

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE WEST 1/2 OF THE NW 1/4 EXCEPT TAX LOTS 3 AND 6 IN SECTION 2 AND OF THE EAST 1/2 OF THE NE 1/4 OF SECTION 3, ALL IN T13N, R10E, OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, AND THAT THE SUBDIVISION DESCRIBED HEREIN LIES WHOLLY WITHIN SAID BOUNDARY, SAID SUBDIVISION TO BE KNOWN AS THE ESTATES AT WYNNWOOD, LOT 1 THRU 36, INCLUSIVE, MORE PARTICULARLY DESCRIBED AS FOLLOWS, BEGINNING AT THE NW CORNER OF THE EAST 1/2 OF THE NE 1/4 OF SAID SECTION 3;

THENCE N87°17'44"E (ASSUMED BEARING) 2113.04 FEET ON THE NORTH LINE OF SAID EAST 1/2 AND ON THE NORTH LINE OF THE WEST 1/2 OF THE NW 1/4 OF SAID SECTION 2 TO THE NW CORNER OF TAX LOT 6;

THENCE S02°08'25"E 217.80 FEET ON THE WEST LINE OF SAID TAX LOT 6 TO THE SW CORNER THEREOF;

THENCE N87°17'44"E 200.00 FEET ON THE SOUTH LINE OF SAID TAX LOT 6 TO THE SE CORNER THEREOF, SAID CORNER BEING ON THE WEST LINE OF TAX LOT 3;

THENCE S02°08'25"E 199.20 FEET ON THE WEST LINE OF SAID TAX LOT 3 TO THE SW CORNER THEREOF;

THENCE N87°17'44"E 327.00 FEET ON THE SOUTH LINE OF SAID TAX LOT 3 TO THE SE CORNER THEREOF, SAID CORNER BEING ON THE WEST LINE OF THE WEST 1/2 OF THE NW 1/4 OF SAID SECTION 2;

THENCE S02°08'25"E 1128.76 FEET ON THE WEST LINE OF SAID WEST 1/2;

THENCE S65°50'03"W 232.23 FEET; THENCE S79°35'08"W 250.15 FEET; THENCE N76°18'53"W 162.27 FEET;

THENCE N51°51'31"W 198.00 FEET; THENCE N38°05'49"W 431.88 FEET; THENCE N28°39'09"W 128.21 FEET;

THENCE S61°33'14"W 121.92 FEET; THENCE S31°11'47"W 204.92 FEET; THENCE S54°50'57"W 60.00 FEET;

THENCE S50°14'33"W 169.96 FEET; THENCE N65°51'58"W 424.72 FEET;

THENCE SOUTHWESTERLY ON A 1238.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S27°04'19"W, CHORD DISTANCE 90.43 FEET, AN ARC DISTANCE OF 90.45 FEET;

THENCE N65°01'16"W 332.00 FEET; THENCE S1°52'14"W 305.86 FEET;

THENCE N76°14'17"W 194.99 FEET;

THENCE N88°20'28"W 143.54 FEET TO THE WEST LINE OF THE EAST 1/2 OF THE NE 1/4 OF SAID SECTION 3;

THENCE N02°15'55"W 1334.05 FEET ON THE WEST LINE OF SAID EAST 1/2 TO THE POINT OF BEGINNING.

JANUARY 11, 2018
DATE:

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT I, FRANK R. KRJEJCI, BEING THE OWNER OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO STREETS AND LOTS, TO BE NAMED AND NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS THE ESTATES AT WYNNWOOD, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT AND WE HEREBY DEDICATE TO THE PUBLIC, FOR PUBLIC USE, THE STREETS AS SHOWN HEREON AND WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, CENTURYLINK QC 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, TO ERECT, OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSARMS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND OTHER RELATED FACILITIES AND TO EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEPTION THEREOF, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT BOUNDARY LOT LINES, NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

Frank R. Krjejc
FRANK R. KRJEJCI



JAMES D. WARNER,
NEBRASKA RLS 308

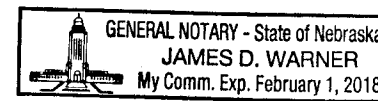
THE ESTATES AT WYNNWOOD

LOTS 1 THRU 36, INCLUSIVE

BEING A PLATTING OF THE WEST 1/2 OF THE NW 1/4 EXCEPT TAX LOT 3 AND 6 IN SECTION 2 AND OF THE EAST 1/2 OF THE NE 1/4 OF SECTION 3, ALL IN T13N, R10E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 11TH DAY OF JANUARY, 2018, BY FRANK R. KRJEJCI.



James Warner
NOTARY PUBLIC

SARPY COUNTY TREASURERS CERTIFICATE

THIS IS TO CERTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT AS SHOWN ON THE RECORDS OF THIS OFFICE THIS 11TH DAY OF JANUARY, 2018.

Richard J. ...
SARPY COUNTY TREASURER

TREASURER'S SEAL

TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURERS CERTIFICATION IS ONLY VALID UNTIL DECEMBER 30th OF THIS YEAR.

APPROVAL OF THE CITY ENGINEER OF GRETNA

THIS PLAT OF THE ESTATES AT WYNNWOOD WAS APPROVED AND ACCEPTED BY THE CITY ENGINEER OF GRETNA, NEBRASKA THIS 11TH DAY OF JANUARY, 2018.

John V. ...
GRETNA CITY ENGINEER

APPROVAL OF THE CITY PLANNING COMMISSION

THIS PLAT OF THE ESTATES AT WYNNWOOD WAS APPROVED BY THE CITY PLANNING COMMISSION OF THE CITY OF GRETNA, NEBRASKA THIS 22ND DAY OF JANUARY, 2018.

Jim ...
CHAIRMAN, CITY PLANNING COMMISSION

APPROVAL OF GRETNA CITY COUNCIL

THIS PLAT OF THE ESTATES AT WYNNWOOD WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF GRETNA, NEBRASKA THIS 22ND DAY OF JANUARY, 2018.

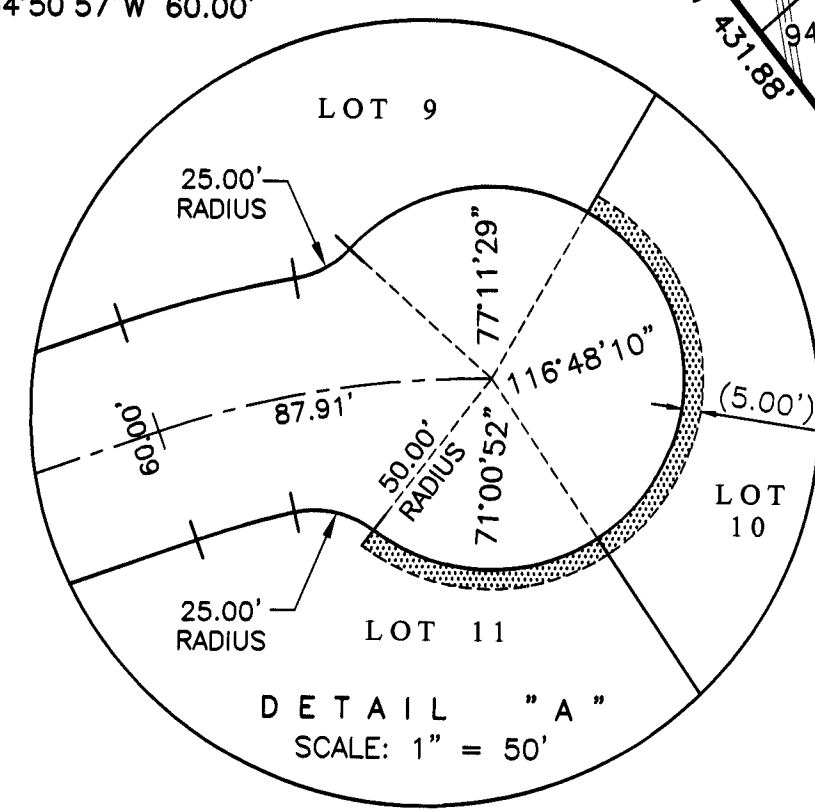
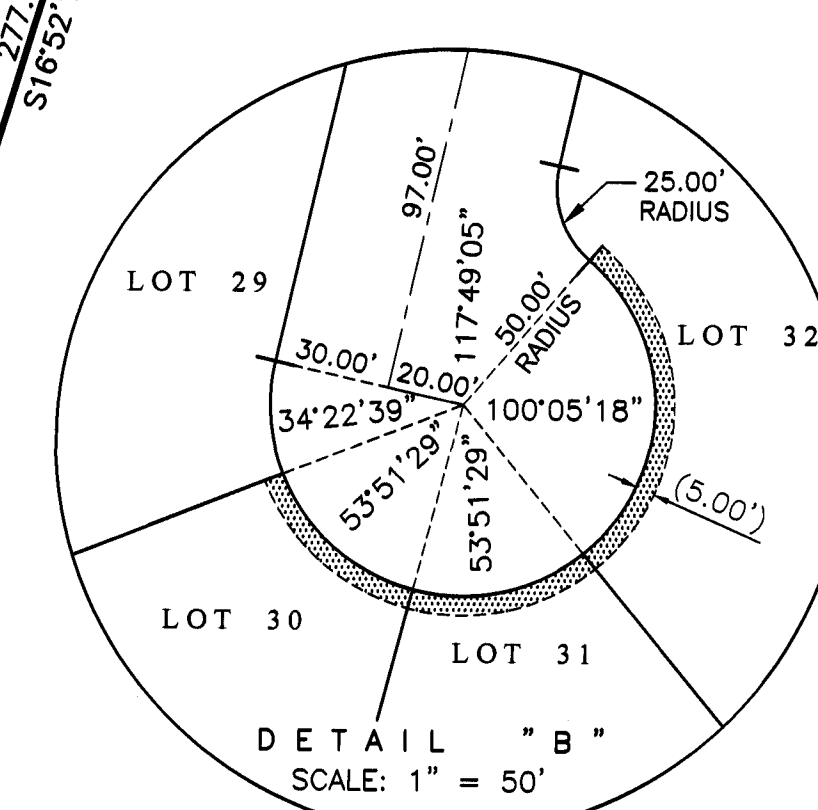
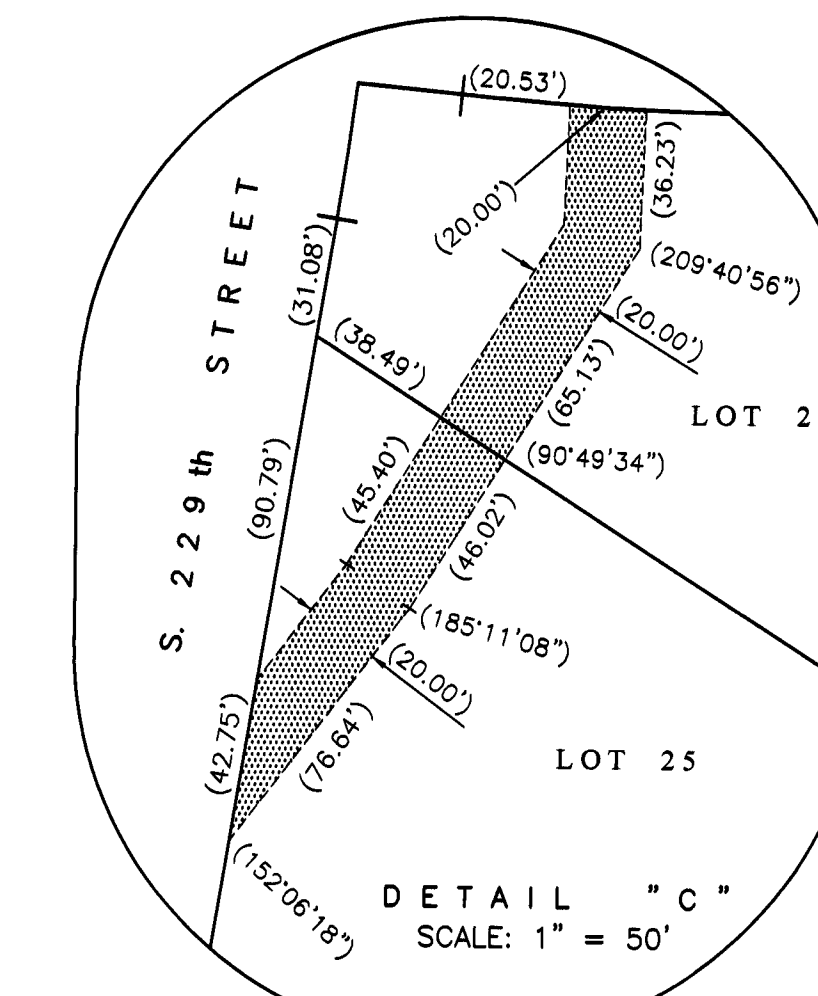
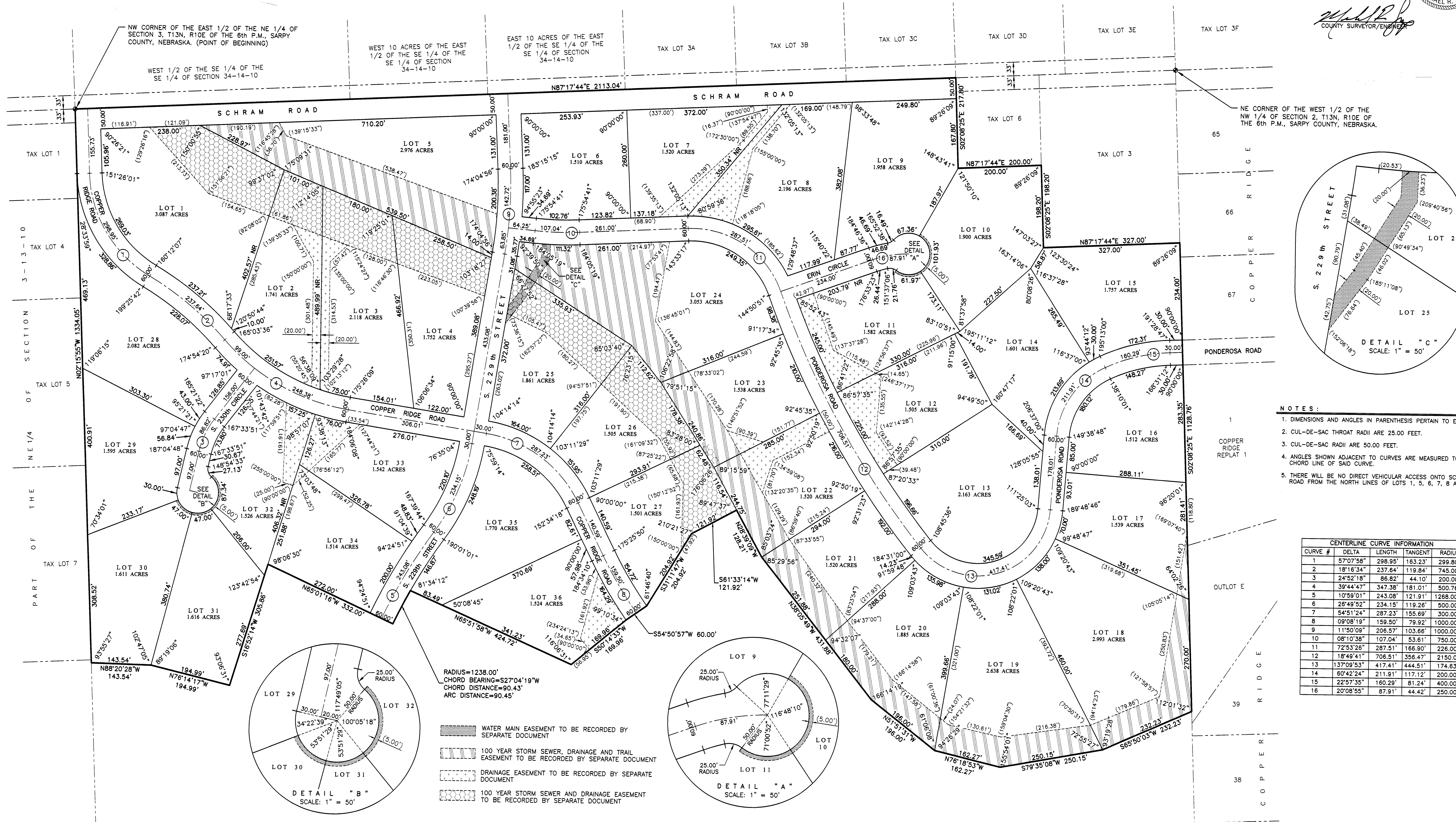
James ...
MAYOR
Emma ...
ATTORNEY AT LAW

REVIEW BY SARPY COUNTY PUBLIC WORKS

THIS PLAT OF THE ESTATES AT WYNNWOOD WAS REVIEWED BY THE SARPY COUNTY SURVEYOR'S OFFICE THIS 11TH DAY OF JANUARY, 2018.



Michael ...
COUNTY SURVEYOR/ENGINEER



- NOTES:**
1. DIMENSIONS AND ANGLES IN PARENTHESIS PERTAIN TO EASEMENTS.
 2. CUL-DE-SAC THROAT RADI ARE 25.00 FEET.
 3. CUL-DE-SAC RADI ARE 50.00 FEET.
 4. ANGLES SHOWN ADJACENT TO CURVES ARE MEASURED TO THE CHORD LINE OF SAID CURVE.
 5. THERE WILL BE NO DIRECT VEHICULAR ACCESS ONTO SCHRAM ROAD FROM THE NORTH LINES OF LOTS 1, 5, 6, 7, 8 AND 9.

CENTERLINE CURVE INFORMATION

CURVE #	DELTA	LENGTH	TANGENT	RADIUS
1	57°07'58"	298.95'	163.23'	299.80'
2	18°16'34"	237.64'	119.84'	745.00'
3	2°52'18"	86.82'	44.10'	200.00'
4	39°44'47"	347.38'	181.01'	1268.00'
5	10°59'01"	243.08'	121.91'	500.00'
6	26°49'52"	234.15'	118.26'	500.00'
7	54°51'24"	287.23'	155.69'	300.00'
8	09°08'19"	159.50'	79.92'	1000.00'
9	11°50'09"	206.57'	103.66'	1000.00'
10	08°10'38"	107.04'	53.61'	750.00'
11	72°53'26"	287.51'	166.30'	226.00'
12	18°44'41"	708.51'	358.47'	2150.00'
13	137°09'53"	417.61'	444.51'	174.63'
14	60°42'24"	211.91'	117.12'	200.00'
15	22°57'35"	160.29'	81.24'	400.00'
16	20°08'55"	87.91'	44.42'	250.00'

FILED SARPY COUNTY NEBRASKA
INSTRUMENT NUMBER
2018-02426
02/01/2018 2:42:26 PM
Walter J. ...
REGISTER OF DEEDS

TD2
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THE ESTATES AT WYNNWOOD
LOTS 1 THRU 36, INCLUSIVE

Revision Dates

No.	Description	MM-DD-YY
-	-	-
-	-	-
-	-	-
-	-	-

Job No.: A169-208A
Drawn By: RJR
Reviewed By: JDW
Date: JANUARY 11, 2018
Book:
Page:

Sheet Title
CITY OF GRETNA
SARPY COUNTY
FINAL PLAT

Sheet Number
SHEET 1 OF 1