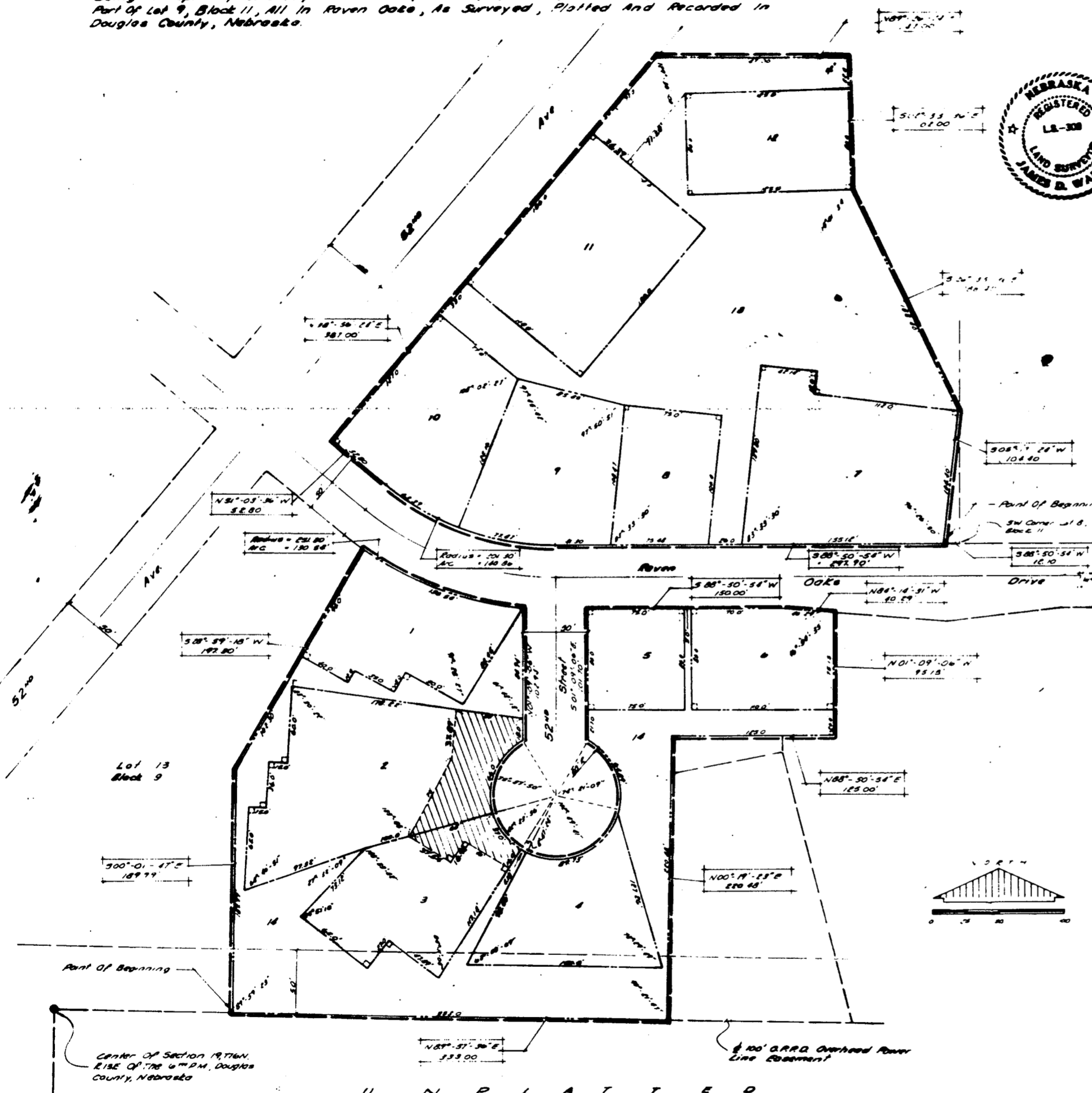


# RAVEN OAKS REPLAT NO. 1

Lots 1 Through 14, Inclusive

Being A Replat of Lots 14/18 and Part of Lots 16, 17, 18 & 19, Block 9, Together With Part of Lot 9, Block 11, All in Raven Oaks, As Surveyed, Platted and Recorded in Douglas County, Nebraska.



**SURVEYOR'S CERTIFICATE**

I, THE UNDERSIGNED REGISTERED LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION HEREIN, AND THAT PERMANENT MARKERS HAVE BEEN PLACED ON THE BOUNDARY AND THAT IRON PIPES WILL BE PLACED AT ALL CORNERS OF ALL LOTS, STREETS, ANGLE POINTS AND ENDS OF ALL CURVES IN RAVEN OAKS REPLAT NO. 1, LOTS 1 THROUGH 14, INCLUSIVE, BEING A REPLAT OF LOTS 14 & 15, AND PART OF LOTS 16, 17, 18 & 19, BLOCK 9, TOGETHER WITH PART OF LOT 9, BLOCK 11, ALL IN RAVEN OAKS, AS SURVEYED, PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1, BLOCK 9; THENCE N 89° 57' 36" E (ASSUMED BEARING) ON THE SOUTH LINE OF SAID LOTS 15 AND 16, BLOCK 9, 333.00 FEET; THENCE N 00° 00' 21" E, 220.44 FEET; THENCE N 88° 50' 34" E, 125.00 FEET; THENCE N 01° 09' 06" W, 95.15 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 19, BLOCK 9; THENCE N 84° 14' 31" W ON THE NORTH LINE OF SAID LOT 19, BLOCK 9, 40.29 FEET TO THE NORTHEAST CORNER OF SAID LOT 15, BLOCK 9; THENCE S 84° 50' 34" W ON THE NORTH LINE OF SAID LOT 15, BLOCK 9, 150.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 16, BLOCK 9; THENCE S 01° 09' 06" E ON THE WEST LINE OF SAID LOT 16, BLOCK 9, 101.70 FEET TO A POINT ON A CURVE; THENCE SOUTHWESTERLY ON A CURVE TO THE BEGINNING (RADIUS BEING 50.00 FEET, CHORD BEARING S 85° 50' 34" W, CHORD DISTANCE 70.00 FEET) AN ARC DISTANCE OF 261.50 FEET TO A POINT ON THE EAST LINE OF SAID LOT 14, BLOCK 9; THENCE N 01° 09' 06" W ON THE EAST LINE OF SAID LOT 14, BLOCK 9, 102.94 FEET TO THE NORTHEAST CORNER OF SAID LOT 10, BLOCK 9; THENCE NORTHWESTERLY ON THE NORTHEASTLY CURVED LINE OF SAID LOT 14, BLOCK 9 ON A CURVE TO THE RIGHT (RADIUS BEING 251.30 FEET, CHORD BEARING N 70° 31' 58" W, CHORD DISTANCE 129.00 FEET) AN ARC DISTANCE OF 130.34 FEET TO THE NORTHEAST CORNER OF SAID LOT 14, BLOCK 9; THENCE S 28° 59' 18" W ON THE WEST LINE OF SAID LOTS 14 & 15, BLOCK 9, 197.30 FEET; THENCE S 00° 01' 47" E ON THE WEST LINE OF SAID LOT 15, BLOCK 9, 169.99 FEET TO THE POINT OF BEGINNING, TOGETHER WITH THE FOLLOWING: COMMENCING AT THE SOUTHWEST CORNER OF LOT 9, BLOCK 11; THENCE S 84° 50' 34" W ON THE SOUTH LINE OF SAID LOT 9, BLOCK 11, 12.10 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S 84° 50' 34" W ON THE SOUTH LINE OF SAID LOT 9, BLOCK 11, 197.90 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY ON THE SOUTHWESTLY CURVED LINE OF SAID LOT 9, BLOCK 11 ON A CURVE TO THE RIGHT (RADIUS BEING 201.40 FEET, CHORD BEARING N 71° 06' 21" W, CHORD DISTANCE 148.00 FEET) AN ARC DISTANCE OF 140.86 FEET TO A POINT OF TANGENCY; THENCE N 71° 06' 21" W ON THE SOUTHWESTLY LINE OF SAID LOT 9, BLOCK 11, 52.80 FEET TO THE SOUTHWEST CORNER OF SAID LOT 9, BLOCK 11; THENCE N 34° 50' 24" E ON THE WESTERLY LINE OF SAID LOT 9, BLOCK 11, 197.00 FEET; THENCE N 89° 26' 24" E, 147.00 FEET; THENCE S 02° 33' 36" E, 102.00 FEET; THENCE S 26° 35' 10" E, 188.40 FEET; THENCE S 05° 17' 24" W, 104.40 FEET TO THE POINT OF BEGINNING.

DATE July 8, 1975

James S. Warner  
 REGISTERED LAND SURVEYOR

**ACKNOWLEDGMENT**

KNOW ALL MEN BY THESE PRESENTS: THAT WE, OAKBROOK, INC., A NEBRASKA CORPORATION, OWNERS; AND COMMERCIAL FEDERAL SAVINGS & LOAN ASSOCIATION, A NEBRASKA CORPORATION, MORTGAGE HOLDER; 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 RAVEN OAKS REPLAT NO. 1, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT.

OAKBROOK, INC. COMMERCIAL FEDERAL SAVINGS & LOAN ASSOCIATION

PRESIDENT [Signature] PRESIDENT [Signature]

SECRETARY [Signature] SECRETARY [Signature]

**ACKNOWLEDGMENT OF NOTARY**

STATE OF NEBRASKA) SS  
 COUNTY OF DOUGLAS) ON THIS 10 DAY OF July, 1975, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED [Signatures] AND [Signatures] BEING THE PRESIDENT AND SECRETARY RESPECTIVELY OF OAKBROOK, INC., A NEBRASKA CORPORATION, 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, AND THE VOLUNTARY ACT AND DEED OF SAID CORPORATION.

MY COMMISSION EXPIRES ON August 26, 1976 NOTARY PUBLIC [Signature]

**ACKNOWLEDGMENT OF NOTARY**

STATE OF NEBRASKA) SS  
 COUNTY OF DOUGLAS) ON THIS 10th DAY OF July, 1975, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED [Signatures] AND [Signature] OF COMMERCIAL FEDERAL SAVINGS & LOAN ASSOCIATION, A NEBRASKA CORPORATION, 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, AND THE VOLUNTARY ACT AND DEED OF SAID CORPORATION.

MY COMMISSION EXPIRES ON May 14, 1977 NOTARY PUBLIC [Signature]

**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 12 DAY OF July, 1975.

DEPUTY [Signature] DOUGLAS COUNTY TREASURER [Signature]

**APPROVAL OF CITY ENGINEER**

I HEREBY APPROVE THE PLAT OF RAVEN OAKS REPLAT NO. 1 ON THIS 23rd DAY OF July, 1975.

CITY ENGINEER [Signature]

**APPROVAL OF CITY PLANNING BOARD**

THIS PLAT OF RAVEN OAKS REPLAT NO. 1 WAS APPROVED BY THE CITY PLANNING BOARD OF THE CITY OF OMAHA ON 23rd DAY OF July, 1975.

CHAIRMAN [Signature]

**APPROVAL OF OMAHA CITY COUNCIL**

THIS PLAT OF RAVEN OAKS REPLAT NO. 1 WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF OMAHA THIS DAY OF 29-July, 1975.

MAYOR [Signature] PRESIDENT [Signature] CITY CLERK [Signature]

**APPROVAL BY DOUGLAS COUNTY SURVEYOR**

THIS PLAT OF RAVEN OAKS REPLAT NO. 1 WAS APPROVED AND ACCEPTED BY THE DOUGLAS COUNTY SURVEYOR'S OFFICE ON THIS 19 DAY OF August, 1975.

DOUGLAS COUNTY SURVEYOR [Signature]

**NOTE**  
 Dimensions Shown On Curves Are Arc Dimensions Not Chord Dimensions

**LEGEND**  
 Express & Egress Easement Area  
 Denotes 90° Angle

#23 ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA \$8.25  
 19th DAY OF August, 1975 AT 12:39 P.M. C. HAROLD OSTLER, REGISTER OF DEEDS

SCALE: 1" = 100'  
 DATE: 7-1-75  
 DRAWN BY: J.P.D.  
 CHECKED BY: J.P.D.  
 RAVEN OAKS REPLAT NO. 1  
 THOMPSON, DRESSEN & DORNER  
 SURVEYING ENGINEERS & LAND SURVEYORS  
 110 5-18