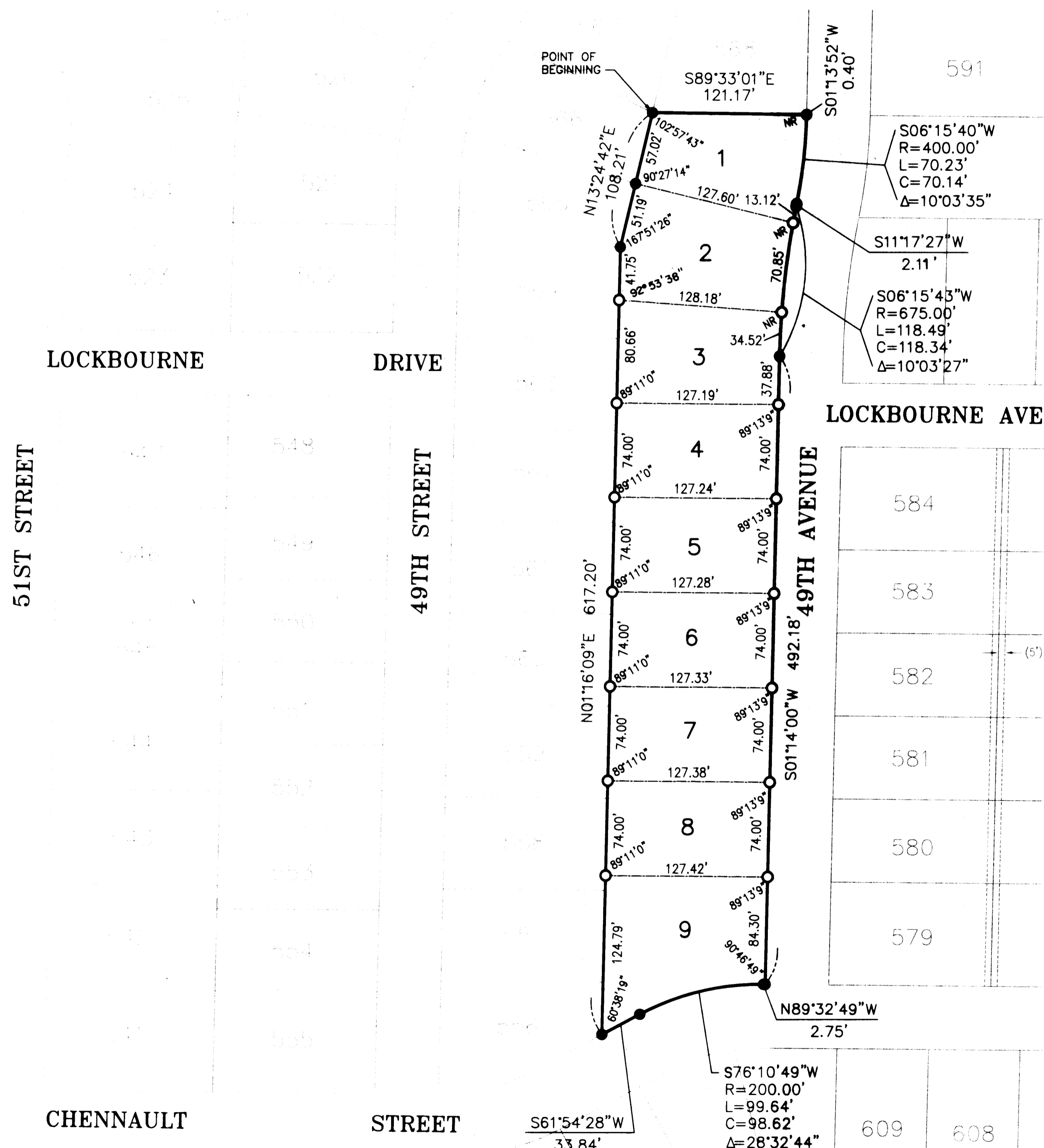


LAKEWOOD VILLAGES REPLAT 15

LOTS 1-9, LAKEWOOD VILLAGES REPLAT 15, BEING A REPLAT OF LOTS 569-578, OF LAKEWOOD VILLAGES, LOCATED IN SECTION 6, TOWNSHIP 13 NORTH, RANGE 13 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.



LEGEND

○ - SET 5/8" X 24" REBAR WITH YELLOW PLASTIC CAP #488

● - FOUND PIN - 5/8" X 24" REBAR

LOT #	AREA (SF)
1.	8,914
2.	10,579
3.	9,743
4.	9,414
5.	9,417
6.	9,421
7.	9,424
8.	9,428
9.	12,445

NOTES

- ALL DISTANCES ARE SHOWN IN DECIMAL FEET.
- ALL DISTANCES SHOWN ALONG CURVES ARE ARC DISTANCES NOT CHORD DISTANCES.
- ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
- ALL SIDE LOT LINES ON CURVED STREETS ARE RADIAL UNLESS OTHERWISE NOTED (NR).
- DISTANCES AND ANGLES SHOWN IN PARENTHESES REFER TO EASEMENTS.

LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION HEREIN AND THAT PERMANENT MONUMENTS HAVE BEEN PLACED ON THE BOUNDARY OF THE PLAT AND AT ALL CORNERS, ANGLE POINTS AND AT ALL ENDS OF CURVES ON ALL LOTS AND STREETS IN THE SUBDIVISION HERETO KNOWN AS LAKEWOOD VILLAGES REPLAT 15 (LOTS 1 THROUGH 9 INCLUSIVE) BEING A REPLAT OF LOTS 569-578 INCLUSIVE, LAKEWOOD VILLAGES, LOCATED IN SECTION 6, TOWNSHIP 13 NORTH, RANGE 13 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 568 IN SAID LAKEWOOD VILLAGES; THENCE ALONG THE SOUTH LINE OF SAID LOT 568, SOUTH 89°33'01" EAST, 121.17 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF 49TH AVENUE; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE, SOUTH 01°13'52"W, 0.40 FEET TO THE BEGINNING OF A CURVE, CONCAVE WESTERLY, HAVING A RADIUS OF 400.00 FEET; THENCE SOUTHERLY ALONG SAID RIGHT-OF-WAY LINE AND ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°03'35", 70.23 FEET; THENCE CONTINUING ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 11°17'27" WEST, 2.11 FEET TO THE BEGINNING OF A CURVE, CONCAVE EASTERLY, HAVING A RADIUS OF 675.00 FEET; THENCE SOUTHERLY ALONG SAID WESTERLY RIGHT-OF-WAY LINE AND ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°03'27", 118.49 FEET; THENCE CONTINUING ALONG SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 01°14'00" WEST, 492.18 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF CHENNAULT STREET; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE, NORTH 89°32'49" WEST, 2.75 FEET TO THE BEGINNING OF A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 200.00 FEET; THENCE WESTERLY ALONG SAID NORTH RIGHT-OF-WAY LINE AND ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°32'44", 99.64 FEET; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE, SOUTH 61°54'28" WEST, 33.84 FEET TO THE SOUTHEAST CORNER OF LOT 556 IN SAID LAKEWOOD VILLAGES; THENCE ALONG THE EAST LINE OF LOTS 556 THROUGH 564 IN SAID LAKEWOOD VILLAGES, NORTH 01°16'09" EAST, 617.20 FEET TO THE NORTHEAST CORNER OF SAID LOT 564; THENCE ALONG THE SOUTHEAST LINE OF LOTS 565 AND 566 IN SAID LAKEWOOD VILLAGES, NORTH 13°24'42" EAST, 108.21 FEET TO THE POINT OF BEGINNING. CONTAINS 88,785 SQ. FT. (2.04 ACRES) MORE OR LESS.



I HEREBY CERTIFY THAT THIS SURVEY DOCUMENT 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.

SIGNED: Melvin G. Samples DATE: 1-11-06

MELVIN G. SAMPLES L.S. REG. NO. 486

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, DODGE-LOTS JOINT VENTURE, A NEBRASKA JOINT VENTURE, LOTS, INC., A NEBRASKA CORPORATION AND DODGE LAND CO., A NEBRASKA CORPORATION, OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS TO BE NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS LAKEWOOD VILLAGES REPLAT 15, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT. WE GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, ONEST COMMUNICATIONS AND TO ANY COMPANY WHICH HAS BEEN GRANTED A FRANCHISE BY THE CITY OF BELLEVUE, NEBRASKA TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, WIRES, CROSSARMS, 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 THE RECEPTION THEREON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5') FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LOT LINES AND AN EIGHT (8') FOOT WIDE STRIP OF LAND ADJOINING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS; WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE METROPOLITAN UTILITIES DISTRICT OF OMAHA, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, INSTALL, OPERATE, MAINTAIN, REPAIR AND RENEW PIPELINES, HYDRANTS, AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER ON, THROUGH, UNDER, AND ACROSS A FIVE (5') WIDE STRIP OF LAND ABUTTING ALL STREETS, AVENUES AND CIRCLES, WHETHER PUBLIC OR PRIVATE, NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS, SHALL BE PLACED ON THE ABOVE-DESCRIBED 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.

OWNERS:

DODGE-LOTS JOINT VENTURE, A NEBRASKA JOINT VENTURE

BY: DODGE LAND CO., A NEBRASKA CORPORATION, AND ONE OF TWO MEMBERS OF THE JOINT VENTURE

W.L. MORRISON, JR., PRESIDENT

BY: LOTS, INC., A NEBRASKA CORPORATION, AND ONE OF TWO MEMBERS OF THE JOINT VENTURE

W.L. MORRISON, JR., PRESIDENT

COUNTER LM CE
VERIFY LM DE
PROOF LM DE
FEES \$ 24.50
CHECK# _____
CASH _____
REFUND _____
SHORT _____

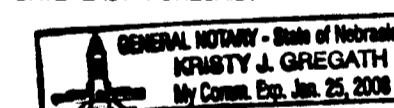
ACKNOWLEDGMENTS OF NOTARIES

STATE OF NEBRASKA)
COUNTY OF DOUGLAS)

ON THIS 11th DAY OF January, 2006, A.D. BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED FOR SAID COUNTY, APPEARED W.L. MORRISON, JR., WHO IS PERSONALLY KNOWN TO ME AND WHOSE NAME IS AFFIXED TO THE ABOVE INSTRUMENT AS PRESIDENT OF DODGE LAND CO., A NEBRASKA CORPORATION AND ONE OF TWO MEMBERS OF THE JOINT VENTURE AND PRESIDENT OF LOTS, INC., A NEBRASKA CORPORATION AND ONE OF TWO MEMBERS OF DODGE-LOTS JOINT VENTURE, A NEBRASKA JOINT VENTURE AND ACKNOWLEDGED THAT HE EXECUTED AS THE VOLUNTARY ACT AND DEED OF SUCH CORPORATION AND THE JOINT VENTURE.

WITNESS MY HAND AND OFFICIAL SEAL THE DATE LAST FORESAID.

Kristy J. Grogan
NOTARY PUBLIC



APPROVAL OF SARPY COUNTY SURVEYOR

I HEREBY APPROVE THIS PLAT OF LAKEWOOD VILLAGES REPLAT 15 (LOTS 1-9 INCLUSIVE), THIS 11th DAY OF January, 2006.

APPROVAL OF PLANNING DIRECTOR

I HEREBY APPROVE THIS PLAT OF LAKEWOOD VILLAGES REPLAT 15 (LOTS 1-9 INCLUSIVE), THIS 11th DAY OF January, 2006.

Thomas A. Lynam
PLANNING DIRECTOR
APPROVAL OF PLAT BECOMES NULL AND VOID IF NOT RECORDED WITHIN 90 DAYS OF ABOVE DATE

APPROVAL OF PUBLIC WORKS DIRECTOR

I HEREBY APPROVE THIS PLAT OF LAKEWOOD VILLAGES REPLAT 15 (LOTS 1-9 INCLUSIVE), THIS 11th DAY OF January, 2006.

John H. H.
PUBLIC WORKS DIRECTOR

APPROVAL OF CITY ENGINEER

I HEREBY APPROVE THIS PLAT OF LAKEWOOD VILLAGES REPLAT 15 (LOTS 1-9 INCLUSIVE), THIS 11th DAY OF January, 2006.

David J. H.
CITY ENGINEER

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 EMBRACED IN THIS PLAT, AS SHOWN BY THE RECORDS OF THIS OFFICE, THIS 11th DAY OF January, 2006.



Redmond J. H.
SARPY COUNTY TREASURER

TAXES ASSESSED AND LEVIED FOR CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURER'S CERTIFICATION IS ONLY VALID UNTIL DECEMBER 31st OF THIS YEAR.

This drawing is being made by the undersigned in accordance with the provisions of the Nebraska Engineering and Surveying Act, Chapter 48, Nebraska Revised Statutes, and the undersigned hereby certifies that he is a duly licensed Professional Engineer or Professional Land Surveyor in the State of Nebraska.

hgm
ASSOCIATES INC.
ENGINEERING ARCHITECTURE SURVEYING
council bluffs iowa

JLB
drawn
CHK
checked
MCS
approved
JAN '06
date
revision

project LAKEWOOD VILLAGES REPLAT 15
client N.P. DODGE
sheet **FINAL PLAT**

project no. 71735
sheet 1 OF 1