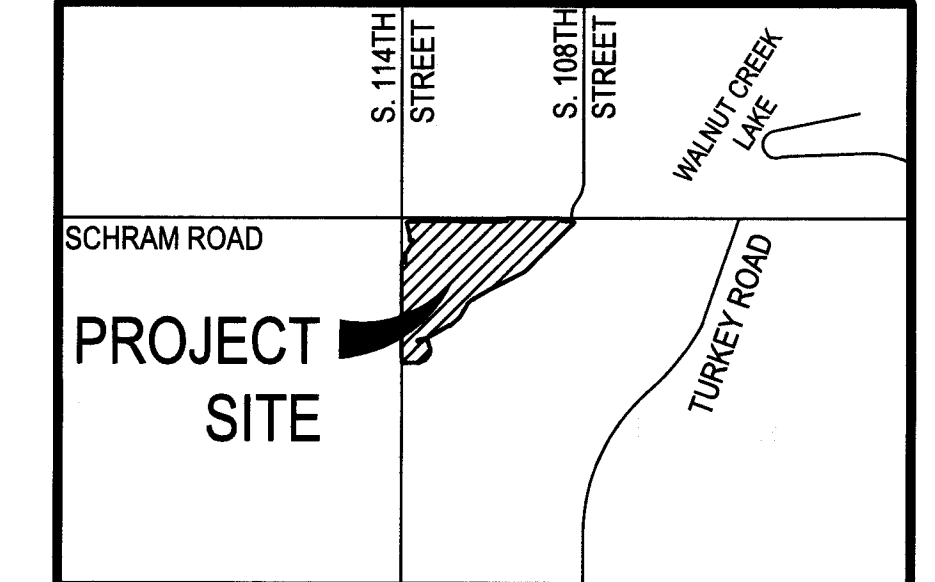


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VERIFY: [Signature]
PROOF: [Signature]
FEES: \$1,000.00
CHECK # [Number]
CASH: [Amount]
CREDIT: [Amount]
REFUND: [Amount]
SHORT: [Amount]

SUMTUR CROSSING

LOTS 1 THRU 124 & OUTLOTS "A" THRU "F" INCLUSIVE

A TRACT OF LAND BEING PART OF TAX LOTS 7 AND 8, TAX LOTS LOCATED IN PART OF THE NE1/4 OF THE NE1/4, PART OF THE SW1/4 OF THE NE1/4, PART OF THE NW1/4 OF THE NE1/4, ALL LOCATED IN SECTION 5, TOWNSHIP 13 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.



VICINITY MAP

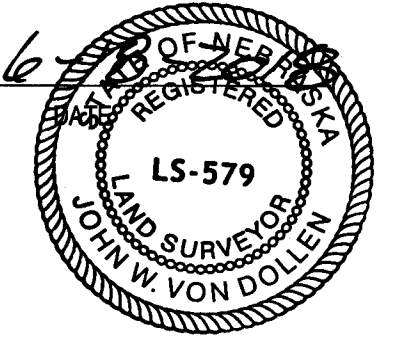
SURVEYORS CERTIFICATION

I HEREBY CERTIFY THAT I HAVE MADE A GROUND SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MONUMENTS HAVE BEEN PLACED ON THE BOUNDARY OF THE WITHIN PLAT AND STAKES AT ALL CORNERS OF ALL LOTS, STREETS AND ANGLE POINTS IN SUMTUR CROSSING (THE LOTS NUMBERED AS SHOWN), A TRACT OF LAND BEING PART OF TAX LOTS 7 AND 8, TAX LOTS LOCATED IN SECTION 5, TOWNSHIP 13 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID NE1/4 OF SECTION 5, THENCE N02°57'20"W (ASSUMED BEARING) ALONG THE WEST LINE OF SAID NE1/4 OF SECTION 5, A DISTANCE OF 708.55 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N02°57'20"W ALONG SAID WEST LINE OF THE NE1/4 OF SECTION 5, A DISTANCE OF 1355.42 FEET; THENCE N87°02'40"E, A DISTANCE OF 50.00 FEET TO EASTERLY RIGHT-OF-WAY LINE OF 114TH STREET; THENCE NORTHERLY ALONG SAID EASTERLY RIGHT-OF-WAY LINE OF 114TH STREET ON THE FOLLOWING NINE (9) DESCRIBED COURSES: (1) N02°57'20"W ON A LINE 50.00 FEET EAST OF AND PARALLEL WITH SAID WEST LINE OF NE1/4 OF SECTION 5, A DISTANCE OF 122.00 FEET; (2) THENCE N64°01'14"E, A DISTANCE OF 23.84 FEET; (3) THENCE N27°32'18"E, A DISTANCE OF 104.45 FEET; (4) THENCE N81°01'45"E, A DISTANCE OF 78.19 FEET; (5) THENCE S88°24'30"W, A DISTANCE OF 42.01 FEET; (6) THENCE N08°29'30"W, A DISTANCE OF 48.04 FEET; (7) THENCE N13°57'33"W, A DISTANCE OF 110.02 FEET; (8) THENCE N18°19'55"W, A DISTANCE OF 82.97 FEET; (9) THENCE N41°06'18"E, A DISTANCE OF 13.15 FEET TO THE INTERSECTION OF SAID EASTERLY RIGHT-OF-WAY LINE OF 114TH STREET AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SCHRAM ROAD; THENCE EASTERLY ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF SCHRAM ROAD ON THE FOLLOWING FIVE (5) DESCRIBED COURSES: (1) N87°06'18"E, A DISTANCE OF 176.54 FEET; (2) THENCE N87°19'42"E ON A LINE 50 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID NE1/4 OF SECTION 5, A DISTANCE OF 1088.75 FEET; (3) THENCE N24°48'08"E, A DISTANCE OF 13.66 FEET; (4) THENCE N87°23'30"E, A DISTANCE OF 69.30 FEET; (5) THENCE N81°07'07"E, A DISTANCE OF 15.16 FEET TO A POINT 33 FEET SOUTH OF SAID NORTH LINE OF THE NE1/4 OF SECTION 5; THENCE N02°49'18"W, A DISTANCE OF 33.00 FEET TO SAID NORTH LINE OF THE NE1/4 OF SECTION 5; THENCE N87°19'42"E ALONG SAID NORTH LINE OF THE NE1/4 OF SECTION 5, A DISTANCE OF 736.20 FEET; THENCE S02°40'18"E ALONG SAID NORTH LINE OF THE NE1/4 OF SECTION 5, A DISTANCE OF 150.16 FEET; THENCE S41°18'03"W, A DISTANCE OF 312.10 FEET; THENCE S46°04'54"W, A DISTANCE OF 68.45 FEET; THENCE S59°55'08"W, A DISTANCE OF 501.24 FEET; THENCE S57°18'40"W, A DISTANCE OF 74.71 FEET; THENCE S56°32'12"W, A DISTANCE OF 228.80 FEET; THENCE S46°53'05"W, A DISTANCE OF 63.88 FEET; THENCE S28°41'24"W, A DISTANCE OF 73.33 FEET; THENCE S26°24'58"W, A DISTANCE OF 140.18 FEET; THENCE S45°44'51"W, A DISTANCE OF 182.36 FEET; THENCE N32°54'50"W, A DISTANCE OF 127.77 FEET; THENCE S74°14'40"W, A DISTANCE OF 110.59 FEET; THENCE S02°52'39"W, A DISTANCE OF 21.11 FEET; THENCE N74°14'40"E, A DISTANCE OF 120.00 FEET; THENCE S19°39'31"E, A DISTANCE OF 156.18 FEET; THENCE S07°43'37"W, A DISTANCE OF 53.68 FEET; THENCE S37°45'55"W, A DISTANCE OF 87.70 FEET; THENCE S59°38'29"W, A DISTANCE OF 99.00 FEET; THENCE S87°02'40"W, A DISTANCE OF 232.93 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS A TOTAL AREA OF 2,308.888 SQUARE FEET OR 53.005 ACRES, MORE OR LESS.

JOHN W. VON DOLLEN LS-579



COUNTY TREASURER'S CERTIFICATE

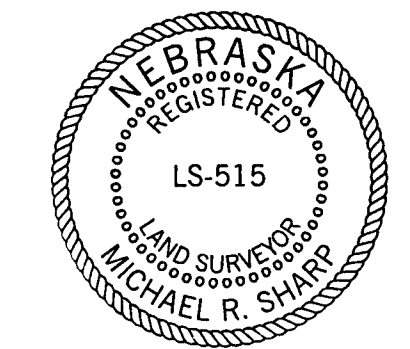
THIS IS TO CERTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED IN THIS PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE.

REBECCA HOOK, COUNTY TREASURER, dated 6-26-18

REVIEW BY SARPY COUNTY PUBLIC WORKS

THIS PLAT OF SUMTUR CROSSING WAS REVIEWED BY THE SARPY COUNTY SURVEYORS' OFFICE THIS 26th DAY OF June 2018.

COUNTY SURVEYOR/ENGINEER



DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, BOYER YOUNG EQUITIES XVIII-SUMTUR CROSSING, LLC, OWNERS OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATION 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 SUMTUR CROSSING (LOTS TO BE NUMBERED AS SHOWN), AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND WE DO HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS, AVENUES AND CIRCLES AND WE DO HEREBY GRANT EASEMENTS AS SHOWN ON THIS PLAT. WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT (OPPD), COX COMMUNICATIONS, AND CENTURYLINK ACROSS FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LOT LINES; AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS; AND A SIXTEEN (16) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL EXTERIOR LOTS. THE TERM EXTERIOR LOTS IS HEREIN DEFINED AS THOSE LOTS FORMING THE OUTER PERIMETER OF THE ABOVE DESCRIBED ADDITION. THE SIXTEEN (16) FOOT WIDE EASEMENT MAY BE REDUCED TO EIGHT (8) FEET WIDE WHEN THE ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED. THE SUBDIVIDER SHALL GRANT PERPETUAL EASEMENTS TO METROPOLITAN UTILITIES DISTRICT AND/OR BLACK HILLS ENERGY, THEIR SUCCESSORS AND ASSIGNS TO ERECT, INSTALL, OPERATE, MAINTAIN, REPAIR AND RENEW PIPELINES, HYDRANTS AND OTHER RELATED FACILITIES AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER ON, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL CUL-DE-SAC STREETS. NO PERMANENT BUILDINGS OR RETAINING 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 OR RIGHTS HEREIN GRANTED.

BOYER YOUNG EQUITIES XVIII-SUMTUR CROSSING, LLC
Tim Young, MEMBER, dated 6/25/18

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF SARPY)
ON THIS 25th DAY OF June 2018, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME TIM YOUNG, MEMBER OF BOYER YOUNG EQUITIES XVIII-SUMTUR CROSSING, LLC, WHO IS PERSONALLY KNOWN TO ME, THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE DEDICATION ON THIS PLAT AND ACKNOWLEDGED THE SAME TO BE HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.
Notary Seal: General Notary State of Nebraska, Shannon M. Kestis, My Comm. Exp. August 12, 2020

APPROVAL OF PAVILLION CITY ENGINEER

THIS SUBDIVISION OF SUMTUR CROSSING WAS APPROVED BY THE PAVILLION CITY ENGINEER THIS 27th DAY OF June 2018.

Jeffrey L. Thompson, PE, CPESC, CFM, PAVILLION CITY ENGINEER

APPROVAL OF PAVILLION PLANNING COMMISSION

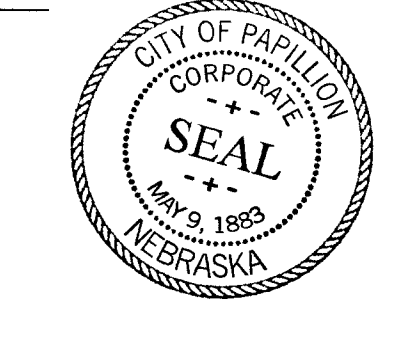
THIS SUBDIVISION OF SUMTUR CROSSING WAS APPROVED BY THE PAVILLION PLANNING COMMISSION.
Rebecca Hook, Chairperson, PAVILLION PLANNING COMMISSION, dated 6/23/18

APPROVAL BY PAVILLION CITY COUNCIL

THIS SUBDIVISION OF SUMTUR CROSSING WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF PAVILLION, NEBRASKA.

David P. Black, Mayor, dated 6/28/18

Nicole Brown, City Clerk



NOTES:

- 1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
2. ALL LOT LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS NONRADIAL (N.R.).
3. ALL DIMENSIONS SHOWN WITH PARENTHESES ARE FOR THE LOCATION OF CENTERLINE.
4. DIRECT VEHICULAR ACCESS WILL NOT BE ALLOWED TO SCHRAM ROAD FROM LOTS 1 THRU 6, LOTS 69 THRU 72, LOTS 85 THRU 98, LOTS 104 & OUTLOTS "A", "B", AND "C". DIRECT VEHICULAR ACCESS WILL NOT BE ALLOWED TO S 114TH STREET FROM LOT 1, LOTS 23 THRU 26, & OUTLOT "F".
5. THE CHAMBERS FOR SIDEWALKS ON CORNER LOTS ARE SET AT (8.5) RADII FROM THE INTERSECTION OF RIGHT-OF-WAY LINES.
6. ALL EASEMENTS THAT ARE NOT LABELED WITH RECORDING INFORMATION WILL BE RECORDED BY A SEPARATE DOCUMENT.
7. OUTLOTS "C" AND "D" ARE TO BE USED FOR A PERMANENT PCSPM BASIN. A PERMANENT STORM WATER AND DRAINAGE EASEMENT IS GRANTED OVER ALL OF OUTLOTS "A" AND "E". OUTLOTS "A" AND "E" ARE TO BE OWNED AND MAINTAINED BY THE SANITARY AND IMPROVEMENT DISTRICT. OUTLOTS "A" AND "E" SHALL BE TRANSFERRED TO THE HOMEOWNERS ASSOCIATION PRIOR TO ANNEXATION.
8. OUTLOT "B" IS PARCEL OF LAND USED FOR A SIGNAGE EASEMENT. OUTLOT "B" IS TO BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
9. OUTLOTS "C" AND "D" ARE PARCELS OF LAND DEEMED UNBUILDABLE DUE TO THE PRESENCE OF AN EXISTING OPPD POWER TRANSMISSION LINE EASEMENT. OUTLOTS "C" AND "D" WILL CONTAIN A PUBLIC TRAIL AND THEREFORE THESE OUTLOTS ARE TO BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
10. OUTLOTS "F" IS TO BE USED AS A BUFFER AND LANDSCAPING EASEMENT. OUTLOTS "F" IS TO BE OWNED AND MAINTAINED BY THE DEVELOPER OR THE HOMEOWNERS ASSOCIATION.
11. LOT 23 DRIVEWAY SHALL ONLY HAVE ACCESS TO S 113TH AVENUE CIRCLE.
12. LOTS 72 & 96 DRIVEWAYS SHALL ONLY HAVE ACCESS TO PORT ROYAL DRIVE.

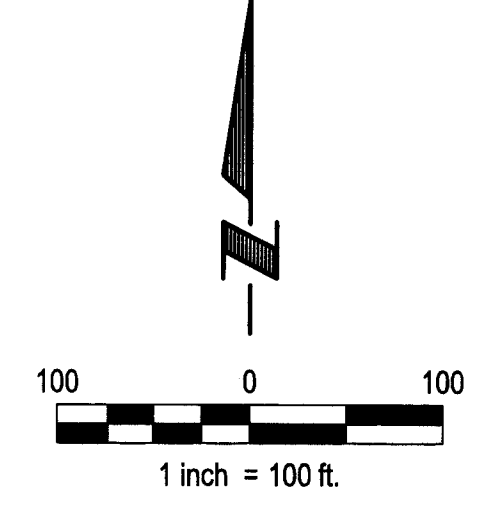
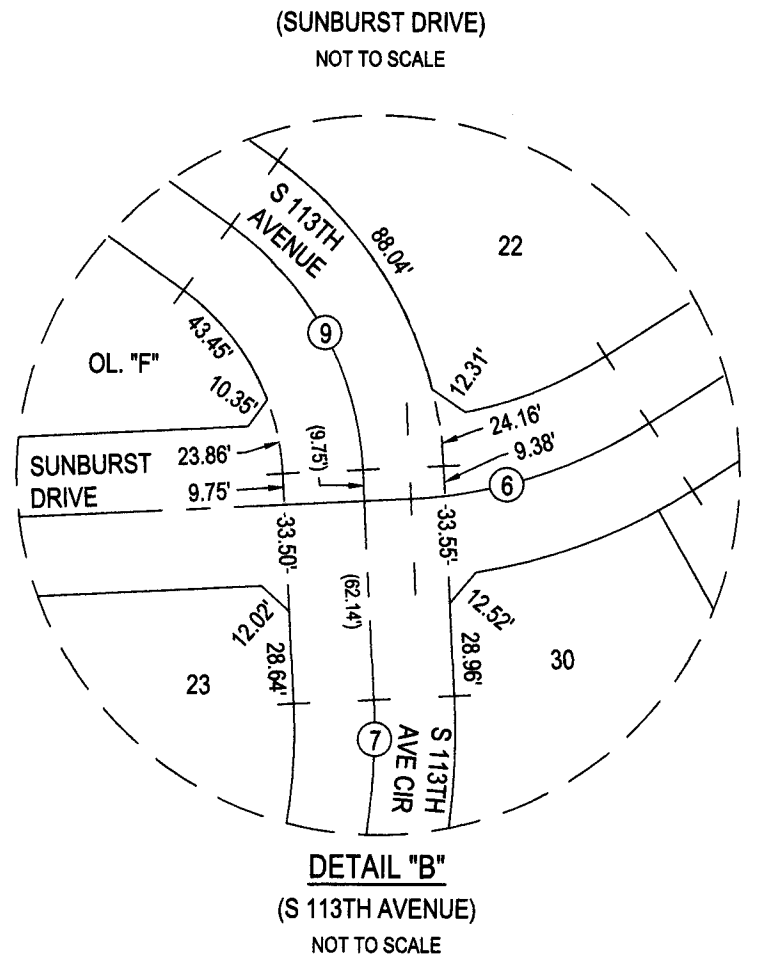
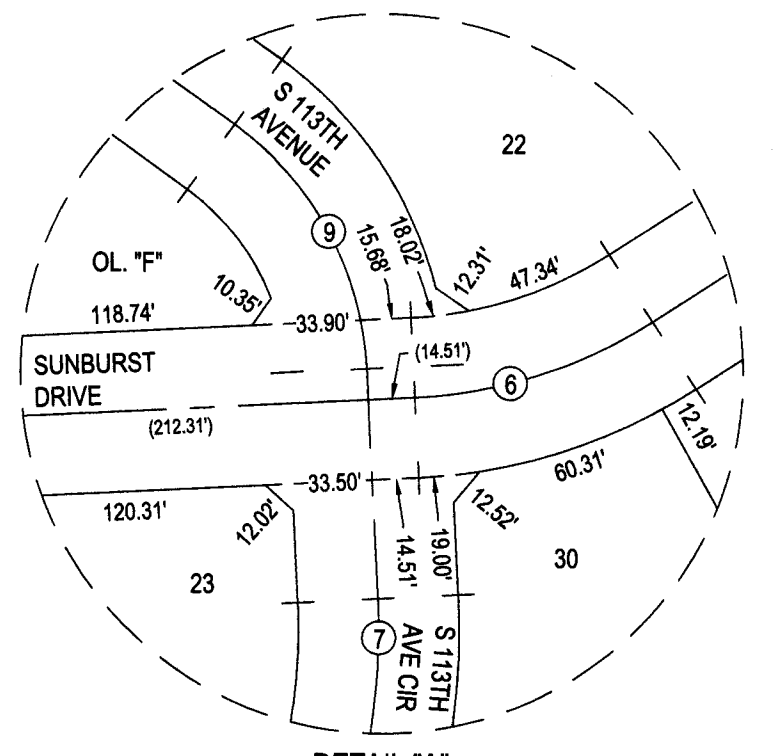
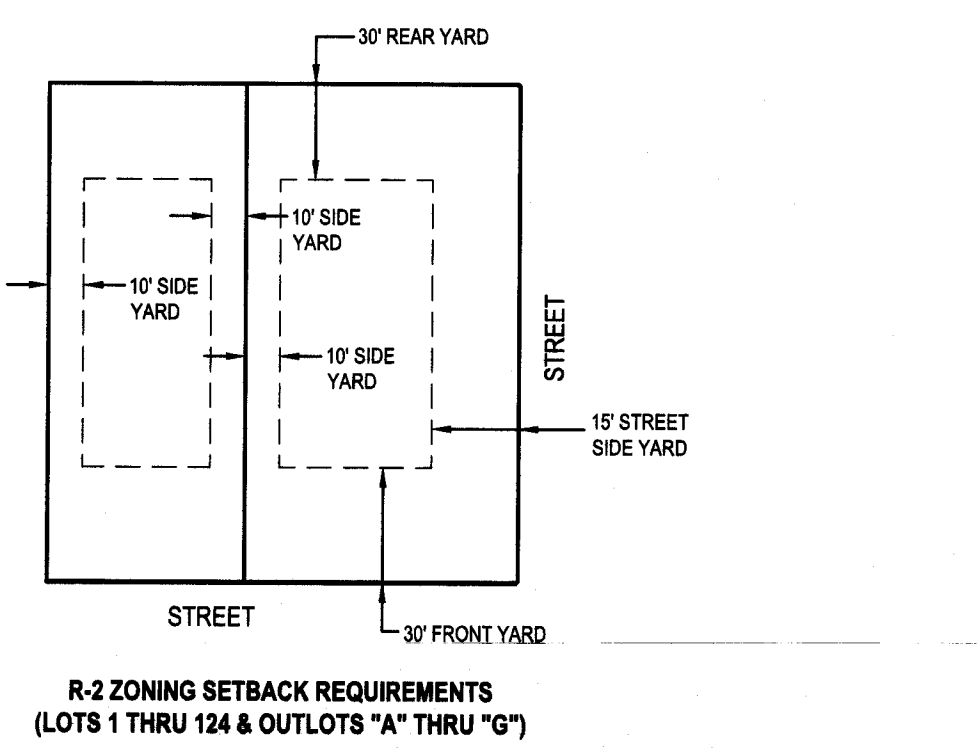
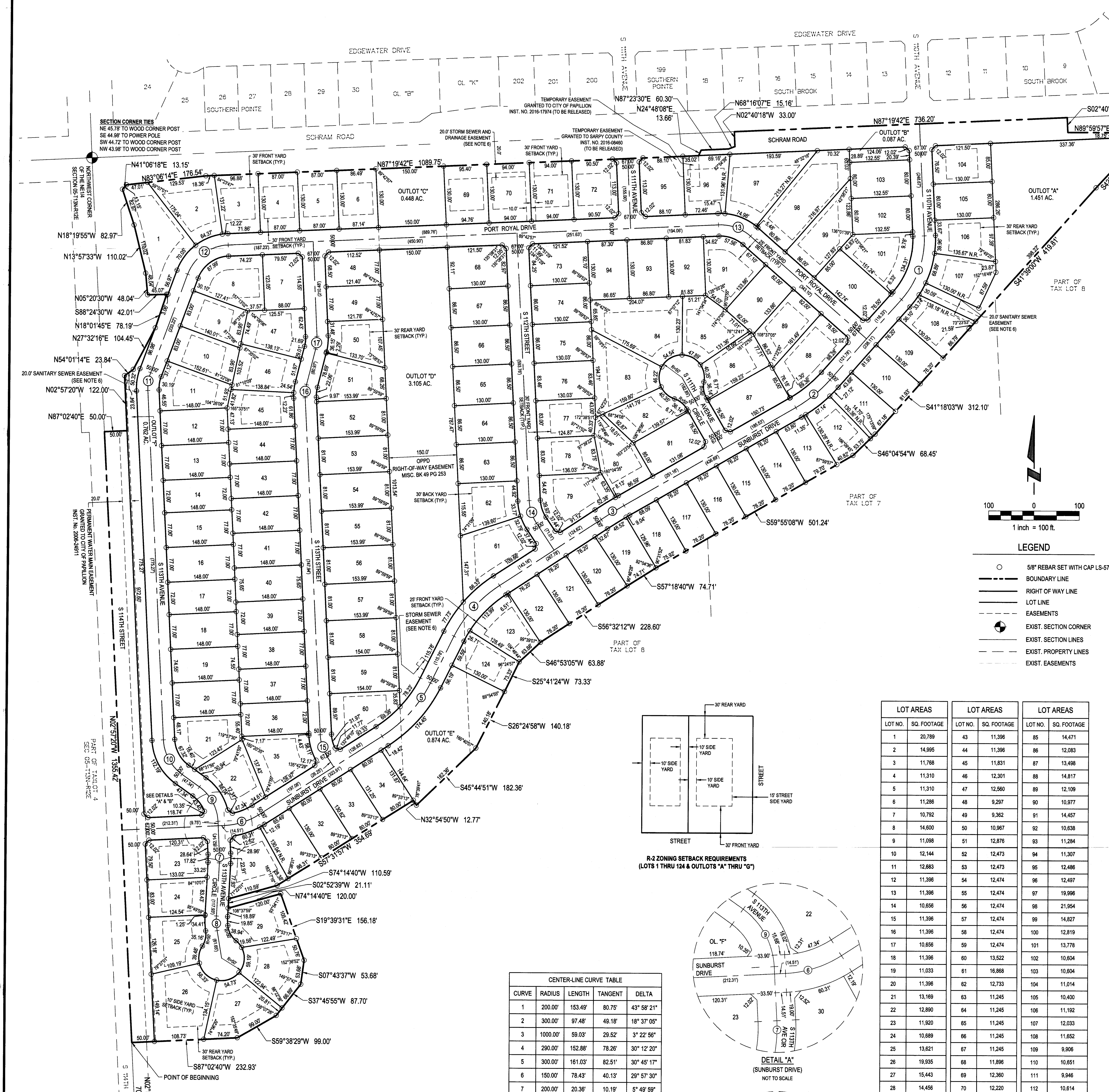


Table with 3 columns: LOT NO., LOT AREA, SQ. FOOTAGE. Lists lots 1 through 42 with their respective areas and footages.



CENTER-LINE CURVE TABLE with columns: CURVE, RADIUS, LENGTH, TANGENT, DELTA. Lists 17 curves with their geometric data.



SECTION CORNER TIES: NE 45.78 TO WOOD CORNER POST, SE 44.68 TO POWER POLE, SW 44.72 TO WOOD CORNER POST, NW 43.98 TO WOOD CORNER POST.

SOUTHWEST CORNER OF THE NE1/4 SECTION 05-T19N-R12E (COMMENCING POINT)

E & A CONSULTING GROUP, INC. Engineering • Planning • Environmental & Field Services. SUMTUR CROSSING LOTS 1 THRU 124 AND OUTLOTS "A" THRU "F" INCLUSIVE PAVILLION, NEBRASKA. FINAL PLAT. Includes contact information and a checklist table.

2018-14788