDICATED TO THE PUBLIC. THE ACCESS EASEMENTS AND THE PEDESTRIAN WAY EASEMENTS SHOWN THEREON SHALL BE USED FOR PUBLIC ACCESS AND THE PUBLIC IS HEREBY GRANTED THE RIGHT OF SUCH USE.

ANY CONSTRUCTION OR GRADE CHANGES IN L.E.S. TRANSMISSION LINE EASEMENT CORRIDORS ARE SUBJECT TO L.E.S. APPROVAL AND MUST BE IN ACCORDANCE WITH L.E.S. DESIGN AND SAFETY STANDARDS.

LANDSCAPE MATERIAL SELECTIONS WITHIN EASEMENT CORRIDORS SHALL FOLLOW ESTABLISHED GUIDELINES TO MAINTAIN MINIMUM CLEARANCE FROM UTILITY FACILITIES.

WITNESS MY HAND THIS 17th DAY OF July, 2001.

M & S CONSTRUCTION, INC.  
A NEBRASKA CORPORATION  
BY: Paul Muff  
PAUL MUFF

TITLE: PRESIDENT

Allen D. Schulz  
ALLEN D. SCHULZ - HUSBAND

Beth A. Schulz  
BETH A. SCHULZ - WIFE

Beth A. Schulz  
BETH A. SCHULZ - WIFE

### ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA  
COUNTY OF LANCASTER

ON THIS 18th DAY OF July, 2001 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, DULY COMMISSIONED, QUALIFIED IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME PAUL MUFF WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THIS PLAT AS PRESIDENT OF M & S CONSTRUCTION, INC., A NEBRASKA CORPORATION, AND HE ACKNOWLEDGES THE EXECUTION THERE OF TO BE HIS VOLUNTARY ACT AND DEED AND THE VOLUNTARY ACT AND DEED OF SAID COMPANY.

Michael R. Johnson  
NOTARY PUBLIC



### ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA  
COUNTY OF LANCASTER

ON THIS 17th DAY OF July, 2001, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, DULY COMMISSIONED, QUALIFIED IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME, ALLEN D. AND BETH A. SCHULZ, HUSBAND AND WIFE, TO ME PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE DEDICATION OF THIS PLAT AND THEY ACKNOWLEDGE THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED.

Janet M. Plautz  
NOTARY PUBLIC



### LIEN HOLDER CONSENT AND SUBORDINATION

THE UNDERSIGNED, HOLDER OF THAT CERTAIN LIEN AGAINST THE REAL PROPERTY DESCRIBED IN THE PLAT KNOWN AS ASHLEY HEIGHTS ADDITION (HEREINAFTER "PLAT"), SAID LIEN BEING RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF LANCASTER COUNTY, NEBRASKA, AS INSTRUMENT NO. 2000-41336, NO. 2000-41337, NO. 2001-23786 & NO. 2001-23787 (HEREINAFTER "LIEN"), DOES HEREBY CONSENT TO THE DEDICATION OF AND SUBORDINATE THE LIEN TO ANY UTILITY (SEWER, WATER, ELECTRIC, CABLE TV, TELEPHONE, NATURAL GAS) EASEMENTS, OR STREETS, OR ROADS, PEDESTRIAN WAY EASEMENTS, AND ACCESS EASEMENTS AND RELINQUISHMENTS OF ACCESS, DEDICATED TO THE PUBLIC, ALL AS SHOWN ON THE PLAT, BUT NOT OTHERWISE. THE UNDERSIGNED CONFIRMS THAT IT IS THE HOLDER OF THE LIEN AND HAS NOT ASSIGNED THE LIEN TO ANY OTHER PERSON.

GREAT WESTERN BANK  
TRUSTEE AND BENEFICIARY

PINNACLE BANK  
TRUSTEE AND BENEFICIARY

BY: Gregory W. Johnson  
NAME: Gregory W. Johnson  
TITLE: Sr Vice Pres

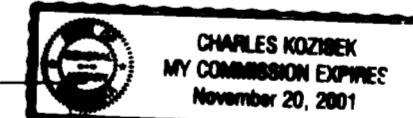
BY: Lynnette Nelson  
LYNNETTE NELSON  
TITLE: LOAN OFFICER AND ESCROW AGENT

### ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA  
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17 DAY OF July, 2001, BY NAME: Gregory W. Johnson TITLE: Sr Vice Pres, GREAT WESTERN BANK, TRUSTEE AND BENEFICIARY, ON BEHALF OF SAID BANK.

Charles Kozisek  
NOTARY PUBLIC

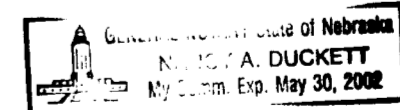


### ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA  
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 18th DAY OF July, 2001, BY LYNNETTE NELSON, LOAN OFFICER AND ESCROW AGENT, PINNACLE BANK, TRUSTEE AND BENEFICIARY, ON BEHALF OF SAID BANK.

Phyllis A. Duckett  
NOTARY PUBLIC



### PLANNING COMMISSION APPROVAL

THE LINCOLN-LANCASTER COUNTY PLANNING COMMISSION HAS APPROVED THIS FINAL PLAT AND ACCEPTED THE OFFER OF DEDICATION ON THIS 8 DAY OF August BY RESOLUTION NO. PG-00695.

ATTEST: Janet M. Plautz  
CHAIR