

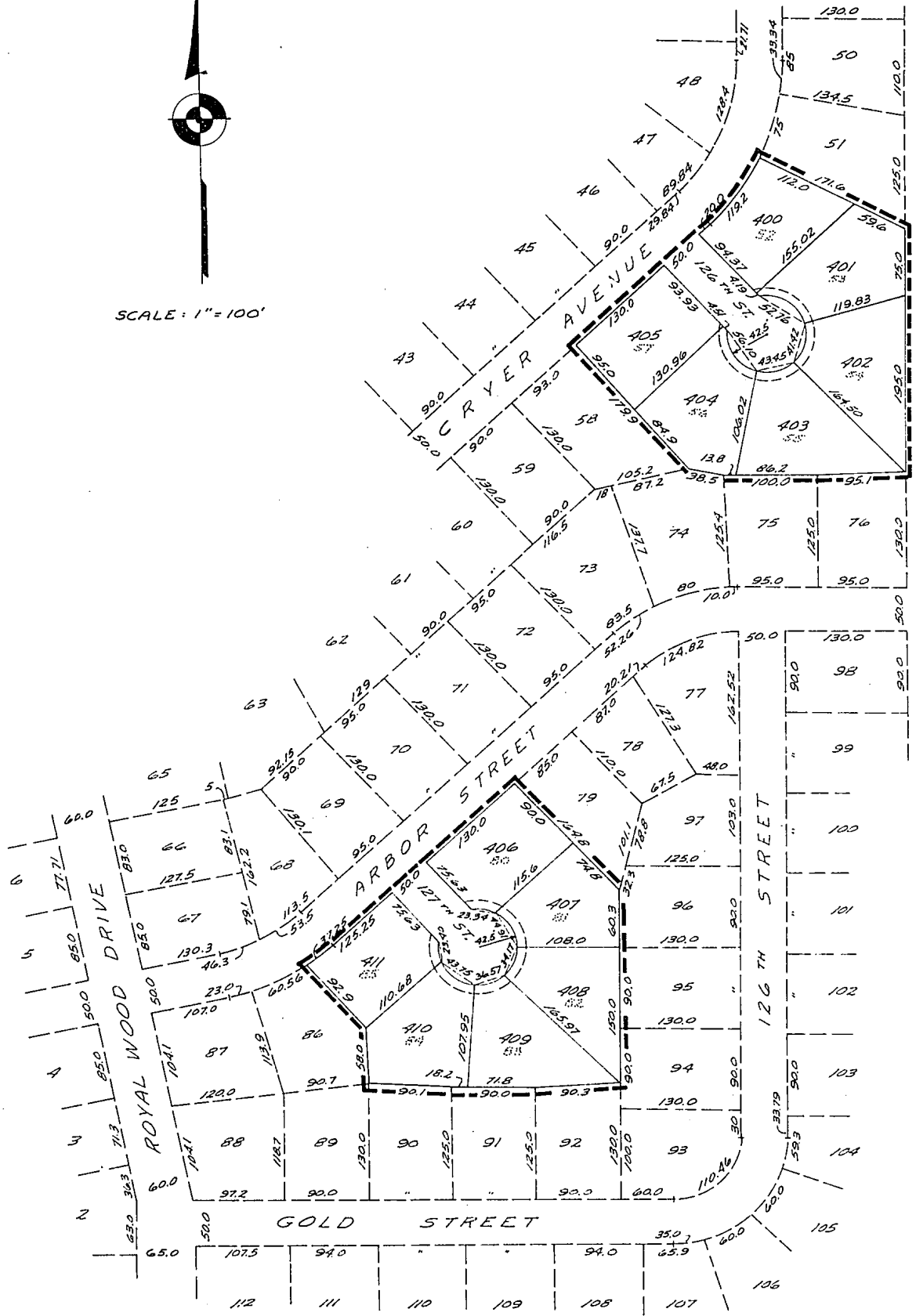
ROYAL WOOD ESTATES REPLAT

A REPLAT OF LOTS 52 THRU 57 AND LOTS 80 THRU 85 INCLUSIVE, ROYAL WOOD ESTATES, DOUGLAS COUNTY NEBRASKA

A SUBDIVISION LOCATED IN THE S.W. 1/4 OF SECTION 30, T-15-N, R-12-E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA (LOTS 400 THRU 411 INCLUSIVE)



SCALE: 1" = 100'



BEL AIR VILLAGE

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) s.s.

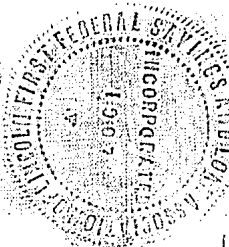
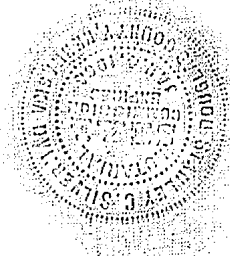
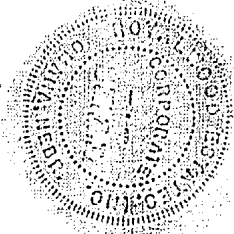
ON THIS 3RD DAY OF FEBRUARY A.D. 1962, BEFORE ME A NOTARY PUBLIC DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, CAME JOHN E. DEAN, VICE PRESIDENT, FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF THE LINCOLN, LINCOLN NEBRASKA, WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE DEDICATION OF THIS PLAT AND HE ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED AS SUCH OFFICER AND THE VOLUNTARY ACT AND DEED OF SAID ASSOCIATION AND THE SEAL OF SAID ASSOCIATION WAS THERE TO AFFIXED BY ITS AUTHORITY.

WITNESS MY HAND AND NOTARIAL SEAL AT OMAHA, NEBRASKA, IN SAID COUNTY THE DATE LAST AFORESAID.

Shirley A. Stunkel
NOTARY PUBLIC

MY COMMISSION EXPIRES ON THE 5TH DAY OF FEB A.D. 1965





DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT ROYAL WOOD ESTATES, INC., A NEBRASKA CORPORATION; (AND FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF LINCOLN, LINCOLN NEBRASKA, (MORTGAGEE)) MILLARD R. SELDIN, PRESIDENT, AND MILLARD R. SELDIN AND BEVERLY SELDIN, HUSBAND AND WIFE;

BEING SOLE OWNERS AND PROPRIETORS OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAS CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS, SAID SUBDIVISION TO BE KNOWN AS ROYAL WOOD ESTATES REPLAT, THE LOTS NUMBERED AS SHOWN AND HEREBY RATIFIES AND APPROVES OF THE DISPOSITION OF ITS PROPERTY AS SHOWN ON THIS PLAT, AND HEREBY DEDICATES TO THE PUBLIC FOR PUBLIC USE, THE STREETS SHOWN HEREIN.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS 8TH DAY OF January, A. D., 1962.

Millard R. Seldin
MILLARD R. SELDIN
Beverly Seldin
BEVERLY SELDIN

ROYAL WOOD ESTATES, INC.
BY: Millard R. Seldin
MILLARD R. SELDIN
Theodore M. Seldin
SECRETARY

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF LINCOLN
BY: John E. Dean
JOHN E. DEAN
Wm. J. Heibel
SECRETARY

ON THIS 8TH DAY OF January, A. D., 1962, BEFORE ME, A NOTARY PUBLIC DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, CAME MILLARD R. SELDIN AND BEVERLY SELDIN, HUSBAND AND WIFE, WHO ARE PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE DEDICATION OF THIS PLAT AND THEY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED, AND FURTHER CAME MILLARD R. SELDIN, PRESIDENT, ROYAL WOOD ESTATES, INC., A NEBRASKA CORPORATION WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE DEDICATION OF THIS PLAT AND HE ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED AS SUCH OFFICER AND THE VOLUNTARY ACT AND DEED OF SAID CORPORATION AND THE SEAL OF SAID CORPORATION WAS THERETO AFFIXED BY ITS AUTHORITY.

WITNESS MY HAND AND NOTARIAL SEAL AT OMAHA, NEBRASKA, IN SAID COUNTY, THE DATE LAST AFORESAID.

Stanley C. Silverman
NOTARY PUBLIC

MY COMMISSION EXPIRES ON THE 4TH DAY OF January A.D. 1964.

OMAHA CITY COUNCIL ACCEPTANCE

THIS PLAT OF ROYAL WOOD ESTATES REPLAT WAS APPROVED BY THE CITY COUNCIL OF OMAHA, ON THIS 27th DAY OF March A.D. 1962.

ATTEST: Mary J. Garrison
CITY CLERK
Wm. J. Heibel
PRESIDENT OF COUNCIL
James J. Dvorak
MAYOR

APPROVAL OF OMAHA CITY PLANNING BOARD

THIS PLAT OF ROYAL WOOD ESTATES REPLAT WAS APPROVED BY THE CITY PLANNING BOARD, ON THIS 14TH
DAY OF MARCH A.D. ~~1961~~ 1962

CHAIRMAN OF THE CITY PLANNING BOARD

APPROVAL OF CITY ENGINEER OF OMAHA

I HEREBY APPROVE OF THIS PLAT OF ROYAL WOOD ESTATES REPLAT, THIS 22nd DAY OF February-1962
A.D. 1961.

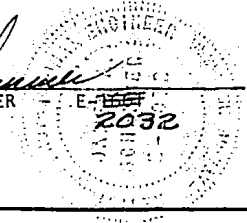
CITY ENGINEER

GRADING ACKNOWLEDGEMENT

I HEREBY CERTIFY THAT THE STREETS WITHIN ROYAL WOOD ESTATES REPLAT WERE GRADED THE FULL WIDTH OF THE
DEDICATED RIGHT-OF-WAY TO AN APPROVED GRADE OF THE CITY ENGINEER.

DATE: 12 JAN 62

REGISTERED ENGINEER - E-1554



SURVEYOR'S CERTIFICATE

NORTH PORTION:

I HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED AND STAKED WITH IRON PINS, ALL CORNERS OF ALL LOTS, STREETS, ANGLE POINTS AND ENDS OF ALL CURVES IN ROYALWOOD ESTATES REPLAT, A REPLAT OF LOTS 52 THROUGH 57, ROYALWOOD ESTATES A PLATTED AND RECORDED ADDITION IN DOUGLAS COUNTY, NEBRASKA, AND VACATED 126TH STREET ENCLOSED BY SAID LOTS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST WESTERLY CORNER OF LOT 57, ROYALWOOD ESTATES: THENCE, NORTHEASTERLY ALONG THE NORTHWEST LINES OF LOT 57 AND VACATED 126TH STREET AND LOT 52, ROYALWOOD ESTATES A DISTANCE OF 200 FEET TO A POINT OF CURVE; THENCE, ON A CURVE ON THE NORTHWEST SIDE OF LOT 52, ROYALWOOD ESTATES A DISTANCE OF 99.2 FEET; THENCE, SOUTHEASTERLY ALONG THE NORTHEAST SIDE OF LOTS 52 AND 53, ROYALWOOD ESTATES A DISTANCE OF 171.6 FEET; THENCE, SOUTHERLY ALONG THE EAST SIDE OF LOT 53 AND 54, ROYALWOOD ESTATES A DISTANCE OF 270 FEET; THENCE, WESTERLY ALONG THE NORTH LINE OF LOT 76, ROYALWOOD ESTATES A DISTANCE OF 95.1 FEET; THENCE, WESTERLY ALONG THE NORTH LINE OF LOT 75, ROYALWOOD ESTATES A DISTANCE OF 100 FEET; THENCE, NORTHWESTERLY ALONG THE NORTHEAST SIDE OF LOT 74, ROYALWOOD ESTATES A DISTANCE OF 38.5 FEET; THENCE, NORTHWESTERLY ALONG THE SOUTHWEST SIDE OF LOTS 56 AND 57 ROYALWOOD ESTATES A DISTANCE OF 179.9 FEET TO THE POINT OF BEGINNING.

GOLLEHON & SCHEMME, INC.

William A. Fell
 WILLIAM A. FELL - REGISTERED LAND SURVEYOR
 LS-125

SURVEYOR'S CERTIFICATE

SOUTH PORTION:

I HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED AND STAKED WITH IRON PINS, ALL CORNERS OF ALL LOTS, STREETS, ANGLE POINTS AND ENDS OF ALL CURVES IN ROYALWOOD ESTATES REPLAT, A REPLAT OF LOTS 80 THROUGH 85 ROYALWOOD ESTATES, A PLATTED AND RECORDED ADDITION IN DOUGLAS COUNTY, NEBRASKA AND VACATED 127TH STREET ENCLOSED BY SAID LOTS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHERNMOST CORNER OF LOT 80, ROYALWOOD ESTATES; THENCE, SOUTHEASTERLY ALONG THE NORTHEAST SIDES OF LOTS 80 AND 81, ROYALWOOD ESTATES A DISTANCE OF 164.8 FEET; THENCE, SOUTHERLY ALONG THE EAST LINE OF LOTS 81 AND 82, ROYALWOOD ESTATES A DISTANCE OF 210.3 FEET; THENCE, WESTERLY ALONG THE NORTHERLY LINE OF LOT 92, ROYALWOOD ESTATES A DISTANCE OF 90.3 FEET; THENCE, WESTERLY ALONG THE NORTHERLY LINE OF LOT 91, ROYALWOOD ESTATES A DISTANCE OF 90 FEET; THENCE, WESTERLY ALONG THE NORTH LINE OF LOT 90, ROYALWOOD ESTATES A DISTANCE OF 90.1 FEET; THENCE, NORTHERLY ALONG THE WEST LINE OF LOT 84, ROYALWOOD ESTATES A DISTANCE OF 58 FEET; THENCE, NORTHWESTERLY ALONG THE SOUTHWEST LINE OF LOT 85 A DISTANCE OF 92.9 FEET; THENCE, NORTHEASTERLY ALONG A CURVE ON THE NORTHERLY LINE OF LOT 85, ROYALWOOD ESTATES A DISTANCE OF 37.25 FEET; THENCE, NORTHEASTERLY ALONG THE NORTHWEST LINE OF LOT 85, VACATED 127TH STREET AND LOT 80, ROYALWOOD ESTATES A DISTANCE OF 26 8 FEET TO THE POINT OF BEGINNING.

GOLLEHON & SCHEMME, INC.

William A. Fell
 WILLIAM A. FELL - REGISTERED LAND SURVEYOR - LS-125

GOLLEHON & SCHEMME, INC.
 CONSULTING ENGINEERS
 4660 SOUTH 60TH AVENUE
 OMAHA, NEBRASKA

DESIGNED	CHECKED	DATE
DRAWN <i>L.T.S.</i>	DATE 11-29-61	
TRACED	DWG. NO.	
REVISIONS	DATE	

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.

DATE: Dec-10-1962

[Handwritten signature]

[Handwritten signature]
COUNTY TREASURER

DOUGLAS COUNTY
SURVEYOR'S OFFICE

[Handwritten signature]

SHEET

BOOK 1153 PAGE 148

346
5229

42
Deed

RECEIVED

1962 JUN 21 PM 4 11

THOMAS J O'CONNOR
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

6

THE STATE OF NEBRASKA }
Douglas County }
Entered in Numerical Index and filed
for Record in the office of the Register of
Deeds of said County and recorded in
Book 1153 of Deeds
Page 143

Thomas J O'Connor
Register of Deeds

By _____ Deputy

Surveyor

70/434
GPA PG 25
Fee 16