

BK 1390 PG 543-545

REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

2001 JUL 19 PM 2:41



MISC 2001 10768

RECORD

**THIS PAGE INCLUDED FOR INDEXING  
PAGE DOWN FOR BALANCE OF INSTRUMENT**

MISC

3

FEE 16.50 FB 01-60000-OLD

3

BK 13.16.12 CD COMP

DEL SCAN CL FV

*~*

*3864*

# ADMINISTRATIVE SUBDIVISION

## 'NORTH OMAHA AIRPORT ACRES REPLAT NO. 1'

LOTS 1 AND 2

CITY OF OMAHA  
DOUGLAS COUNTY, NEBRASKA

NW CORNER  
SECTION 13-16-12

POINT OF BEGINNING

105.00'

33.0'

5/8" REBAR

N00°08'03"V  
74.15' (A) 7

5/8" REBAR

72ND STREET

TOTAL CUR

L=70.18' (C)  
R=959.79'  
D=4°54'33"  
CL=N=768.0  
BR=N62°17'

**OWNERS' DEDICATION**

KNOW ALL PERSONS BY THESE PRESENT: That we Keith Edquist the undersigned owners of the property described hereon and embraced within this plat have caused said to be subdivided into lots as shown on this plat.

Owner

Owner

**ACKNOWLEDGMENT BY INDIVIDUAL:**

State Of Nebraska)

County of Douglas)

On this 23 day of MAY, 2001, Before me a Notary Public, duly qualified and commissioned in and for said County and State, personally appeared Keith Edquist who (are/Is) personally known to me to be the identical person(s) whose name(s) are affixed to foregoing instrument and acknowledged the signing of same to be their voluntary act and deed.

Notary Public

GENERAL NOTARY-State of Nebraska  
ROBERT M. DEMPSEY  
My Comm. Exp. Dec. 15, 2003

**COUNTY TREASURER'S CERTIFICATE**

This is to verify that I find no regular or special taxes due or delinquent against the property described in the legal description and as shown by the records of this office.

Date

**PLANNING DIRECTOR'S APPROVAL:**

Approved as a subdivision of not more than two (2) lots, parcels of tracts, with plat requirements waived per Section 7.08 Home Rule Charter of the City of Omaha, 1956. This subdivision approval is void unless plat is filed and recorded with the County Register of Deeds within thirty (30) days of this date.

Date

Planning Director

**LEGEND**

CORNERS FOUND ●

CORNERS SET, 5/8" REBAR ○

RECORD DIMENSION R

ACTUAL DIMENSION A

**LEGAL DESCRIPTION**

THAT PART OF THE NORTHWEST QUARTER OF THE TOWNSHIP 16 NORTH, RANGE 12 EAST OF THE 6TH DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF BEGINNING OF THE RIGHT-OF-WAY LINE OF THE ROADWAY WITH THE STREET WHICH IS 33.00 FEET SOUTH AND 105.00 EAST OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER (ASSUMED BEARING) FOR 818.11 FEET (809 FEET RIGHT-OF-WAY LINE TO THE MONUMENT) NORTHEAST CORNER OF THE PARCEL AND THE MONUMENT N00°04'29"E FOR 546.42 FEET (S00°18'43"E, 543.05 FEET TO THE SOUTH EAST CORNER OF THE PARCEL AND THE MONUMENT) THENCE N55°59'11"W FOR 177.84 FEET (175 FEET TO THE MONUMENT) ALONG SAID NORTH RIGHT-OF-WAY LINE THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE THENCE WITH A CIRCULAR CURVE OF RADIUS OF 2959.79 FEET AND A LONG CHORD BEARING (N61°09'49"W, 768.26 FEET=DEED) FOR AN ARC LENGTH OF 74.15 FEET (72.22 FEET=DEED) (N61°09'49"W, 768.26 FEET=DEED) FOR AN ARC LENGTH OF 74.15 FEET (72.22 FEET=DEED) ALONG SAID NORTH RIGHT-OF-WAY LINE TO 72ND STREET) THENCE N00°08'03"V FOR 74.15 FEET TO THE POINT OF BEGINNING. CONTAINS 5.398 ACRES.

**LAND SURVEYOR'S CERTIFICATE**

I hereby certify that this plat, map, survey or report was prepared under my personal supervision and that I am a duly registered land surveyor in the State of Nebraska.

Signature of Land Surveyor

Date 05/24/01 Reg. No. 365

3948

OF BEGINNING

# BENNINGTON ROAD

1/2" OPEN TOP PIN

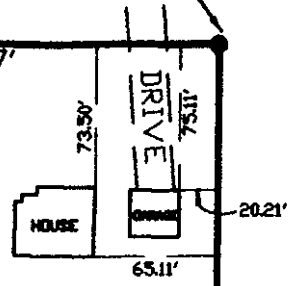
S89°58'12"E 818.11' (A) 818.09' (R)

REBAR 555.94'

262.17'

N00°08'03"W  
74.15' (A) 74.10' (R)

**LOT 1  
2.649 ACRES**



5/8" REBAR

L=629.69'  
R=2959.79'  
D=12°11'22"  
CLEN=628.50'  
BRG=N62°17'06"W

**LOT 2  
2.749 ACRES**

S00°05'58"E 366.16'

L=140.49'  
R=2959.79'  
D=02°43'11"  
CLEN=140.48'  
BRG=N54°49'50"W

S00°04'29"E 546.42' (A) 543.05' (R)

TOTAL CURVE

L=770.18' (A) 770.44' (R)  
R=2959.79'  
D=12°54'33"  
CLEN=768.01' (A) 768.26' (R)  
BRG=N62°17'06"W

STATE HIGHWAY NO. 36

5/8" REBAR

1/2" PINCHED TOP PIN

N55°59'11"W 177.84' (A)  
177.70' (R)

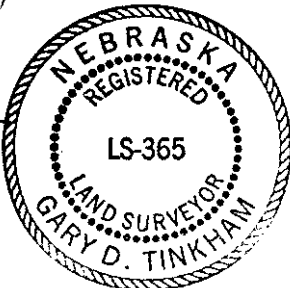


EAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13,  
12 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA,  
BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH  
ROADWAY WITH THE EAST RIGHT-OF-WAY LINE OF 72ND  
STREET SOUTH AND 105.00 EAST OF THE NORTHWEST CORNER OF  
THE NORTHWEST QUARTER IN SECTION 13; THENCE S89°58'12"E  
818.11 FEET (818.09 FEET-DEED) ALONG SAID SOUTH  
ROADWAY TO THE MONUMENTED NORTHEAST CORNER OF THE PARCEL; THENCE  
S00°18'48"E 543.05 FEET-DEED TO THE MONUMENTED  
NORTHWEST CORNER OF THE PARCEL AND THE NORTH RIGHT-OF-WAY LINE OF STATE  
HIGHWAY NO. 36 FOR 177.84 FEET (N56°12'33"W, 177.70 FEET-DEED)  
ALONG SAID RIGHT-OF-WAY LINE; THENCE ALONG A CURVE TO THE LEFT (HAVING A  
RADIUS OF 2959.79 FEET AND A LONG CHORD BEARING N62°17'06"W FOR 768.01 FEET-  
DEED) FOR AN ARC LENGTH OF 770.18 FEET (770.44 FEET-  
DEED) TO THE EAST RIGHT-OF-WAY LINE OF  
STATE HIGHWAY NO. 36 FOR 74.15 FEET (N00°17'33"W, 74.10 FEET-DEED)  
TO THE EAST RIGHT-OF-WAY LINE OF STATE HIGHWAY NO. 36.  
CONTAINS 5.398 (5.37 ACRES-DEED).

**SURVEYOR'S CERTIFICATE**

This map, survey or report was made by me or under my direct supervision as a duly Registered Land Surveyor under the laws of the State of Nebraska.

*[Handwritten signature]*  
GARY D. TINKHAM



**BOUNDARY SURVEY  
PART NW1/4 NW1/4 SECTION 13-16-12  
DOUGLAS COUNTY, NEBRASKA**

BOOK 00-13  
PAGE 29  
PROJECT NO. 010056  
DATE 04-10-01



**TINKHAM LAND SURVEYING**  
9988 NORTH 48TH STREET, SUITE 208, IRWIN, NE 68126  
TELEPHONE 402-451-8888