



MISC 2003105807

RICHARD N TAKECHI  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE



JUN 03 2003 14:46 P 4

RECEIVED

SANITARY AND IMPROVEMENT DISTRICT STATEMENT  
DOUGLAS COUNTY, NEBRASKA

STATE OF NEBRASKA )  
 ) ss.  
COUNTY OF DOUGLAS )

*Misc*  
✓ 4 1/2

FEE 20<sup>50</sup> FB 01-700000  
BKP 31-15-11 C/O        COMP         
DEL        SCAN       

MARCY KNOBBE, being first duly sworn, states that she is the Clerk of Sanitary and Improvement District No. 491 of Douglas County, Nebraska, and makes the following statement regarding same:

- 1. District Number: 491
- 2. Outer Boundaries: See Exhibit "A" attached hereto.

3. The purpose for which the District is organized are, in general, to acquire, build, improve, install, maintain, remove, renew, repair, replace, or otherwise conduct or operate electrical service lines and conduits, a system of sanitary and storm sewers, a water system, a civil defense warning system, a system of sidewalks, public highways, roads, and streets, public waterways, docks or wharfs, and related appurtenances, dikes and levees for flood protection, and public parks, playgrounds, and other recreational facilities, to contract with any one or more corporations, municipalities, or persons for electricity for illumination of public highways, roads, and streets, for gas, for police protection and security services, for water for fire protection and resale to or use by residents within the District, and for disposal of or use of facilities for disposal or refuse, sewage, or other wastes, and to perform any one or more other functions now or hereafter permitted under the provisions of Section 31-727 through 762, R.R.S. of Nebraska, 1943, as amended, or any other applicable provisions of law; and, for the effectuation of its purposes, the powers of the District include without limitation all powers now or hereafter granted under said provisions and all other powers now or hereafter granted to public corporations under the law of Nebraska appropriate, convenient, or necessary to said purposes.

4. The District has the power to levy an unlimited property tax to pay its debt and its expenses of operation and maintenance.

Return to:

John Q. Bachman  
GAINES, FANSING & HOGAN  
10050 Regency Circle, Suite 200  
Omaha, NE 68114

✓ 4/185



5. The District is required by statute to levy special assessments on property in the District to the full extent of special benefits arising by reason of improvements installed by it and may further be required to levy such special assessments in accordance with the terms of a Subdivision Agreement with the City of Omaha.

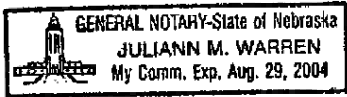
6. In all years when a budget is required by law, the District's annual budget is filed with the County Clerk, which budget shows anticipated revenue and expenses, tax rate (mill levy), and indebtedness of the District.

7. The actual current tax rate (mill levy) of the District may be obtained from the County Clerk.

8. A copy of the District's annual financial audit is on file with the Clerk of the District and the State Auditor of Public Accounts.

Marcy Knobbe  
MARCY KNOBBE, Clerk

SUBSCRIBED and sworn to before me this 30 day of May, 2003.



Juliann M. Warren  
Notary Public

{ NOTE: Copies filed with DOUGLAS COUNTY REGISTER OF DEEDS, OMAHA CITY CLERK, DOUGLAS COUNTY CLERK, DOUGLAS COUNTY ELECTION COMMISSIONER, DOUGLAS COUNTY SHERIFF, DOUGLAS COUNTY PLANNING DEPARTMENT, OMAHA CITY PLANNING DEPARTMENT }



# EXHIBIT "A"

## LEGAL DESCRIPTION

## SID BOUNDARY

The Southwest Quarter of Section 31, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, EXCEPT the South one-hundred fifty-three foot (153') of the East one-hundred foot (100') AND ALSO EXCEPT that part taken for roads, the remaining part described by metes and bounds as follows:

Commencing at the northwest corner of the Southwest Quarter of Section 31;

Thence North 87°16'43" East (bearings referenced to the Nebraska State Plane System, NAD83) for 107.71 feet along the north line of the Southwest Quarter to the east right of way line of 204th Street (US Highway 6 / State Highway 31) and the TRUE POINT OF BEGINNING;

Thence continuing North 87°16'43" East for 2446.56 feet along said north line to the northeast corner of the Southwest Quarter of Section 31;

Thence South 02°22'27" East for 2488.32 feet along the east line of the Southwest Quarter of Section 31;

Thence South 87°19'25" West for 100.81 feet;

Thence South 02°39'51" East for 152.80 feet to the south line of the Southwest Quarter of Section 31;

Thence South 87°20'12" West for 1433.16 feet along said south line;

Thence North 02°38'55" West for 77.80 feet to the north right of way line of "F" Street;

Thence South 87°09'59" West for 941.84 feet along said north right of way line to the said east right of way line of 204<sup>th</sup> Street;

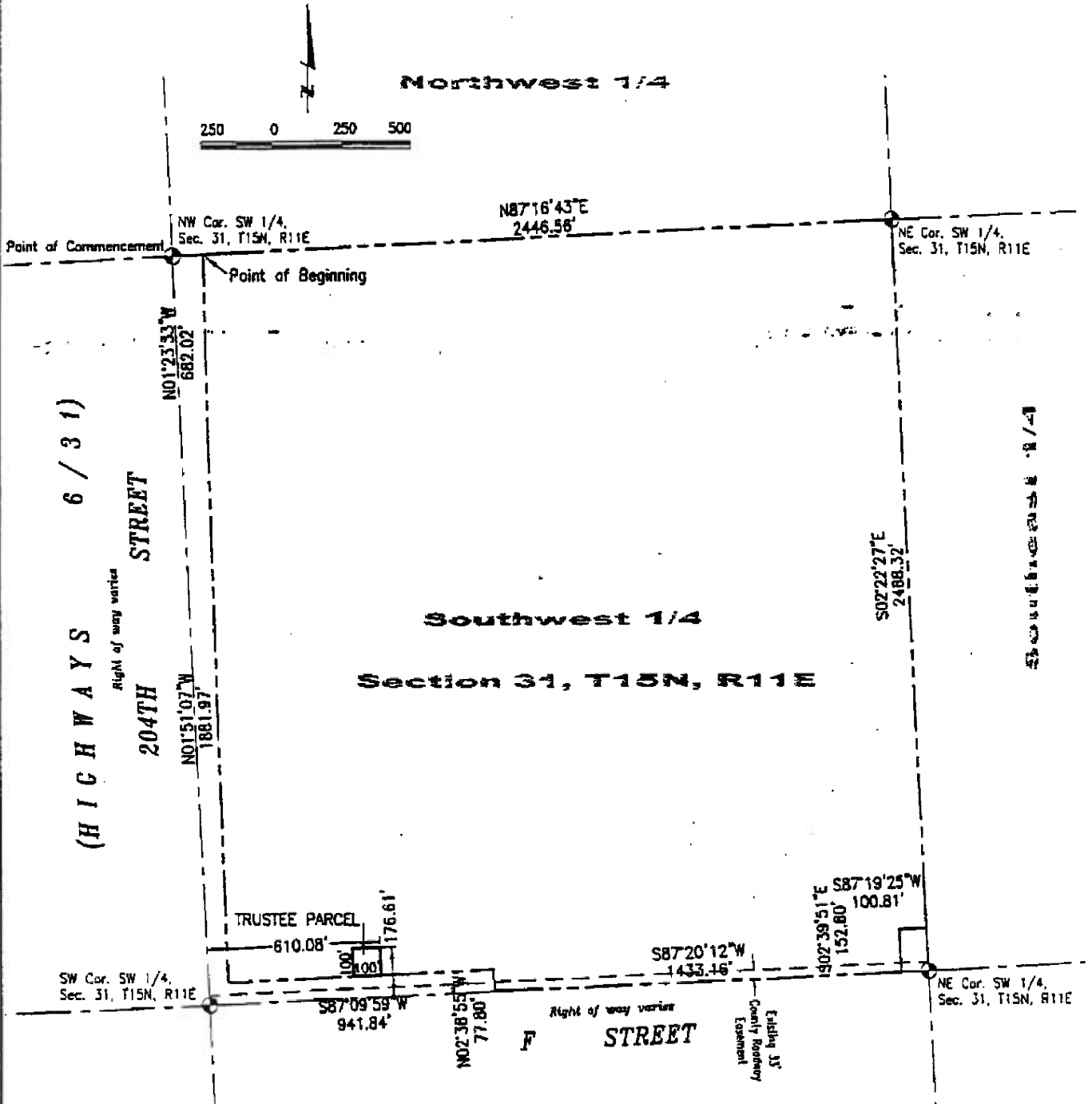
Thence North 01°51'07" West for 1881.97 feet along said east right of way line to an angle point therein;

Thence North 01°23'33" West for 682.02 feet along said east right of way line to the Point of Beginning.

Contains 147.281 acres including 1.083 acres of existing county roadway easement.



# SID BOUNDARY & TRUSTEE PARCEL



020400240TRUSTEE.Dwg

Book 02040

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Date April 9, 2003

Dwn.By JHVD

Job Number 02040.00 - 002



**lamp, rynearson & associates, inc.**  
 engineers                      surveyors                      planners

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