

ADMINISTRATIVE REPLAT

LOT 1, TIBURON REPLAT II

BEING A REPLAT OF PART OF LOTS 400, 401 AND 402, TIBURON, A SUBDIVISION LOCATED IN THE NORTHEAST 1/4 OF SECTION 23, T14N, R10E OF THE 6TH P.M., AND AS SURVEYED, PLATTED AND RECORDED IN SARPY COUNTY, NEBRASKA.

LEGAL DESCRIPTION

PART OF LOT 400, TIBURON, A SUBDIVISION, AS SURVEYED, PLATTED AND RECORDED IN SARPY COUNTY, NEBRASKA; MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 400, THENCE S00°03'14"E (ASSUMED BEARING) ALONG THE EAST LINE OF SAID LOT 400, 738.00 FEET; THENCE S88°56'48"W, 473.00 FEET; THENCE N11°44'58"E, 181.73 FEET; THENCE N82°02'27"W, 100.31 FEET; THENCE N41°20'23"W, 108.38 FEET; THENCE N14°00'01"W, 150.00 FEET; THENCE N11°28'45"E, 104.88 FEET; THENCE N00°00'09"W, 128.00 FEET TO THE NORTH LINE OF SAID LOT 402; THENCE N89°58'51"E, 380.00 FEET TO THE POINT OF BEGINNING, CONTAINING A CALCULATED AREA OF 0.716 ACRES, MORE OR LESS.

AND THE NORTH TWO HUNDRED FEET (200') OF LOT 401, TIBURON, CONTAINING A CALCULATED AREA OF 2.128 ACRES, MORE OR LESS, AND THAT PART OF THE EAST EIGHTY FEET (80') OF LOT 400, TIBURON, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF LOT 401, TIBURON; THENCE S08°30'04"E (ASSUMED BEARING) ALONG THE EAST LINE OF SAID LOT 400, 201.27 FEET; THENCE S 84°54'48"W, 80.24 FEET; THENCE N08°30'08"W, 218.91 FEET; THENCE S78°15'05"E, 84.24 FEET TO THE POINT OF BEGINNING, CONTAINING A CALCULATED AREA OF 0.385 ACRES, MORE OR LESS.



SARPY COUNTY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THE RECORDS OF MY OFFICE SHOW NO TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE EITHER PAID OR DELINQUENT UPON THE PROPERTY DESCRIBED IN THIS CERTIFICATE AND EMBRACED WITHIN THIS ADMINISTRATIVE REPLAT ADJUSTMENT.

THIS 7 DAY OF July, 1998

Richard James
SARPY COUNTY TREASURER

LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT, MAP, SURVEY OR REPORT WAS MADE BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA.

Denvis J. Engelle
SIGNATURE OF LAND SURVEYOR
DATE: 7-2-98 REG. NO. 431

SARPY COUNTY BUILDING INSPECTOR'S APPROVAL

I HEREBY APPROVE OF THIS ADMINISTRATIVE LOT LINE ADJUSTMENT AND TO BE HEREAFTER KNOWN AS LOT 1, TIBURON REPLAT II.

THIS 8 DAY OF July, 1998

Ken Ly
SARPY COUNTY BUILDING INSPECTOR

SARPY COUNTY SURVEYOR'S APPROVAL

I HEREBY APPROVE OF THIS ADMINISTRATIVE LOT LINE ADJUSTMENT AND TO BE HEREAFTER KNOWN AS LOT 1, TIBURON REPLAT II.

THIS 27 DAY OF July, 1998

Thomas A. Ly
SARPY COUNTY SURVEYOR

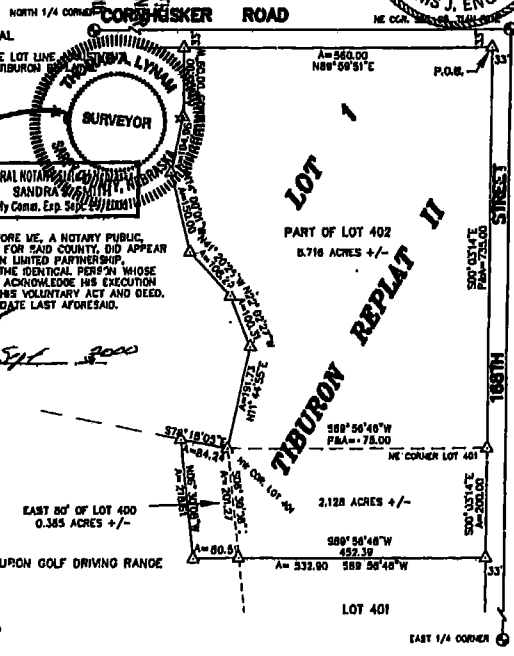
ACKNOWLEDGEMENT OF NOTARY

ON THIS 7 DAY OF July, 1998, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, DID APPEAR ERIC B. WASHINGTON, PRESIDENT OF TIBURON LIMITED PARTNERSHIP, WHO IS PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSON WHOSE NAME APPEARS ON THIS PLAT, AND HE DID ACKNOWLEDGE HIS EXECUTION OF THE FOREGOING PLAT APPROVAL TO BE HIS VOLUNTARY ACT AND DEED, WITNESS MY HAND AND OFFICIAL SEAL (THE DATE LAST AFORESAID).

NOTARY PUBLIC
MY COMMISSION EXPIRES THIS 29 DAY OF Sept, 2000

SECTION CORNER TIES

- N 1/4 CORNER 18-16-11 FOUND 3 1/2" O.I.
- SE 42.50 TO 2 HAILS IN POWER POLE
- SW 87.20 TO 2 HAILS IN POWER POLE
- NW 90.70 TO 2 HAILS IN POWER POLE
- NE CORNER 28-16-11 FOUND 1/2" SPIKE IN ANCHOR WITH PLUMB MARK
- NE 39.58 TO 2 HAILS IN POWER POLE
- SE 46.14 TO 2 HAILS IN POWER POLE
- SW 18.40 TO 2 HAILS IN POWER POLE
- NW 43.94 TO 2 HAILS IN POWER POLE
- E 1/4 CORNER 28-16-11 FOUND 1/2" IN ANCHOR
- ONE 33.23 TO 2 HAILS IN CORNER TIE POST
- SW 18.18 TO 2 HAILS IN POWER POLE
- NW 31.50 TO 2 HAILS IN POWER POLE
- W. 2.6 TO CONTINUATION OF 166TH STREET



LAND SURVEY, INC.
4102 "V" STREET
OMAHA, NEBRASKA 68107
(402) 734-9681

98-36137

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT I, ERIC B. WASHINGTON, PRESIDENT OF TIBURON LIMITED PARTNERSHIP, BEING THE SOLE OWNER OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, DO HEREBY APPROVE THIS REPLAT OF LOT 400. A PERPETUAL EASEMENT IS ALSO GRANTED TO THE OMAHA PUBLIC POWER DISTRICT AND TO U.S. WEST COMMUNICATIONS, AND ANY COMPANY WHICH HAS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA DESCRIBED, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR AND RESET CABLES, CONDUITS AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT OR LIGHT, HEAT, POWER, AND FOR THE TRANSMISSION AND STORAGE AND SOUND OF ALL KINDS, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM, AND THEIR RECEPTION ON, OVER, THROUGH AND ACROSS A FIVE FOOT (5') WIDE STRIP OF LAND ADJOINING THE SIDE LOT LINE, AND AN EIGHT (8') WIDE STRIP ADJOINING THE REAR LOT LINE OF E-CH LOT. NO PERMANENT BUILDING OR RETAINING WALLS SHALL BE PLACED IN SAID EASEMENT WAY, BUT THE SAME MAY BE USED FOR GARDENS, SHEDS, LANDSCAPING AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

IN WITNESS WHEREOF I DO HEREBY SET MY NAME THIS

12 DAY OF Dec, 1998.
Eric B. Washington
ERIC B. WASHINGTON, PRESIDENT
TIBURON LIMITED PARTNERSHIP

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA

COUNTY OF SARPY

GENERAL NOTARY STATE OF NEBRASKA
SANDRA S. SMITH
My Comm. Exp. Sept 29, 2000

ON THIS 12 DAY OF Dec, 1998, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, DID APPEAR ERIC B. WASHINGTON, PRESIDENT OF TIBURON PARTNERSHIP, WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME APPEARS ON THIS PLAT, AND HE DID ACKNOWLEDGE HIS EXECUTION OF THE FOREGOING PLAT APPROVAL TO BE HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL, THE DATE LAST AFORESAID.

Sandra S. Smith
NOTARY PUBLIC
MY COMMISSION EXPIRES THIS 29 DAY OF Sept, 2000

FILED SARPY CO. NE.
DEPARTMENT NUMBER
98-036137
98 DEC 17 PM 1:59
REGISTER OF DEEDS

Counted
Verity
D
17.00
STEVEN