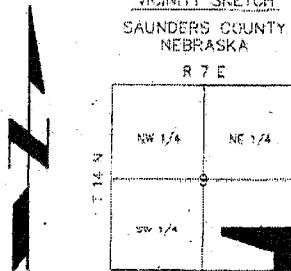
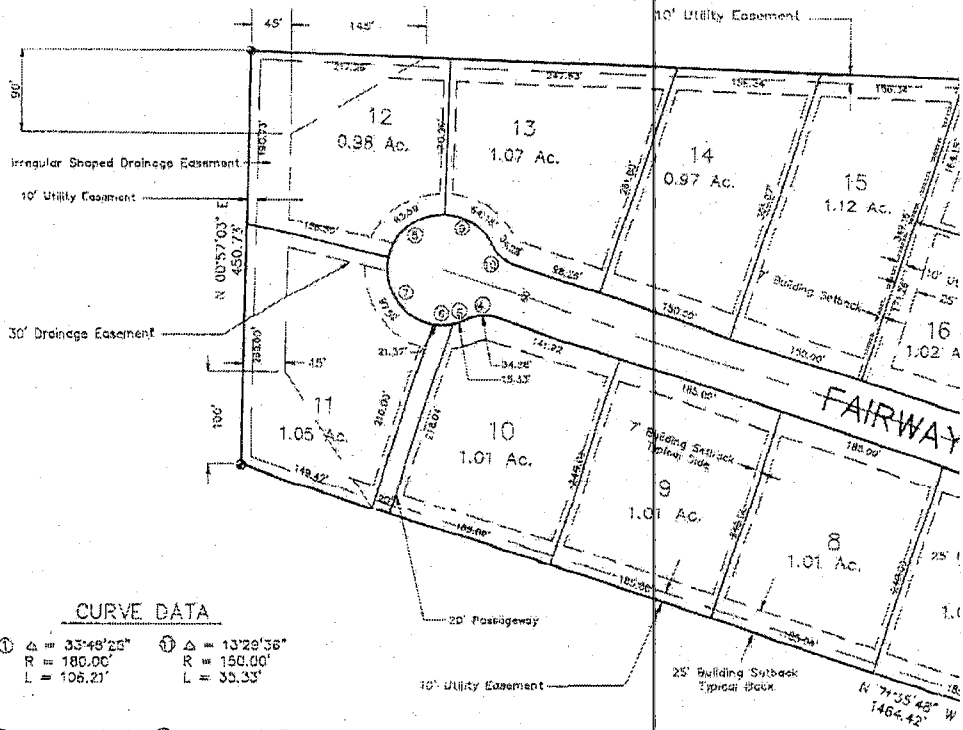


VICINITY SKETCH  
SAUNDERS COUNTY  
NEBRASKA



BOND CLANS  
REGISTERED DEEDS  
1982 MAR 19 20 10 04  
#034 2 PAGE 4145  
BY PUBLIC NOTICE  
BY *[Signature]*



CURVE DATA

- |   |   |
|---|---|
| ① Δ = 33°48'25"<br>R = 180.00'<br>L = 108.21' | ⑩ Δ = 13°28'58"<br>R = 150.00'<br>L = 35.33'  |
| ② Δ = 38°48'58"<br>R = 180.00'<br>L = 121.84' | ⑪ Δ = 29°39'07"<br>R = 150.00'<br>L = 77.24'  |
| ③ Δ = 72°35'21"<br>R = 120.00'<br>L = 152.03' | ⑫ Δ = 47°00'15"<br>R = 150.00'<br>L = 123.06' |
| ④ Δ = 44°38'23"<br>R = 44.00'<br>L = 34.28'   | ⑬ Δ = 09°18'24"<br>R = 60.00'<br>L = 9.75'    |
| ⑤ Δ = 14°38'23"<br>R = 60.00'<br>L = 15.33'   | ⑭ Δ = 78°45'15"<br>R = 60.00'<br>L = 32.47'   |
| ⑥ Δ = 20°24'21"<br>R = 60.00'<br>L = 21.37'   | ⑮ Δ = 66°11'18"<br>R = 60.00'<br>L = 59.31'   |
| ⑦ Δ = 93°07'20"<br>R = 60.00'<br>L = 97.52'   | ⑯ Δ = 85°48'44"<br>R = 60.00'<br>L = 89.83'   |
| ⑧ Δ = 79°49'28"<br>R = 60.00'<br>L = 83.59'   | ⑰ Δ = 94°13'54"<br>R = 44.00'<br>L = 72.36'   |
| ⑨ Δ = 61°17'13"<br>R = 60.00'<br>L = 64.18'   | ⑱ Δ = 55°47'47"<br>R = 60.00'<br>L = 87.64'   |
| ⑲ Δ = 44°38'23"<br>R = 44.00'<br>L = 34.28'   |   |

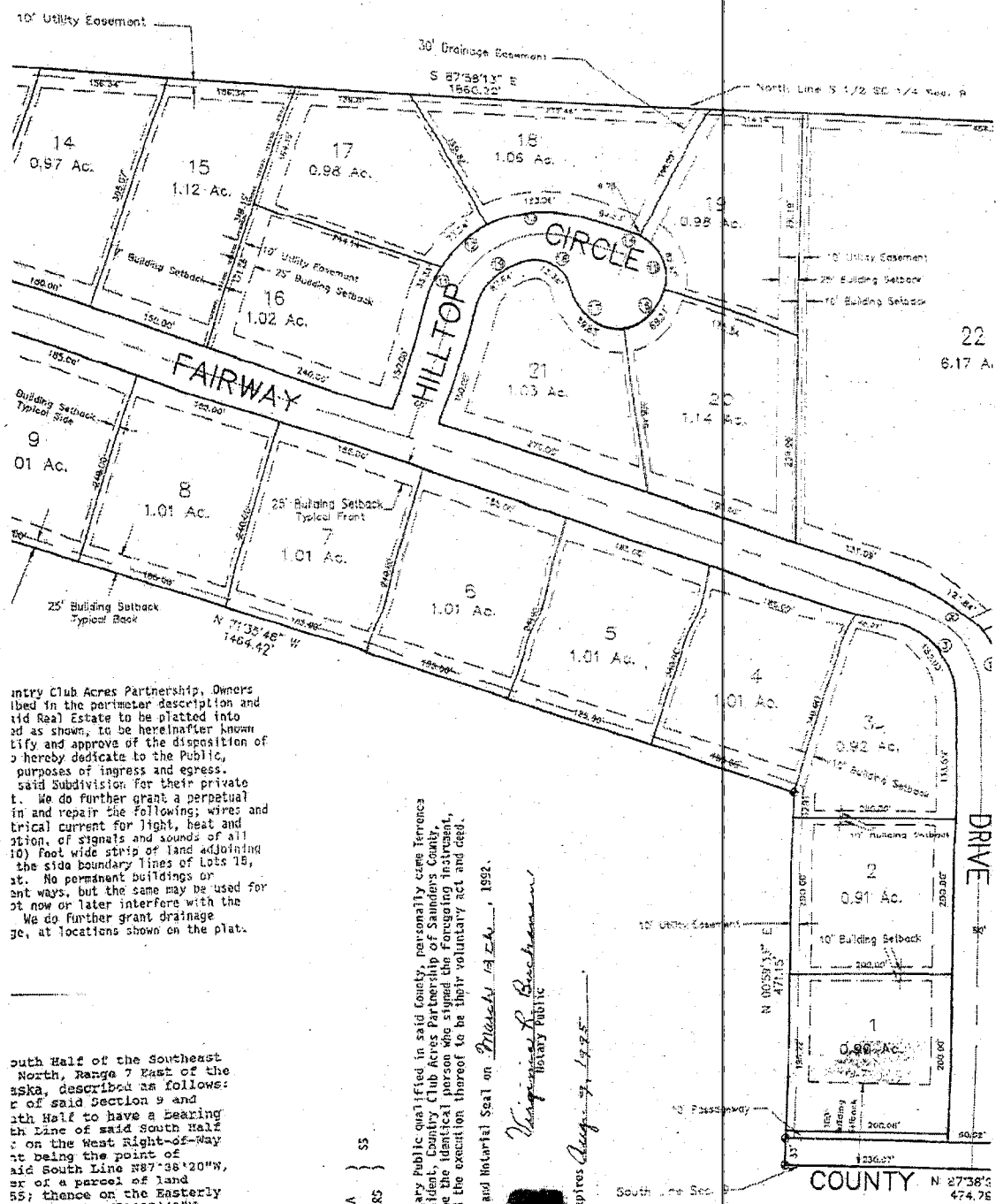
**DEDICATION:**  
Know all men by these presents: That Country Club Acres Partnership, Owners and Proprietors of the Real Estate described in the perimeter description and embraced within this plat, have caused said Real Estate to be platted into Lots, and Streets to be numbered and named as shown, to be hereinafter known as Country Club Acres and does hereby ratify and approve of the disposition of the property as shown on the plat. We do hereby dedicate to the Public, Fairway Drive and Hilltop Circle for the purposes of ingress and egress. Furthermore we dedicate to the Owners of said Subdivision for their private use, two passageways as shown on the plat. We do further grant a perpetual utility easement to build, erect, maintain and repair the following; wires and cables for carrying transmission of electrical current for light, heat and power, and for the transmission and reception, of signals and sounds of all kinds on, over, under and across a ten (10) foot wide strip of land adjoining the rear boundary lines of all lots, and the side boundary lines of Lots 15, 16, 17, 19, 20 and 22 as shown on the plat. No permanent buildings or structures shall be placed in said easement ways, but the same may be used for landscaping and other purposes that do not now or later interfere with the aforesaid uses or rights granted herein. We do further grant drainage easements for purposes of surface drainage, at locations shown on the plat.

By *[Signature]*  
Terrence A. O'Brien, President  
Country Club Acres Partnership

**DESCRIPTION:**  
A parcel of land located in the South Half of the Southeast Quarter of Section 9, Township 14 North, Range 7 East of the Sixth P.M., Saunders County, Nebraska, described as follows: Commencing at the Southeast Corner of said Section 9 and bearing the East Line of said South Half to have a bearing of N00°00'00"E; thence on the south line of said South Half N07°38'20"W, 53.50 feet to a point on the West Right-of-Way Line of U.S. Highway 77, said point being the point of beginning; thence continuing on said south line N87°38'20"W, 474.79 feet to the Southeast Corner of a parcel of land described in deed book 92, page 255; thence on the Easterly Line of said parcel N00°59'33"E 471.15 feet; N71°25'42"W 1464.42 feet; N00°57'03"E 450.73 feet to a point on the North Line of said South Half, said point being the Northeast Corner of said parcel; thence on said North Line S87°58'11"E, 1860.22 feet to a point on the West Right-of-Way Line of U.S. Highway 77, said point being 42.70 feet west of the Northeast Corner of said South Half; thence on said West Line S60°17'54"W 408.55 feet, S30°32'01"W 929.24 feet to the point of beginning, containing 35.46 acres more or less.

DON CLARK  
 1952 MAR 19 AM 10:46  
 BOOK 2 PAGE 445  
 ST. PLAT INSTR 354  
 BY [Signature]

# FINAL PL COUNTRY CLUB



Country Club Acres Partnership, Owners  
 listed in the perimeter description and  
 said Real Estate to be platted into  
 as shown, to be hereinafter known  
 and approved of the disposition of  
 hereby dedicate to the Public,  
 purposes of ingress and egress.  
 said Subdivision for their private  
 use. We do further grant a perpetual  
 and repair the following: wires and  
 electrical current for light, heat and  
 motion, of signals and sounds of all  
 100 foot wide strip of land adjoining  
 the side boundary lines of Lots 15,  
 16, 17, 18, 19, 20, 21, 22.  
 We do further grant drainage  
 easements at locations shown on the plat.

South Half of the Southeast  
 North, Range 7 East of the  
 aska, described as follows:  
 of said Section 9 and  
 North Half to have a bearing  
 North Line of said South Half  
 on the West Right-of-Way  
 at being the point of  
 said South Line N87°38'20"W,  
 or of a parcel of land  
 55; thence on the Easterly  
 71.15 feet, N71°35'48"W  
 feet to a point on the  
 said point being the  
 thence on said North Line  
 int on the West Right-of-  
 point being 42.70 feet  
 said South Half; thence on  
 Feet, S00°32'01"W 926.24  
 containing 35.46 acres more

STATE OF NEBRASKA }  
 COUNTY OF SAUNDERS }

Before me, a Notary Public qualified in said County, personally came Terrence  
 A. O'Brien, President, Country Club Acres Partnership of Saunders County,  
 known to me to be the identical person who signed the Forgoing Instrument,  
 and acknowledged the execution thereof to be their voluntary act and deed.

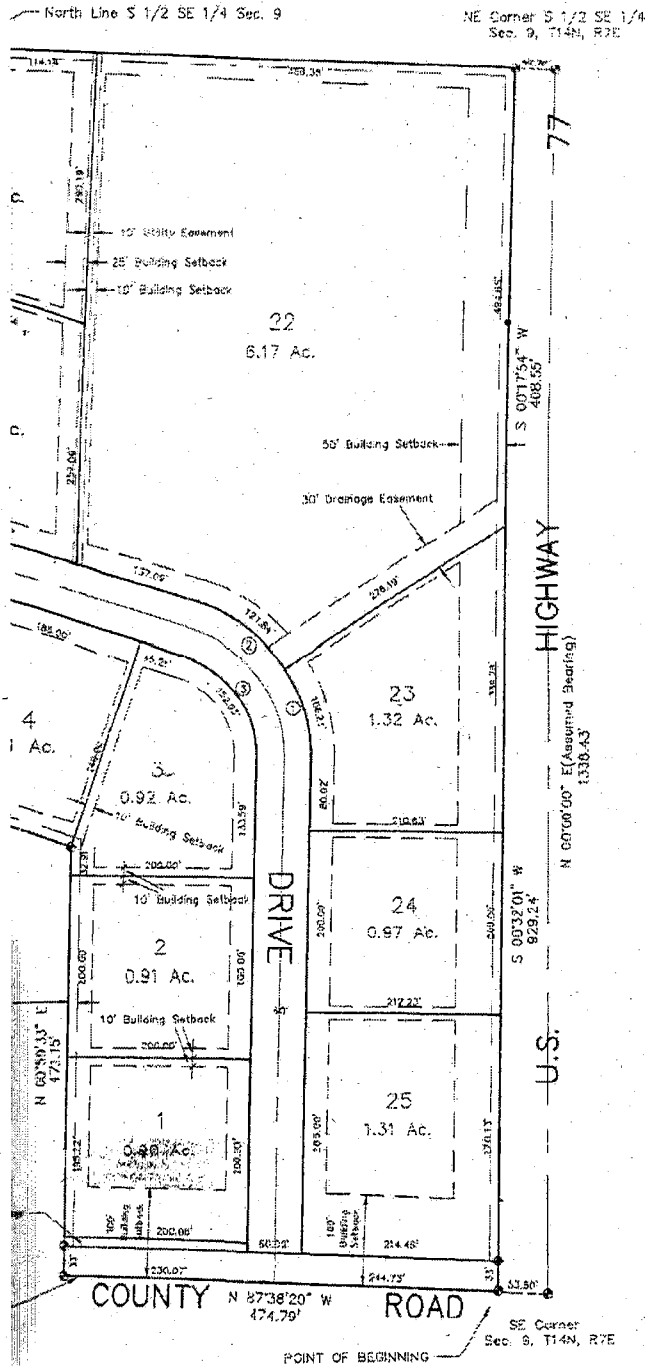
WITNESS my hand and Notarial Seal on March 19, 1952.  
 [Signature]  
 Notary Public

My Commission Expires Aug. 27, 1955



COUNTY N 27°38'0  
 474.76

# AL PLAT CLUB ACRES



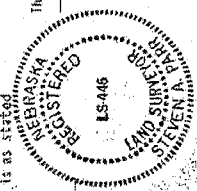
If ABOVE PLAT was duly approved by the Mayor and City Council of Hebron, Saunders County, Nebraska, on the 12th day of MARCH, 1992, by ordinance No. 1323.

*Shirley J. Heston*  
Mayor, Hebron

This is to certify that this instrument was filed for record in the Register of Deeds Office on the 10th day of MARCH, 1992, in Book 1330-43 Page 1.

I, Steven L. Ferr, a Registered Land Surveyor, do hereby certify that County 216 Acres has been surveyed by me or under my supervision and that the corner necessary if said subdivision is marked with permanent monuments and that the actual description of the outer boundary of this subdivision is as set forth herein.

By *Steven L. Ferr*  
Steven L. Ferr, L.S. 446



The foregoing plat was approved by the Hebron Planning Commission on the 10th day of MARCH, 1992.

*Shirley J. Heston*  
Chairman of Planning Commission

**APPROVAL**

I hereby approve of the resurveying of Lots 1 thru 25 of Country Club Acres in Section 9, Township 14 North, Range 7 East, of the Sixth P.M., Saunders County, Nebraska, this 10th day of MARCH, 1992.

By *Lois A. Austin*  
Lois A. Austin, Saunders County Surveyor

This is to certify that I found no regular or special taxes, due or delinquent against the property described in the Perimeter Description and embraces in this plat, as shown by the records of this office, this 10th day of MARCH, 1992.

By *Sharon Kay Erbe*  
Sharon Kay Erbe, Saunders County Treasurer