RAMBLEWOOD

LOTS 1 THROUGH 330

BEING A PLATTING OF PART OF THE SW¼ OF SECTION 1, T15N, R10E OF THE 6th P.M., DOUGLAS COUNTY, NEBRASKA.

NO.	Δ	D	R	T	L
1	139°00'00"	114°59'26"	50.01'	166.31'	181.37'
2	139°00'00"	8°11'13"	183.50'	335.45'	890.00'
3	139°00'00"	31°25'39"	183.50'	98.31'	167.51'
4	139°00'00"	5°46'52"	331.00'	99.00'	199.00'
5	139°00'00"	8°45'49"	331.00'	127.93'	300.00'
6	31°00'00"	14°59'44"	394.41'	314.45'	748.00'
7	139°00'00"	19°06'58"	331.00'	181.31'	344.00'
8	139°00'00"	4°56'30"	331.00'	382.33'	1288.76'
9	139°00'00"	4°43'28"	331.00'	407.99'	818.54'
10	80°00'00"	44°11'01"	149.84'	194.68'	330.00'
11	139°00'00"	27°46'55"	183.50'	97.83'	178.34'
12	80°00'00"	19°39'16"	113.10'	114.88'	196.88'
13	80°00'00"	21°48'26"	113.10'	127.27'	215.00'
14	80°00'00"	23°59'35"	113.10'	140.91'	236.36'
15	80°00'00"	8°36'00"	113.10'	169.91'	294.10'
16	80°00'00"	8°36'00"	150.00'	225.36'	390.10'
17	80°00'00"	8°36'00"	187.50'	281.70'	487.50'

Centerline Curve Data

NO.	Δ	D	R	T	L
17	80°00'00"	19°37'00"	94.25'	183.27'	196.00'
18	34°00'00"	24°47'54"	71.48'	110.21'	170.00'
19	139°00'00"	4°59'57"	344.00'	213.98'	417.00'
20	87°00'00"	24°47'00"	184.24'	249.67'	280.00'
21	139°00'00"	28°42'09"	183.50'	179.27'	344.00'
22	31°00'00"	14°07'14"	413.00'	178.96'	365.00'
23	139°00'00"	11°27'30"	344.00'	227.09'	439.00'

Note
Dimensions Shown On Curves Are Arc Distances And Chord Distances

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION HEREIN, AND THAT PERMANENT MARKERS HAVE BEEN PLACED AT ALL CORNERS ON THE BOUNDARY OF THIS PLAT AND THAT PERMANENT MARKERS WILL BE PLACED ON THE INTERIOR, SAID SUBDIVISION IS KNOWN AS RAMBLEWOOD, LOTS 1 THRU 330 INCLUSIVE, BEING A PLATTING OF PART OF THE SOUTHWEST ¼ OF SECTION 1 15N R10W OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA TO WIT:

THAT PART OF THE SOUTHWEST ¼ OF SECTION 1, 15N R10W OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH ¼ CORNER OF SAID SECTION 1, THENCE N 0°-26'-54" W (ASSUMED BEARING) ON THE EAST LINE OF SAID SOUTHWEST ¼, 33.00 FEET TO THE POINT OF BEGINNING; THENCE WEST ON A LINE 33.00 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST ¼, 1,321.10 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY ON A CURVE TO THE RIGHT, (RADIUS BEING 225.00 FEET, CHORD BEARING N 71°-34'-30" W) A CHORD DISTANCE OF 194.44 FEET AND AN ARC DISTANCE OF 200.42 FEET; THENCE N 46°-57'-54" W ON A LINE 33.00 FEET NORTHEASTERLY FROM THE CENTERLINE OF STATE HIGHWAY #64, 1,045.00 FEET; THENCE N 43°-02'-06" E, 1,140 FEET; THENCE N 46°-57'-54" W, 1,320.00 FEET; THENCE N 43°-02'-06" E, 1,320.00 FEET; THENCE N 46°-57'-54" W, 87.75 FEET TO A POINT ON THE WEST LINE OF SAID SOUTHWEST ¼; THENCE N 0°-26'-54" E ON THE WEST LINE OF SAID SOUTHWEST ¼, 1,277.77 FEET TO THE WEST ¼ CORNER OF SAID SECTION 1; THENCE N 89°-56'-51" E ON THE NORTH LINE OF SAID SOUTHWEST ¼, 2647.66 FEET TO THE CENTER OF SAID SECTION 1; THENCE S 0°-26'-54" E ON THE EAST LINE OF SAID SOUTHWEST ¼, 61.66 FEET TO THE POINT OF BEGINNING.

DATE Feb 12 1972 REGISTERED LAND SURVEYOR William P. Dorner REG. NO. 217

NEBRASKA REGISTERED L.S.—217 WILLIAM P. DORNER LAND SURVEYOR

KNOW ALL MEN BY THESE PRESENTS:
THAT CHARLES G. SMITH, TRUSTEE, CHARLES G. SMITH, OWNER, HAROLD A. CLAUSSEN & LEONA CLAUSSEN, HUSBAND & WIFE, DOROTHY M. McARDLE & HENRY F. McARDLE, WIFE & HUSBAND, LORETTA L. CHAMPENEY & WILLIAM B. CHAMPENEY, WIFE & HUSBAND, EVELYN JOHNSON, GEORGE THOMSEN, JR. & ROSELLA THOMSEN, HUSBAND & WIFE MORTGAGEES, BEING THE OWNERS AND MORTGAGEE HOLDERS RESPECTIVELY OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS AND STREETS, TO BE NUMBERED AND NAMED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS RAMBLEWOOD, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF THIS PROPERTY AS SHOWN ON THIS PLAT. WE DO FURTHER GRANT A PERPETUAL LICENSE IN FAVOR OF AND GRANTED TO THE OMAHA PUBLIC POWER DISTRICT AND THE NORTHWESTERN BELL TELEPHONE COMPANY, THEIR SUCCESSORS AND ASSIGNS, TO ERECT AND OPERATE, MAINTAIN, REPAIR AND RENEW CABLES, CONDUITS, AND POLES WITH THE NECESSARY SUPPORTS, SUSTAINING WIRES, CROSS-ARMS, GUYS AND ANCHORS, AND OTHER INSTRUMENTALITIES, AND TO EXTEND THEREON WIRES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER, AND FOR ALL TELEPHONE AND TELEPHONE AND MESSAGE SERVICE, OVER, UPON, OR UNDER A 5-FOOT STRIP OF LAND ADJOINING THE REAR AND SIDE BOUNDARY LINES OF SAID LOTS, SAID LICENSE BEING GRANTED FOR THE USE AND BENEFIT OF ALL PRESENT AND FUTURE OWNERS OF LOTS IN SAID SUBDIVISION, PROVIDED, HOWEVER, THAT SAID SIDE LOT LINE EASEMENT IS GRANTED UPON THE SPECIFIC CONDITION THAT IF BOTH SAID UTILITY COMPANIES FAIL TO CONSTRUCT POLES, WIRES OR CONDUITS ALONG ANY OF SAID SIDE LOT LINES WITHIN 36 MONTHS OF THE DATE HEREOF, OR IF ANY POLES, WIRES OR CONDUITS ARE CONSTRUCTED BY BOTH SAID UTILITY COMPANIES AND SUBSEQUENTLY REMOVED WITHOUT REPLACEMENT BY BOTH SAID UTILITY COMPANIES WITHIN 60 DAYS AFTER THEIR REMOVAL, THEN THIS SIDE LINE EASEMENT SHALL AUTOMATICALLY TERMINATE AND BECOME VOID AS TO SUCH UNUSED OR ABANDONED EASEMENT WAYS. 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 AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

Charles G. Smith, Trustee — Harold A. Claussen
Leona Claussen — Loretta L. Champeny
Evelyn Johnson — William B. Champeny
Dorothy M. McArdle — Rosella Thomsen
Henry F. McArdle — George Thomsen Jr.
Evelyn Johnson

ACKNOWLEDGEMENTS OF NOTARY

STATE OF NEBRASKA) SS COUNTY OF DOUGLAS)
ON THIS 13 DAY OF February, 1972, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED Harold A. Claussen & Leona Claussen, Dorothy M. McArdle & Henry F. McArdle, Loretta L. Champeny & William B. Champeny, Evelyn Johnson
TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED ABOVE, AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING DEDICATION TO BE THEIR VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL, IN OMAHA, NEBRASKA, THE DATE LAST AFORESAID.
MY COMMISSION EXPIRES ON January 16, 1974 NOTARY PUBLIC John H. Fullenkamp

STATE OF NEBRASKA) SS COUNTY OF DOUGLAS)
ON THIS 7 DAY OF March, 1972, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED Evelyn Johnson
WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED ABOVE, AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING DEDICATION TO BE THEIR VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL, IN OMAHA, NEBRASKA, THE DATE LAST AFORESAID.
MY COMMISSION EXPIRES ON January 16, 1974 NOTARY PUBLIC John H. Fullenkamp

STATE OF NEBRASKA) SS COUNTY OF DOUGLAS)
ON THIS 10 DAY OF March, 1972, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED Rosella Thomsen & George Thomsen Jr. and
WHO ARE PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED ABOVE, AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING DEDICATION TO BE THEIR VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL, IN OMAHA, NEBRASKA, THE DATE LAST AFORESAID.
MY COMMISSION EXPIRES ON January 16, 1974 NOTARY PUBLIC John H. Fullenkamp

STATE OF NEBRASKA) SS COUNTY OF DOUGLAS)
ON THIS 14th DAY OF March, 1972, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED Charles G. Smith
WHO IS PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSONS WHOSE NAME IS AFFIXED ABOVE, AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING DEDICATION TO BE THEIR VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL, IN OMAHA, NEBRASKA, THE DATE LAST AFORESAID.
MY COMMISSION EXPIRES ON April 12, 1974 NOTARY PUBLIC Lenny L. Lee

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 6 DAY OF March, 1972.
DOUGLAS COUNTY TREASURER

APPROVAL OF VILLAGE PLANNING BOARD

THIS PLAT OF RAMBLEWOOD WAS APPROVED BY THE VILLAGE OF ELKHORN, NEBRASKA THIS 13 DAY OF March, 1972.
CHAIRMAN Gustav K. Rees

APPROVAL OF VILLAGE BOARD OF ELKHORN, NEBRASKA

THIS PLAT OF RAMBLEWOOD WAS APPROVED AND ACCEPTED BY THE VILLAGE BOARD OF ELKHORN, NEBRASKA THIS 20 DAY OF March, 1972.
CHAIRMAN Arthur Gatlock
VILLAGE CLERK Lillian M. Lingman

TMS

TEXAS REGISTERED LAND SURVEYOR

THOMPSON DREESSEN & DORNER
Consulting Engineers & Land Surveyors
10836 OLD MILL RD. OMAHA, NEBRASKA 68154
TELEPHONE 334-9866 AREA CODE 402

Ramblewood
Scale 1"=100'
Date 1-25-72
Drawn By: TD
Final Plat
Drawing No. MP N-88

30
7 June 72 12:28P
85.75