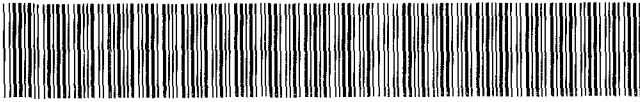


DEED 2011035642



APR 25 2011 11:11 P 11

Nebr Doc Stamp Tax
4-25-11
Date
\$ Ex-4
By JB

16⁰⁰
 Deed
 FEE _____ FB 01-60000 ^{new}
 BKP 6-15-10 ~~WAB~~ COMP _____
 48 DEL _____ SCAN _____ FV _____

Received - DIANE L. BATTIATO
 Register of Deeds, Douglas County, NE
 4/25/2011 11:11:13.53



2011035642

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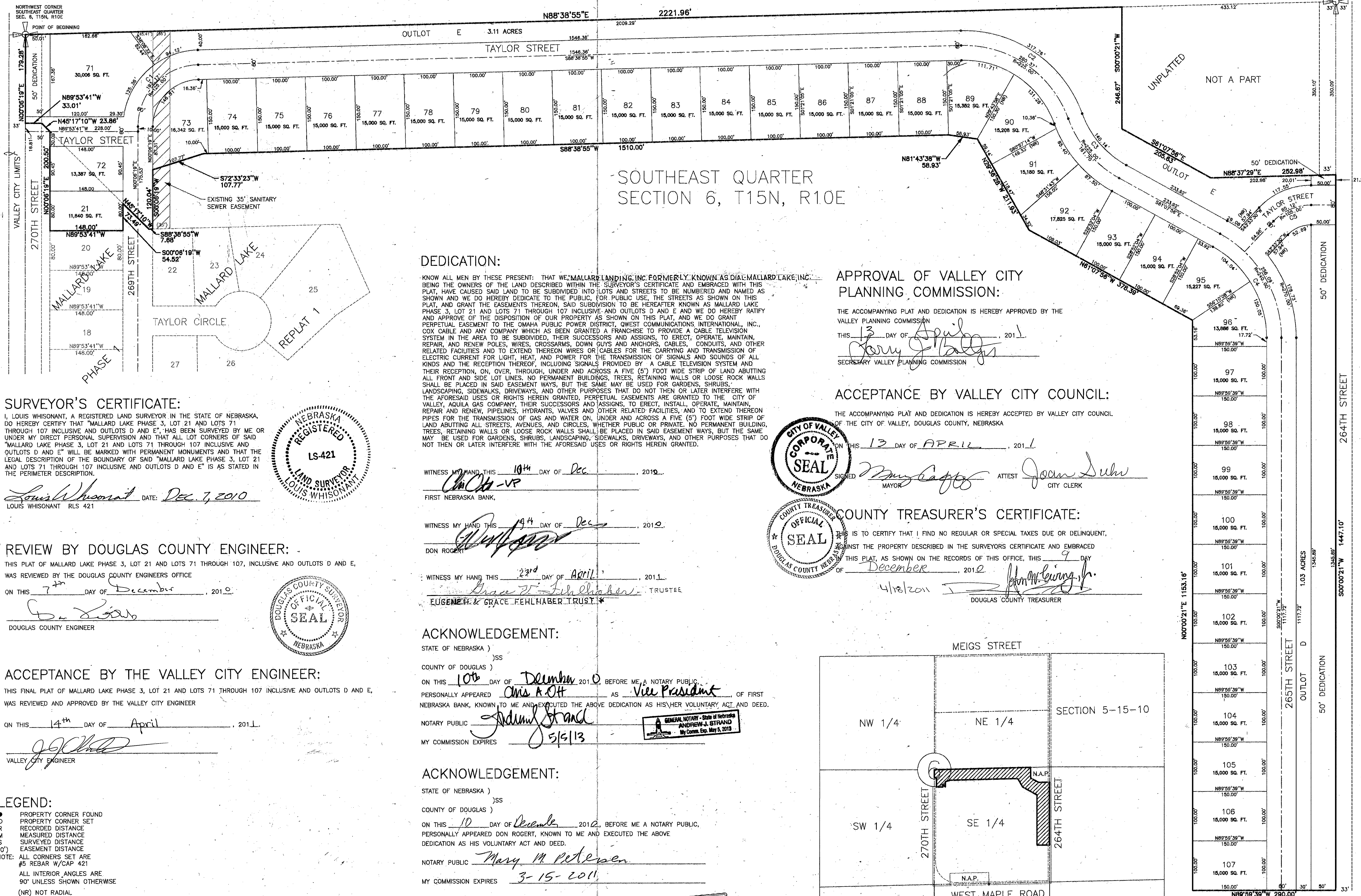
Return To: Design Engineering
9749 So 175th Circle
Omaha, NE 68136

Check Number

MALLARD LAKE PHASE 3

LOT 21 AND LOTS 71 THROUGH 107, INCLUSIVE AND OUTLOTS D AND E.
BEING A PLATTING OF A PART OF THE SOUTHEAST QUARTER OF SECTION 6, T 15 N, R 10 E
OF THE 6TH P.M., AND A REPLATTING OF LOT 21, MALLARD LAKE PHASE 1, CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA.

UNPLATTED



CENTERLINE CURVE DATA

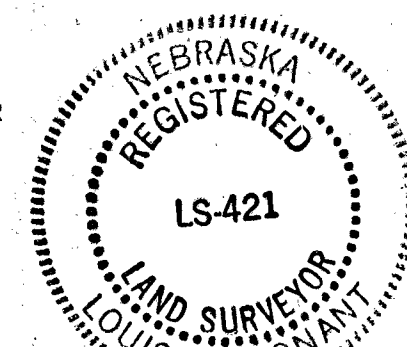
NUMBER	ARC=	R=	LC=	CHORD BEARING	DELTA=
C1	193.17	125.00	174.52	S44°22'37"W	88°32'36"
C2	280.37	225.00	262.58	N55°39'11"W	71°23'48"
C3	161.70	225.00	158.25	S40°32'36"E	41°10'39"
C4	256.09	240.00	244.12	N30°33'47"W	61°08'17"
C5	85.12	105.00	82.61	S66°46'55W	46°26'51"

LEGAL DESCRIPTION:

A parcel of land situate in the Southeast Quarter of Section 6, Township 15 North, Range 10 East of the 6th P.M. and a platting of Lot 21, Mallard Lake Phase 1, Douglas County, Nebraska, described as follows: Beginning at the Northwest corner of said Southeast Quarter; thence along the Northernly line of said Southeast Quarter, N88°38'55"E, 2221.96 feet; thence S00°00'21"W, 246.67 feet; thence S61°07'56"E, 205.63 feet; thence N88°37'29"E, 252.98 feet to a point on the Easternly line of said Southeast Quarter; thence along said Easternly line, S00°00'21"W, 1447.10 feet; thence N89°59'39"W, 290.00 feet; thence N00°00'21"E, 1153.18 feet; thence N81°07'56"W, 378.39 feet; thence N29°38'28"W, 211.93 feet; thence N81°43'38"W, 58.93 feet; thence S88°38'55"W, 1510.00 feet; thence S72°33'23"W, 107.77 feet; thence S00°06'19"W, 120.04 feet to a point on the northernly boundary line of said Mallard Lake Phase 1; thence along said northernly boundary line, N89°53'41"W, 33.01 feet to a point on the boundary of said Lot 21 of the following three (3) courses: 1.) S00°06'19"W, 54.52 feet; 2.) N89°53'41"W, 148.00 feet; 3.) N00°06'19"E, 200.50 feet to a point on said northernly boundary line; thence along said northernly boundary line, N45°17'10"W, 23.85 feet; thence continuing along said northernly boundary line, N89°53'41"W, 33.01 feet to a point on the westerly line of said Southeast Quarter; thence along said westerly line, N00°06'19"E, 179.28 feet to the Point of Beginning. Said described parcel of land contains and area of 25.37 acres more or less.

SURVEYOR'S CERTIFICATE:

I, LOUIS WHISONANT, A REGISTERED LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT "MALLARD LAKE PHASE 3, LOT 21 AND LOTS 71 THROUGH 107 INCLUSIVE AND OUTLOTS D AND E", HAS BEEN SURVEYED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT ALL LOT CORNERS OF SAID "MALLARD LAKE PHASE 3, LOT 21 AND LOTS 71 THROUGH 107 INCLUSIVE AND OUTLOTS D AND E" WILL BE MARKED WITH PERMANENT MONUMENTS AND THAT THE LEGAL DESCRIPTION OF THE BOUNDARY OF SAID "MALLARD LAKE PHASE 3, LOT 21 AND LOTS 71 THROUGH 107 INCLUSIVE AND OUTLOTS D AND E" IS AS STATED IN THE PERIMETER DESCRIPTION.



Louis Whisonant DATE: Dec. 7, 2010
LOUIS WHISONANT RLS 421

REVIEW BY DOUGLAS COUNTY ENGINEER:

THIS PLAT OF MALLARD LAKE PHASE 3, LOT 21 AND LOTS 71 THROUGH 107, INCLUSIVE AND OUTLOTS D AND E, WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEERS OFFICE ON THIS 7th DAY OF December, 2010.



Don Rogert
DOUGLAS COUNTY ENGINEER

ACCEPTANCE BY THE VALLEY CITY ENGINEER:

THIS FINAL PLAT OF MALLARD LAKE PHASE 3, LOT 21 AND LOTS 71 THROUGH 107, INCLUSIVE AND OUTLOTS D AND E, WAS REVIEWED AND APPROVED BY THE VALLEY CITY ENGINEER ON THIS 14th DAY OF April, 2011.

Jeff Chubb
VALLEY CITY ENGINEER

LEGEND:

- PROPERTY CORNER FOUND
- PROPERTY CORNER SET
- RECORDED DISTANCE
- MEASURED DISTANCE
- SURVEYED DISTANCE
- (0.0') EASEMENT DISTANCE
- NOTE: ALL CORNERS SET ARE #5 REBAR W/CAP 421
- ALL INTERIOR ANGLES ARE 90° UNLESS SHOWN OTHERWISE
- (NR) NOT RADIAL
- ⊕ SECTION CORNER FOUND
- ⊕ DOUGLAS COUNTY BRASS CAPS

NOTES:

- NO DIRECT ACCESS ONTO 264TH STREET OR 270TH STREET FROM ADJOINING LOTS WILL BE PERMITTED.
- ZONING R3 - PROPOSED & EXISTING BUILDING SETBACKS
FRONT YARD 20 FEET
SIDE YARD 5 FEET
REAR YARD 25 FEET

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS, THAT WE, MALLARD LANDING, INC. FORMERLY KNOWN AS DIALE MALLARD LAKE, INC. BEING THE OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITH THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS AND STREETS, TO BE NUMBERED AND NAMED AS SHOWN AND WE DO HEREBY DEDICATE TO THE PUBLIC, FOR PUBLIC USE, THE STREETS AS SHOWN ON THIS PLAT, AND GRANT THE EASEMENTS THEREON, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS MALLARD LAKE PHASE 3, LOT 21 AND LOTS 71 THROUGH 107 INCLUSIVE AND OUTLOTS D AND E AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND WE DO GRANT PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, WEST COMMUNICATIONS INTERNATIONAL, INC., COX CABLE AND ANY COMPANY WHICH AS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSARMS, DOWN GUYS AND ANCHORS, 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 AND THE RECEPTION THEREOF, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE LOT LINES, NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREBY GRANTED. PERPETUAL EASEMENTS ARE GRANTED TO THE CITY OF VALLEY, AQUILA GAS COMPANY, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, INSTALL, OPERATE, MAINTAIN, REPAIR AND RENEW, PIPELINES, HYDRANTS, VALVES AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER ON, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL STREETS, AVENUES, AND CIRCLES, WHETHER PUBLIC OR PRIVATE, NO PERMANENT BUILDING, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREBY GRANTED.

WITNESS MY HAND THIS 10th DAY OF Dec, 2010.
Chris V-P
FIRST NEBRASKA BANK.

WITNESS MY HAND THIS 9th DAY OF Dec, 2010.
Don Rogert
DON ROBERT

WITNESS MY HAND THIS 23rd DAY OF April, 2011.
Eugene & Grace Feilhaber
EUGENE & GRACE FEILHABER TRUST

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
)SS
COUNTY OF DOUGLAS)
ON THIS 10th DAY OF December, 2010, BEFORE ME A NOTARY PUBLIC,
PERSONALLY APPEARED Chris V-P AS Vice President OF FIRST
NEBRASKA BANK, KNOWN TO ME AND EXECUTED THE ABOVE DEDICATION AS HIS/HER VOLUNTARY ACT AND DEED.
NOTARY PUBLIC *Stephanie R. Henson*
MY COMMISSION EXPIRES 5/5/13

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
)SS
COUNTY OF DOUGLAS)
ON THIS 10 DAY OF December, 2010, BEFORE ME A NOTARY PUBLIC,
PERSONALLY APPEARED DON ROBERT, KNOWN TO ME AND EXECUTED THE ABOVE
DEDICATION AS HIS VOLUNTARY ACT AND DEED.
NOTARY PUBLIC *Mary M. Petersen*
MY COMMISSION EXPIRES 3-15-2011

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
)SS
COUNTY OF DOUGLAS)
ON THIS 23 DAY OF April, 2011, BEFORE ME A NOTARY PUBLIC,
PERSONALLY APPEARED GRACE FEILHABER, KNOWN TO ME AND EXECUTED THE ABOVE
DEDICATION AS HER VOLUNTARY ACT AND DEED.
NOTARY PUBLIC *Mary M. Petersen*
MY COMMISSION EXPIRES 3-15-2011

APPROVAL OF VALLEY CITY PLANNING COMMISSION:

THE ACCOMPANYING PLAT AND DEDICATION IS HEREBY APPROVED BY THE VALLEY PLANNING COMMISSION
THIS 13 DAY OF April, 2011.
Jerry J. Balguy
SECRETARY VALLEY PLANNING COMMISSION

ACCEPTANCE BY VALLEY CITY COUNCIL:

THE ACCOMPANYING PLAT AND DEDICATION IS HEREBY ACCEPTED BY VALLEY CITY COUNCIL OF THE CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA ON THIS 13 DAY OF APRIL, 2011.

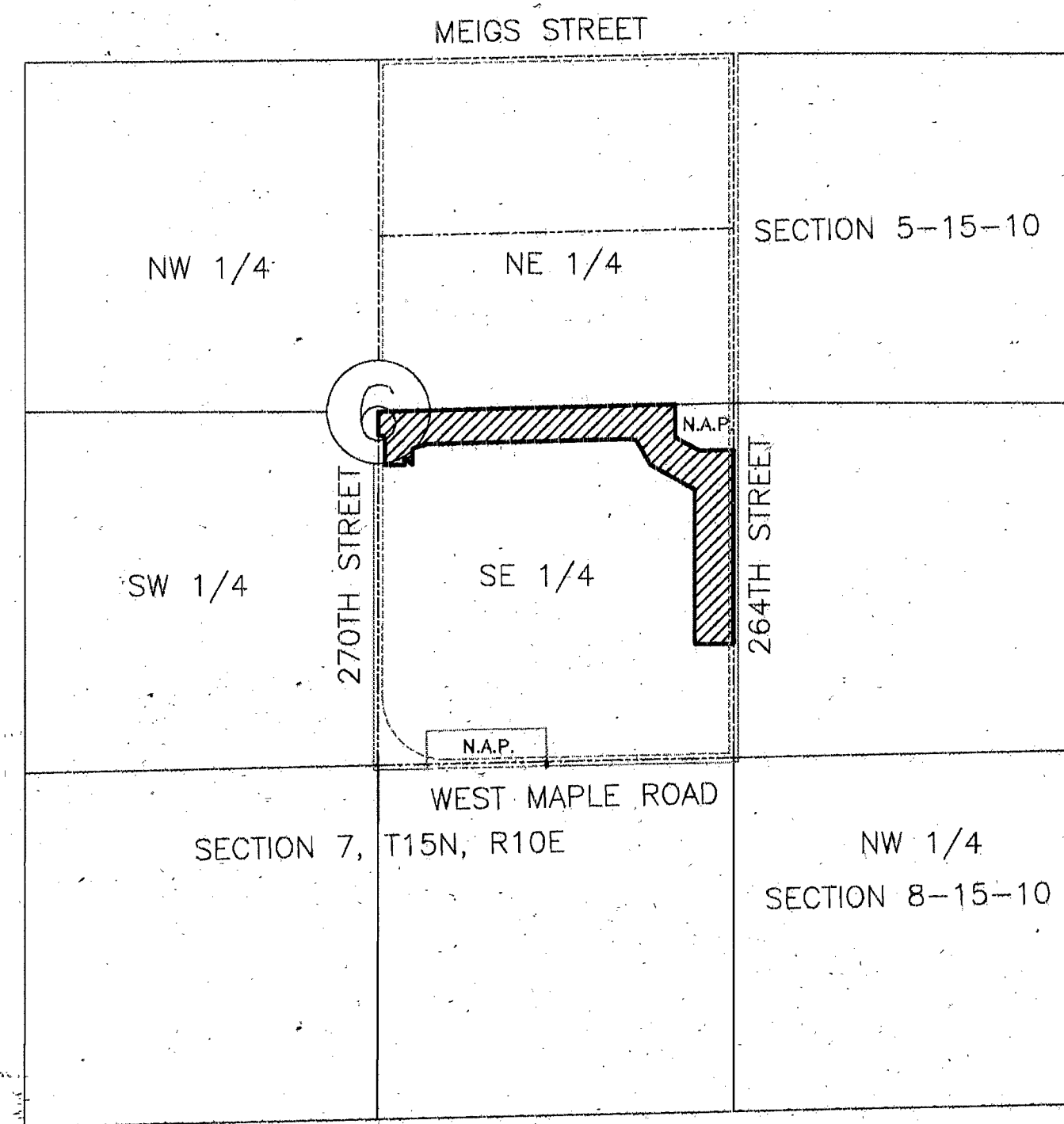


SIGNED Mary Caffey ATTEST Joan Suhn
MAYOR CITY CLERK



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 ON THE RECORDS OF THIS OFFICE, THIS 9 DAY OF December, 2010.
John A. Wilson
DOUGLAS COUNTY TREASURER



VICINITY MAP

WITNESS MY HAND THIS 9th DAY OF December, 2010.
Mark F. Day
MARK F. DAY PRESIDENT OF MALLARD LANDING INC.

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
)SS
COUNTY OF DOUGLAS)
ON THIS 9th DAY OF December, 2010, BEFORE ME A NOTARY PUBLIC,
PERSONALLY APPEARED MARK F. DAY AS PRESIDENT OF MALLARD LANDING INC.
KNOWN TO ME AND EXECUTED THE ABOVE DEDICATION AS HIS VOLUNTARY ACT AND DEED.
NOTARY PUBLIC *Stephanie R. Henson*
MY COMMISSION EXPIRES Feb. 4, 2014