

FILED
92 NOV 12 AM 10:59
CHARLOTTE L. PETERSEN
WASHINGTON COUNTY CLERK
BLAIR, NEBR.

SUBDIVISION AGREEMENT

THIS SUBDIVISION AGREEMENT made this 28 day of October, 1992,
by and between Washington County, Nebraska, hereinafter referred
to as COUNTY, and BERNARD GALE OLESON, hereinafter referred to as
DEVELOPER.

WHEREAS, DEVELOPER proposes to develop Gylden Bakke Estates
Subdivision (hereinafter referred to as "Subdivision") described
as follows:

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW
1/4 NE 1/4) AND ALL OF TAX LOT NINE (9) LYING IN SECTION TWENTY-
FIVE (25), TOWNSHIP SEVENTEEN (17) NORTH, RANGE ELEVEN (11), EAST
OF THE 6TH P.M., IN WASHINGTON COUNTY, NEBRASKA, AND MORE
PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST
CORNER OF THE NE1/4 NE1/4 OF SAID SECTION 25, TOWNSHIP 17 NORTH,
RANGE 11, E, SAID POINT ALSO BEING THE NORTHWEST CORNER OF SAID
TAX LOT 9; THENCE S 90°00' E (ASSUMED BEARING) ALONG THE NORTH
LINE OF SAID NE1/4 NE1/4 A DISTANCE OF 331.43 FEET TO THE
NORTHEAST CORNER OF SAID TAX LOT 9; THENCE S 00°09'03" E A
DISTANCE OF 1321.04 FEET TO THE SOUTHEAST CORNER OF SAID TAX LOT;
THENCE N 89°56'28" W ALONG THE SOUTH LINE OF SAID TAX LOT ALSO
BEING THE SOUTH LINE OF SAID NE1/4 NE1/4 A DISTANCE OF 330.71
FEET; THENCE N 89°55'00" W ALONG THE SOUTH LINE OF THE NW1/4
NE1/4 OF SAID SECTION A DISTANCE OF 236.03 FEET; THENCE N 13°
20'04" W A DISTANCE OF 473.58 FEET; THENCE S 89°53'18" W A
DISTANCE OF 32.70 FEET; THENCE N 00°09'03" W A DISTANCE OF
859.56 FEET TO A POINT ON THE NORTH LINE OF SAID NW1/4 NE1/4;
THENCE N 89°59'31" E ALONG SAID NORTH LINE A DISTANCE OF 376.03
FEET TO THE POINT OF BEGINNING; AND CONTAINING 20.53 ACRES, MORE
OR LESS.

WHEREAS, DEVELOPER has been given approval on the Final Plat
for "Gylden Bakke Estates" by the Washington County Planning
Commission and the Washington County Board of Supervisors,
subject to DEVELOPER entering into a Subdivision Agreement and
full compliance with the terms and conditions of the Subdivision
Agreement.

STATE OF NEBRASKA COUNTY OF WASHINGTON) SS 4675
ENTERED IN NUMERICAL INDEX AND FILED FOR RECORD
THIS 12th DAY OF November A.D. 1992
10:59 O'CLOCK A M. AND RECORDED IN BOOK
209 AT PAGE 657-060
COUNTY CLERK Charlotte L. Petersen
DEPUTY Mason Madams

Recorded
General
Numerical
Photostat

NOW, THEREFORE, the parties agree as follows:

1. The plat of the parcels within the Subdivision do not include public improvements such as streets, sewers, water mains, sidewalks, or waste treatment by Washington County, Nebraska, and developer is not requesting the County to accept such roads as County roads.

2. Building permit requests and specifications for construction of any nature shall comply with the Washington County, Nebraska, zoning and building permit regulations.

3. The cost of surveying, preparing, and recording of plats and improvements on the land shall be in the sole responsibility of DEVELOPER. DEVELOPER agrees to indemnify and hold Washington County, Nebraska, harmless from any and all liability, loss, damage, costs, expenses, lien claims, claims or demands for contribution or indemnity which may be sought from the County Board by reason of this subdivision.

4. DEVELOPER is required to make the following improvements, at DEVELOPERS cost, to-wit:

- a. DEVELOPER is required to dedicate to the public for roadway purposes, the strip of land shown on the Final Plat of Gylden Bakke Estates.
- b. DEVELOPER shall have a Sanitary and Improvement District formed to regulate and pay for maintenance of interior roads and other common improvements in the subdivision.

5. The provisions of this agreement shall inure to the benefit of and be binding upon the parties, their respective representatives, employees, successors, or assigns.

THIS AGREEMENT executed this 28th day of October, 1992.

Bernard Gale Oleson
BERNARD GALE OLESON, DEVELOPER
GYLDEN BAKKE ESTATES

WASHINGTON COUNTY BOARD OF SUPERVISORS
WASHINGTON COUNTY, NEBRASKA

BY John Lutz
JOHN LUTZ, CHAIRMAN

ATTEST:
Charlotte L. Petersen
CHARLOTTE PETERSEN, COUNTY CLERK

STATE OF NEBRASKA)
COUNTY OF WASHINGTON) :SS:

On this 28th day of October, 1992, before me a Notary Public in and for said county, personally came the above-named BERNARD GALE OLESON, DEVELOPER, whose name is affixed to the above instrument and she acknowledged said instrument to be her voluntary act and deed.

WITNESS my hand and notarial seal on this 28th day of October, 1992.

Lorraine G. Wesemann
NOTARY PUBLIC

MY COMMISSION EXPIRES:



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STATE OF NEBRASKA)
COUNTY OF WASHINGTON) :SS:

On this 10th day of November, 1992, before me
a Notary Public in and for said county, personally came the
above-named JOHN LUTZ, CHAIRMAN, WASHINGTON COUNTY BOARD OF
SUPERVISORS, whose name is affixed to the above instrument and he
acknowledged said instrument to be his voluntary act and deed.

WITNESS my hand and notarial seal on this 10th day of
November, 1992.

Mary Ann Matthies
NOTARY PUBLIC

MY COMMISSION EXPIRES:



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