

LESOING 2ND ADDITION FINAL PLAT

Inst # 2021015709 Mon Mar 15 09:02:55 CDT 2021
 Filing Fee \$ 352.00
 Lancaster County, NE Assessor/Registrar of Deeds Office
 Plat # 2
 Pages 2

5925

NO
LESOING 2

SURVEYORS CERTIFICATE

I hereby certify that I have caused to be surveyed the Subdivision to be known as "Lesoing 2nd Addition", of a 20.01 acre tract of land located in a portion of Lot 2, Lesoing Addition in the South half of the Southeast Quarter of Section 31, Township 8 North, Range 7 East, of the 6th P.M., Lancaster County, Nebraska, and more particularly described as follows:

Referring to the Southwest corner of Lot 1, Lesoing Addition, said point being located on the Northernly 33.00' Right-of-Way line of Stagecoach Road, thence in an Westerly direction on the Northernly 33.00' Right-of-Way line of Stagecoach Road and on the Southernly line of said Lot 2 and on an assumed bearing of N 89°46'21" W, for a distance of 477.47' to the POINT OF BEGINNING;

Thence N 00°38'58" E, for a distance of 1283.06' to a point on the North line of said Lot 2, said point also being located on the North line of the South half of the Southeast Quarter of said Section 31;

Thence N 89°59'57" W on the North line of said Lot 2 and on the North line of the South half of the Southeast Quarter of said Section 31, for a distance of 680.10';

Thence S 00°38'58" W, for a distance of 1280.37' to a point on the South line of said Lot 2, said point also being located on the Northernly 33.00' Right-of-Way line of Stagecoach Road;

Thence S 89°46'21" E on the South line of said Lot 2 and on the Northernly 33.00' Right-of-Way line of Stagecoach Road, for a distance of 680.08' to the POINT OF BEGINNING and containing a calculated area of 20.01 acres, more or less.

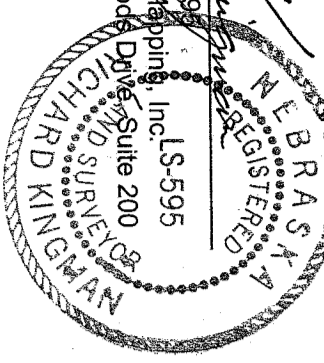
Subject to any and all easements, reservations, restrictions and conveyances of record.

Permanent monuments have been placed at all lot corners, street intersections, points of curvature, centerline points of tangency, and at all other points required by the Lancaster County, Nebraska, Land Subdivision Resolution.

All dimensions are chord measurements unless shown otherwise, and are in feet or decimals of a foot.

Signed this 12th day of March, 2021.

Richard Kingman
 Registered Professional Surveyor
 Richard Kingman #59
 Allied Surveying & Mapping, Inc. LS-595
 8535 Executive Woods Drive, Suite 200
 Lincoln, NE 68512
 Ph. (402)434-2686



PLANNING DIRECTOR'S APPROVAL

The Planning Director, Section 3.16 of the Lancaster County Land Subdivision Regulations, hereby approves this Final Plat.

Stephanie L. ...
 Planning Director Date MARCH 15, 2021

DEDICATION

The foregoing plat, known as Lesoing 2nd Addition, as described in the surveyor's certificate is made with the free consent and in accordance with the desires of the undersigned, the sole owner(s), and the easements shown thereon are hereby granted in perpetuity to LANCASTER COUNTY, NEBRASKA, a municipal corporation; Windstream Nebraska, Inc.; Time Warner Cable Midwest, LLC; Black Hills Energy; and Norris Public Power District; their successors, assigns and permittees; to allow entry for the purpose of construction, reconstruction, repair, operation and maintenance of wires, cables, conduits, fixtures, poles, towers, pipes, and equipment for the distribution of electricity and gas; telephone and cable television; wastewater collectors; storm drains; water mains and all appurtenances thereto, over, upon, or under the easements as shown on the foregoing plat.

The construction or location of any building or structure, excluding fences, over, upon, or under any easement shown thereon shall be prohibited.

Lancaster County, Nebraska, its successors, assigns, and permittees are hereby held harmless for the cost of replacement or damage to any improvement or vegetation over, upon, or under any easement shown thereon.

The right-of-way shown thereon is hereby dedicated to the public.

The public access, maintenance and utility easement shown hereon shall be for public access and the public is hereby granted the right of such use. All lots and outlots with access to this easement are hereby granted the right to maintain, repair, or rebuild the driveway within this access easement as necessary.

The right of direct vehicular access onto Stagecoach Road is hereby relinquished except at the 60' Public Access, Maintenance & Utility Easement.

The construction or location of fence or other improvement which obstructs drainage shall be prohibited over, upon, or under any drainage easement shown thereon.

WITNESS MY HAND:

Dean C. Lesoing
 Dean C. Lesoing, Husband

Teresa C. Lesoing
 Teresa C. Lesoing, Wife

ACKNOWLEDGMENT

STATE OF NEBRASKA)
 LANCASTER COUNTY) SS

On this 12th day of March, 2021, before me, the undersigned, a notary public, duly commissioned, qualified for and residing in said county, personally came Dean C. Lesoing & Teresa C. Lesoing, Husband and Wife, to me personally known to be the identical person whose name is affixed to the dedication of the foregoing plat and he acknowledged the same to be his voluntary act and deed and the voluntary act.

Jill D. Schuerman
 NOTARY PUBLIC
 GENERAL NOTARY - State of Nebraska
 JILL D. SCHUERMAN
 My Comm. Exp. September 9, 2023

My commission expires the 9th day of September, 2023.

