

HEIDI HOLLO WEST

LOTS 29 THRU 34 INCLUSIVE & OUTLOTS "A" & "B"

BEING A PLATTING OF ALL OF TAX LOT 35, A TAX LOT LOCATED IN THE SW 1/4 OF SECTION 12, TOWNSHIP 17 NORTH, RANGE 11 EAST OF THE 6TH. P.M., WASHINGTON COUNTY, NEBRASKA.

2-917
12-3-97

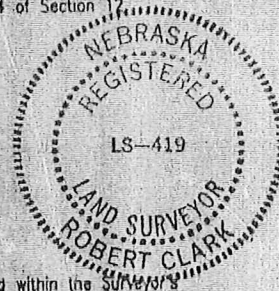
SURVEYOR'S CERTIFICATE

I hereby certify that I have made a ground survey of the subdivision described herein and that permanent monuments have been found or set at all corners of all lots, streets, angle points and ends of all curves in Heidi Hollo West (Lots 29 thru 34, inclusive, and Outlots "A" and "B") being a platting of all of Tax Lot 35, a tax lot located in the SW 1/4 of Section 12, Township 17 North, Range 11 East of the 6th P.M., Washington County, Nebraska, more particularly described as follows:

Beginning at the Southwest corner of the North 1/2 of the SE 1/4 of said SW 1/4 of Section 12, said point also being on the East line of said Tax Lot 35; thence S00°03'21"W (assumed bearing) along said East line of Tax Lot 35, said line also being the West line of said SE 1/4 of the SW 1/4 of Section 12, a distance of 5.08 feet to the Southeast corner of said Tax Lot 35; N90°00'00"W along the South line of said Tax Lot 35, a distance of 845.45 feet to the Southwest corner of said Tax Lot 35, said point also being on the Easterly right-of-way line of Highway No. 133; thence along said Easterly right-of-way line of Highway No. 133, on the following described courses; thence N23°16'36"W, a distance of 148.75 feet; thence Northwesterly on a curve to the right with a radius of 11389.16 feet, a distance of 526.38 feet, said curve having a long chord which bears N21°57'09"W, a distance of 526.33 feet to the Northwest corner of said Tax Lot 35; thence along the North line of said Tax Lot 35, on the following described courses; thence N84°00'19"E, a distance of 121.35 feet; thence N88°01'52"E, a distance of 516.95 feet; thence S89°49'03"E, a distance of 464.30 feet to the Northeast corner of said Tax Lot 35, said point also being on said West line of the SE 1/4 of the SW 1/4 of Section 12; thence S00°03'21"W along said East line of Tax Lot 35, said line also being said West line of the SE 1/4 of the SW 1/4 of Section 12, a distance of 648.69 feet to the point of beginning.

Said tract of land contains an area of 14.599 acres, more or less.

Robert Clark Nov. 19, 1997
Robert Clark, LS-419 Date



DEDICATION

Know all men by these presents, that I, Stanley W. Nabb, owner of the property described within the Surveyor's Certificate and embraced within this plat has caused said land to be subdivided into streets and lots to be named and numbered as shown, said subdivision to be hereafter known as HEIDI HOLLO WEST (Lots numbered as shown), and I do hereby ratify and approve of the disposition of my property as shown on this plat and I hereby dedicate to the public, for public use, the streets, avenues and circles, and I do hereby grant easements as shown on this plat, and I do further grant a perpetual easement to Omaha Public Power District, Blair Telephone Company, and any company which has been granted a franchise to provide a cable television system in the areas to be subdivided; their successors and assigns, to erect, operate, maintain, repair and renew poles, wires, 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, including signals provided by a cable television system and reception on, over, through, under, and across a five (5') foot wide strip of land abutting all front and side boundary lot lines; an eight (8') foot wide strip of land abutting the rear boundary lines of all interior lots; and a sixteen (16') foot wide strip of land abutting the rear boundary lines of all exterior lots. The term exterior lots is herein defined as those lots forming the outer perimeter of the above-described addition. Said sixteen (16') foot wide easement will be reduced to an eight (8') foot wide strip when the adjacent land is surveyed, platted and recorded. No permanent buildings, trees, or retaining walls shall be placed in the said easement ways, but the same may be used for gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

In witness whereof, I do set my hand this 19 day of Nov. 1997

Stanley W. Nabb
Stanley W. Nabb

APPROVAL OF WASHINGTON COUNTY BOARD OF COMMISSIONERS

The plat of HEIDI HOLLO WEST (Lots numbered as shown) was approved by the Washington County Board of Commissioners on the 23rd day of Nov. 1997.

Emmet Roy
CHAIR, WASHINGTON CO. BO. OF COMMISSIONERS

Charlotte L.
ATTEN: COUNTY CLERK

HEIDI HOLLO WEST

LOTS 29 THRU 34 INCLUSIVE & OUTLOTS "A" & "B"

BEING A PLATTING OF ALL OF TAX LOT 35, A TAX LOT LOCATED IN THE SW 1/4 OF SECTION 12, TOWNSHIP 17 NORTH, RANGE 11 EAST OF THE 6TH P.M., WASHINGTON COUNTY, NEBRASKA.

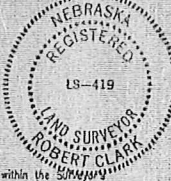
SURVEYOR'S CERTIFICATE

I hereby certify that I have made a ground survey of the subdivision described herein and that permanent monuments have been found or set at all corners of lots, streets, angle points and ends of all curves in Heidi Hollo West (Lots 29 thru 34, inclusive, and Outlots "A" and "B") being a platting of all of Tax Lot 35, a tax lot located in the SW 1/4 of Section 12, Township 17 North, Range 11 East of the 6th P.M., Washington County, Nebraska, more particularly described as follows:

Beginning at the Southwest corner of the North 1/2 of the SE 1/4 of said SW 1/4 of Section 12, said point also being on the East line of said Tax Lot 35, thence S00°03'21"W (assumed bearing) along said East line of Tax Lot 35, said line also being the West line of said SE 1/4 of the SW 1/4 of Section 12, a distance of 15.08 feet to the Southeast corner of said Tax Lot 35; thence N89°00'00"W along the South line of said Tax Lot 35, a distance of 845.45 feet to the Southwest corner of said Tax Lot 35, said point also being on the Easterly right-of-way line of Highway No. 133; thence along said Easterly right-of-way line of Highway No. 133, on the following described courses; thence N2°16'36"W, a distance of 148.75 feet; thence Northwestery on a curve to the right with a radius of 11389.16 feet, a distance of 528.35 feet, said curve having a long chord which bears N21°57'05"W, a distance of 528.35 feet to the Northeast corner of said Tax Lot 35; thence along the North line of said Tax Lot 35, on the following described courses; thence N84°00'15"E, a distance of 121.35 feet; thence N89°01'52"E, a distance of 316.85 feet; thence S89°49'03"E, a distance of 454.30 feet to the Northeast corner of said Tax Lot 35, said point also being on said West line of the SE 1/4 of the SW 1/4 of Section 12; thence S00°03'21"W along said East line of Tax Lot 35, said line also being said West line of the SE 1/4 of the SW 1/4 of Section 12, a distance of 648.69 feet to the point of beginning.

Said tract of land contains an area of 14.999 acres, more or less.

Robert Clark Nov. 19, 1997
Robert Clark, LS-419 Date



DEDICATION

Know all men by these presents, that I, Stanley W. Hobb, owner of the property described within the Certificate and embraced within this plat has caused said land to be subdivided into streets and lots to be named and numbered as shown, said subdivision to be hereafter known as HEIDI HOLLO WEST (Lots numbered as shown), and I do hereby ratify and approve of the disposition of my property as shown on this plat and I hereby dedicate to the public, for public use, the streets, avenues and circles, and I do hereby grant easements as shown on this plat, and I do further grant a perpetual easement to Omaha Public Power District, Blair Telephone Company, and any company which has been granted a franchise to provide a cable television system in the areas to be subdivided, their successors and assigns, to erect, operate, maintain, repair and renew poles, wires, 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 impulses of all kinds, including signals provided by a cable television system and reception on, over, through, under and across a five (5) foot wide strip of land abutting at front and side boundary all lines; an eight (8) foot wide strip of land abutting the rear boundary lines of all interior lots, and a sixteen (16) foot wide strip of land abutting the rear boundary lines of all exterior lots. The term exterior lots is herein defined as those lots forming the outer perimeter of the above-described addition. Said sixteen (16) foot wide easement will be reduced to an eight (8) foot wide strip when the adjacent land is surveyed, platted and recorded. No permanent buildings, fences or retaining walls shall be placed in the said easement ways, but the same may be used for gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

In witness whereof, I do set my hand this 19 day of Nov. 1997.

Stanley W. Hobb
Stanley W. Hobb

APPROVAL OF WASHINGTON COUNTY BOARD OF COMMISSIONERS

This plat of HEIDI HOLLO WEST (Lots numbered as shown) was approved by the Washington County Board of Commissioners on the 15th day of 1997.

Charles Roy
CLERK, WASHINGTON CO. BOARD OF COMMISSIONERS

Charlette J.
ATTY COUNTY CLERK

APPROVAL OF WASHINGTON COUNTY PLANNING COMMISSION

This plat of HEIDI HOLLO WEST (Lots numbered as shown) was approved by the Washington County Planning Commission this 7th day of 1997.

Paul F. Rume
CLERK, WASHINGTON CO. PLANNING COMMISSION

REVIEW OF WASHINGTON COUNTY SURVEYOR

This plat of the HEIDI HOLLO WEST (Lots numbered as shown) was reviewed by the office of the Washington County Surveyor on this 11 day of Nov. 1997.

Paul F. Rume
WASHINGTON COUNTY SURVEYOR

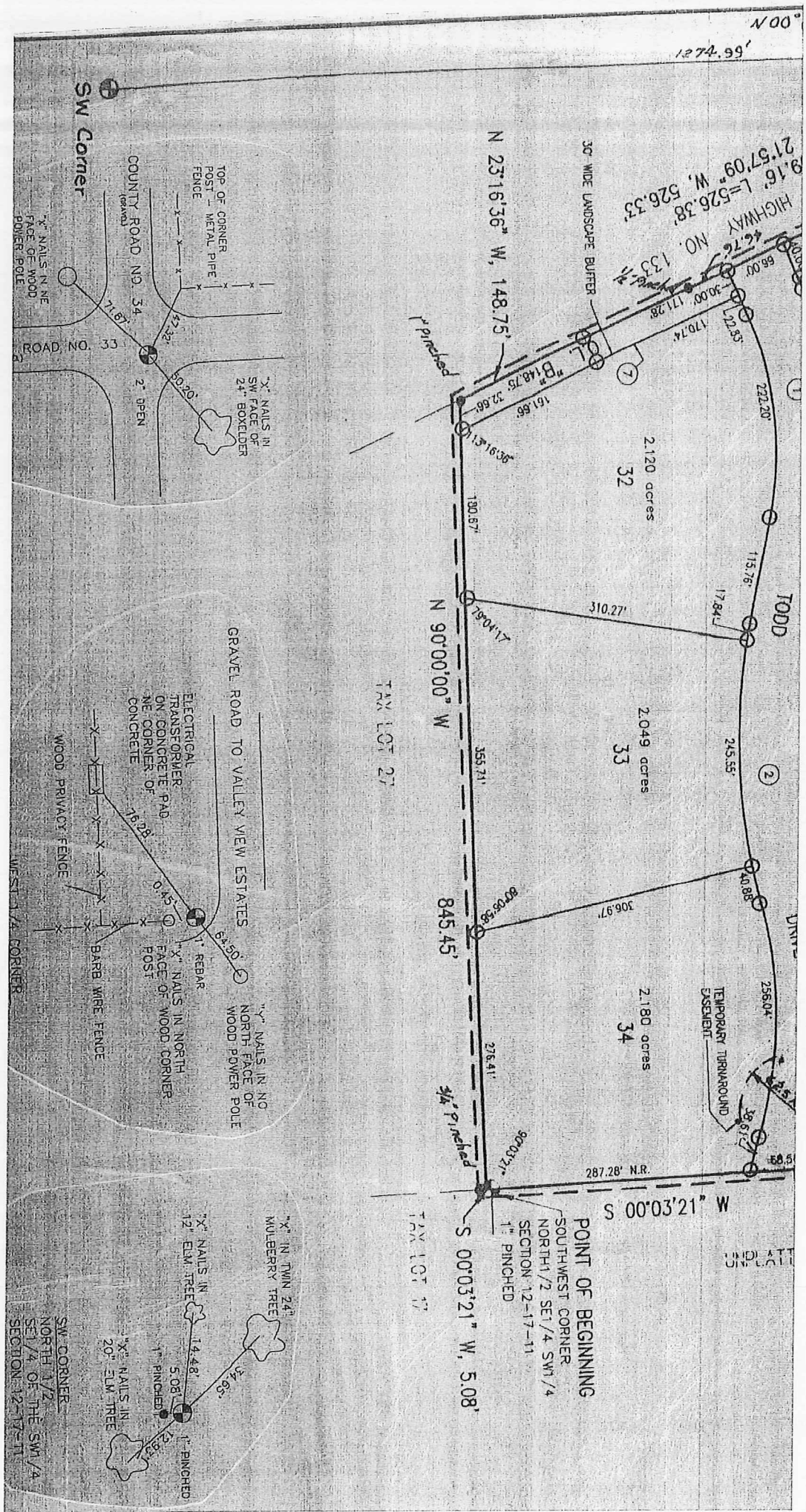
HEIDI HOLLO WEST
LOTS 29 THRU 34 INCLUSIVE & OUTLOTS "A" & "B"
WASHINGTON COUNTY, NEBRASKA

COUNTY TREASURER'S 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 embrace shown by the records of this office.

Donna L. Miller, Deputy 12-3-97
COUNTY TREASURER DATE

FINAL P



N 00°

1274.99'

916' L=526.38'
 2157.09" W, 526.33'
 HIGHWAY NO. 133

N 23°16'36" W, 148.75'

30' WIDE LANDSCAPE BUFFER

2,120 acres
 32

TODD

2,049 acres
 33

2,180 acres
 34

N 90°00'00" W

TAX LOT 27

845.45'

TAX LOT 17

S 00°03'21" W, 5.08'

S 00°03'21" W

POINT OF BEGINNING
 SOUTHWEST CORNER
 NORTH 1/2 SEC 12-17-11
 SECTION 12-17-11
 1" PINCHED

SW Corner

TOP OF CORNER
 POST - METAL PIPE
 FENCE

"X" NAILS IN
 SW FACE OF
 24" BOXED

ELECTRICAL
 TRANSFORMER
 ON CONCRETE PAD
 NE CORNER OF
 CONCRETE

"X" NAILS IN NO
 NORTH FACE OF
 WOOD POWER POLE

"X" IN TWIN 24"
 MULBERRY TREE

"X" NAILS IN
 12' ELM TREE

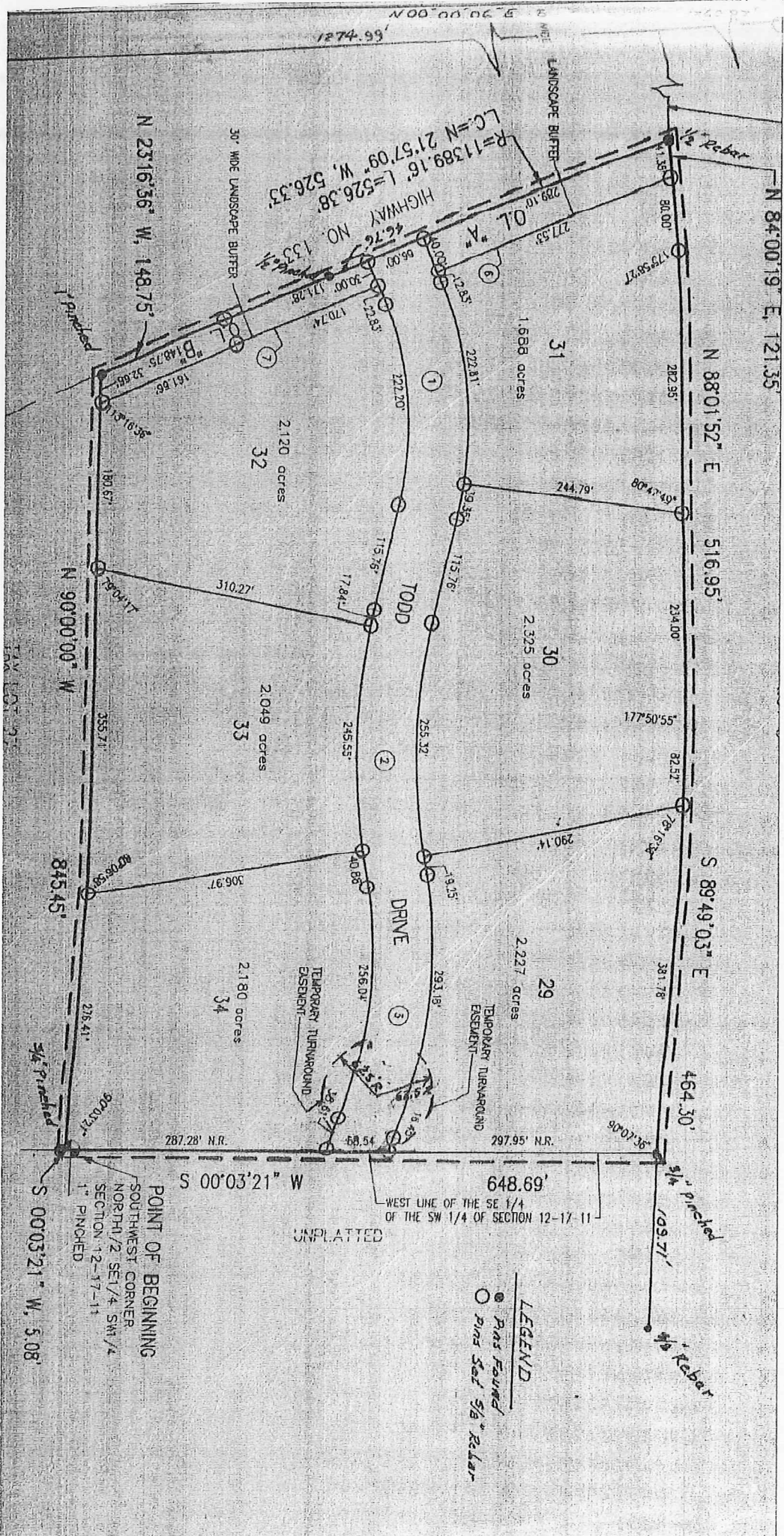
"X" NAILS IN
 20' ELM TREE

SW CORNER
 NORTH 1/2
 SEC 12-17-11
 SECTION 12-17-11

ROAD NO. 33
 COUNTY ROAD NO. 34

GRAVEL ROAD TO VALLEY VIEW ESTATES
 WOOD PRIVACY FENCE
 BARB WIRE FENCE

TEMPORARY TURNAROUND
 EASEMENT



LEGEND
 ● Pins Found
 ○ Pins Set 5/8" Rebar

CONSTRUCTION SHALL MEET SETBACK REQUIREMENTS PER THE MINNAPOLIS ZONING REGULATIONS

ALL ANGLES ARE UNLESS OTHERWISE NOTED

LOT LINES ADJACENT TO CURVED STREETS UNLESS SHOWN OTHERWISE (N)

DIMENSIONS AT ANGLES SHOWN WITH PARENTHESIS ARE FOR THE LOCATION OF EASEMENTS

REGULAR ACCESS WILL NOT BE ALLOWED TO HIGHWAY NO 133 ON LOT 31 (E)

West 1/4 Corner
S 89° 59' 54" E, 212.79'

N 88° 01' 52" E 516.95'

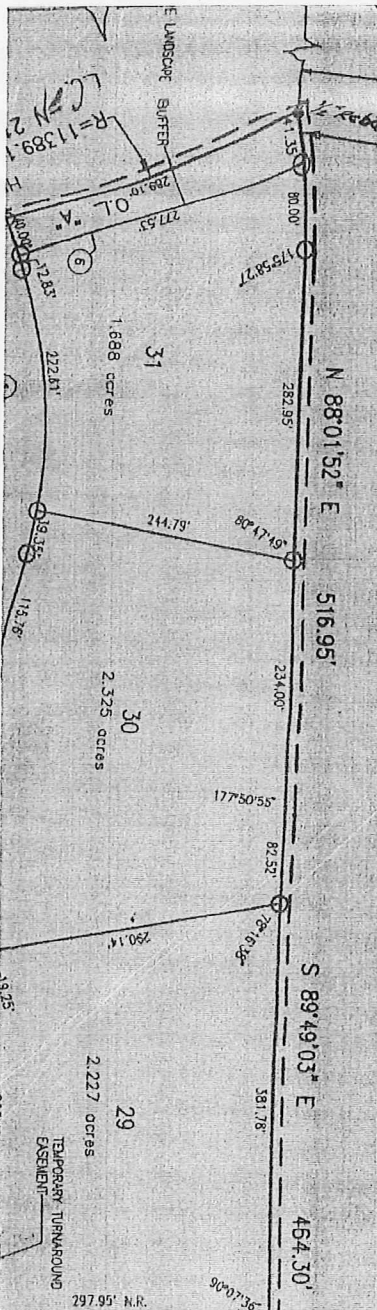
TAX LOT 34

S 89° 49' 03" E

454.30'

3/4 Paved
103.71'

3/8 Rebar



648.69'
NE OF THE SE 1/4
SW 1/4 OF SECTION 12-17-11

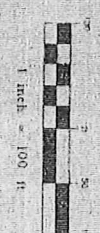
LEGEND
 ○ Pins Found
 ○ Pins Set 3/8" Rebar

6 CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	DELTA
1	400.00'	242.18'	174.83'	34° 41' 21"
2	643.00'	288.42'	141.21'	25° 47' 23"
3	489.00'	274.81'	141.05'	32° 14' 31"

LOT LINE CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	DELTA
6	11349.16'	277.55'	138.77'	01° 24' 04"
7	11358.16'	170.74'	85.37'	00° 51' 40"



Sheet 3 of 3-08

DATE: 12-17-11
 DRAWN BY: [Name]
 CHECKED BY: [Name]