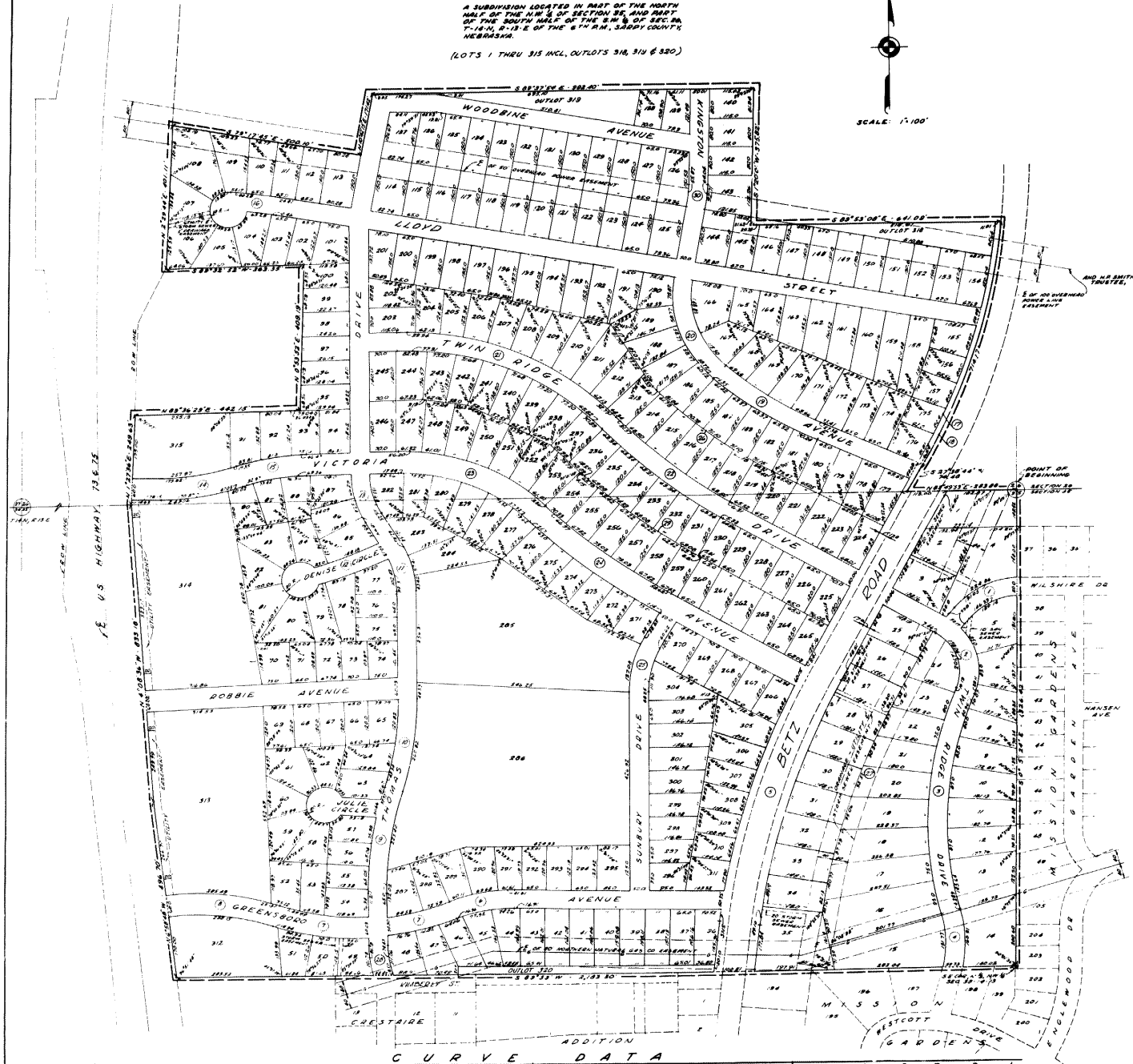
TWIN RIDGE

A SUBDIVISION LOCATED IN PART OF THE NORTH HALF OF THE N.W. ¼ OF SECTION 35, AND PART OF THE SOUTH HALF OF THE S.W. ¼ OF SEC. 26, T-14-N, R-13-E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.

(LOTS 1 THRU 315 INCL., OUTLOTS 318, 319 & 320)



CURVE DATA

CURVE NO.	Δ	R	T	D	L
1. NORTH	91° 14' 28"	213.62	102.64	26° 52'14"	191.05
1. SOUTH	91° 14' 28"	163.62	78.67	35° 01'76"	146.38
2. EAST	91° 37' 01"	175.00	161.10	32° 74'04"	280.28
2. WEST	91° 37' 01"	125.00	107.33	45° 83'46"	178.06
3. EAST	37° 40' 46"	925.00	315.41	6° 94'14"	608.81
3. WEST	37° 40' 46"	975.00	332.52	5° 86'49"	641.19
4. EAST	24° 55' 09"	385.00	85.89	14° 88'20"	167.50
4. WEST	25° 57' 27"	330.00	77.21	17° 10'32"	151.77
5. EAST	21° 59' 00"	1868.36	361.88	3° 06'37"	716.98
5. WEST	21° 55' 00"	1968.36	381.24	2° 91'00"	753.16
6. NORTH	23° 06' 24"	375.00	76.46	15° 53'79"	151.30
6. SOUTH	23° 06' 24"	425.00	86.98	13° 48'81"	171.40
7. E	41° 23' 22"	650.00	246.63	8° 81'47"	471.44
8. NORTH	26° 10' 19"	680.00	158.07	8° 42'99"	310.62
8. SOUTH	26° 10' 19"	620.00	144.12	9° 24'19"	283.27

CURVE NO.	Δ	R	T	D	L
9. EAST	17° 50' 51"	920.00	144.34	6° 09'1	290.42
9. WEST	17° 50' 51"	1000.00	156.04	5° 72'96	305.68
10. EAST	17° 34' 52"	850.00	131.44	6° 74'07	260.82
10. WEST	17° 34' 52"	800.00	123.71	7° 16'20	245.48
11. EAST	31° 36' 36"	260.00	73.52	22° 03'60	143.39
11. WEST	31° 36' 36"	210.00	59.38	27° 30'70	115.78
12. NORTH	10° 45' 52"	975.00	91.86	5° 87'67	183.18
13. SOUTH	11° 08' 32"	1025.00	99.98	5° 58'93	198.14
13. EAST	34° 24' 37"	210.00	59.13	27° 28'17	115.25
13. WEST	31° 24' 37"	260.00	73.19	22° 03'62	142.69
14. NORTH	15° 49' 07"	570.00	86.58	10° 05'8	157.16
14. SOUTH	15° 49' 07"	620.00	110.06	9° 09'42	217.92
15. NORTH	17° 39' 55"	630.00	97.90	9° 09'46	194.24
15. SOUTH	17° 39' 55"	570.00	88.57	10° 06'9	175.74
16. NORTH	17° 39' 55"	1025.00	66.13	5° 58'93	180.09
16. SOUTH	07° 16' 19"	975.00	61.96	5° 87'68	123.75

CURVE NO.	Δ	R	T	D	L
17. WEST	2° 44' 30"	1863.40	357.85	3° 07'48	707.10
18. WEST	21° 41' 27"	1877.80	361.45	3° 05'	714.17
19. NORTH	11° 59' 00"	1025.00	182.19	5° 58'98	357.72
19. SOUTH	11° 59' 00"	975.00	164.28	5° 87'65	306.02
20. EAST	55° 06' 16"	278.00	143.56	20° 83'68	264.23
20. WEST	55° 06' 16"	228.00	117.80	25° 11'30	215.30
21. NORTH	68° 14' 33"	350.45	334.03	7° 63'49	651.87
21. SOUTH	68° 14' 33"	700.45	513.64	8° 17'39	880.77
22. NORTH	17° 08' 37"	1275.00	191.62	4° 49'88	380.30
22. SOUTH	17° 08' 37"	1325.00	199.13	4° 32'65	395.90
23. NORTH	46° 00' 44"	530.00	225.04	10° 81'05	425.62
23. SOUTH	46° 00' 44"	470.00	199.56	12° 19'06	377.44
24. NORTH	14° 51' 48"	1370.00	204.79	5° 64'81	407.38
24. SOUTH	14° 51' 48"	1620.00	212.62	3° 51'61	432.86
25. WEST	31° 00' 57"	325.00	90.18	17° 63'85	175.93
25. EAST	31° 00' 57"	275.00	76.31	20° 83'68	148.87

CURVE NO.	Δ	R	T	D	L
26. BACK	19° 19' 00"	1150.00	195.71	4° 98'22	387.71
27. BACK	20° 24' 41"	1720.98	309.83	3° 33'03	613.09
28. WEST	16° 25' 27"	895.15	41.15	20° 03'32	81.78
28. EAST	16° 08' 24"	855.15	37.54	34° 86'50	74.95
29. BACK	16° 51' 48"	1465.00	183.19	3° 90'40	374.86
30. WEST	09° 22' 09"	391.65	32.09	14° 77'05	65.87
30. EAST	09° 22' 09"	391.65	32.09	14° 62'95	64.04

FILED FOR RECORD IN SARPY COUNTY NEBR. January 29 1963 AT 1:30 O'CLOCK P M

AND RECORDED IN BOOK 44 OF Misc PAGE 53 Anne Boehm REGISTER OF DEEDS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED AND STAKED WITH IRON PINS ALL CORNERS OF ALL LOTS, STREETS, AVENUES, ANGLE POINTS AND END OF ALL CURVES IN TWIN RIDGE, AN ADDITION IN PART OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SEC. 35, AND PART OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 26, T.14 N., R. 13 E. OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 35-14-13; THENCE SOUTH 0° 5' 24" EAST (ASSUMED BEARING) ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SECTION 35 A DISTANCE OF 1,316.42 FEET; THENCE SOUTH 89° 55' WEST ALONG THE SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 35, A DISTANCE OF 2,183.30 FEET; THENCE NORTH 0° 58' WEST ALONG THE EAST RIGHT-OF-WAY LINE OF HIGHWAY 73-75 A DISTANCE OF 496.70 FEET; THENCE NORTH 42° 08' 36" WEST ALONG THE EAST RIGHT-OF-WAY LINE OF HIGHWAY 73-75 A DISTANCE OF 831.18 FEET TO A POINT ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 35; THENCE NORTH 1° 27' 36" EAST ALONG THE EAST RIGHT-OF-WAY LINE OF HIGHWAY 73-75 A DISTANCE OF 348.83 FEET; THENCE NORTH 89° 16' 29" EAST ALONG THE SOUTH LINE OF TAX LOT 100183 A DISTANCE OF 962.16 FEET; THENCE NORTH 0° 53' 52" EAST ALONG THE EAST LINE OF TAX LOT 100183 A DISTANCE OF 609.19 FEET; THENCE SOUTH 89° 32' 52" WEST ALONG THE NORTH LINE OF TAX LOT 100183 A DISTANCE OF 363.35 FEET; THENCE NORTH 2° 29' 46" EAST ALONG THE EAST RIGHT-OF-WAY LINE OF HIGHWAY 73-75 A DISTANCE OF 401.11 FEET; THENCE SOUTH 79° 17' 48" EAST ALONG THE CENTERLINE OF A POWER LINE EASEMENT A DISTANCE OF 1,010.10 FEET; THENCE NORTH 10° 42' 12" EAST A DISTANCE OF 171.42 FEET; THENCE SOUTH 89° 37' 54" EAST ALONG THE NORTH LINE OF TAX LOT 100183 A DISTANCE OF 992.40 FEET; THENCE SOUTH 1° 20' 24" WEST ALONG THE EAST LINE OF TAX LOT 100183 A DISTANCE OF 375.82 FEET; THENCE SOUTH 89° 53' 38" EAST ALONG THE NORTH LINE OF TAX LOT 100184 A DISTANCE OF 841.99 FEET TO A POINT ON A CURVE ON THE WEST RIGHT-OF-WAY LINE OF OLD HIGHWAY 75; THENCE ON A 3.05° CURVE TO THE RIGHT A DISTANCE OF 334.17 FEET TO A POINT OF TANGENCY; THENCE SOUTH 2° 38' 38" WEST ALONG THE WEST RIGHT-OF-WAY LINE OF OLD HIGHWAY 75 A DISTANCE OF 74.48 FEET; THENCE NORTH 89° 46' 53" EAST ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 35 A DISTANCE OF 185.88 FEET TO THE POINT OF BEGINNING.

DATE January 16, 1963

COLLEHON & ASSOCIATES, INC.

BY _____
REGISTERED SURVEYOR - LS-134

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT CORNHUSKER HOMES CO., A NEBRASKA CORPORATION, DON BECKER, PRESIDENT; GLOBE REALTY CO., A NEBRASKA CORPORATION, AGNES F. BEMIS, PRESIDENT; RONALD COLE AND DOROTHY A. COLE, HUSBAND AND WIFE (OWNERS), KENNETH E. KEELER AND IRMA ELGARD KEELER, HUSBAND AND WIFE, M. P. PETERSEN ~~AND WIFE~~, ~~WIDOWER~~, ~~UNMARRIED~~, AND H.D. SMITH, TRUSTEE, BEING SOLE OWNERS AND PROPRIETORS OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS, SAID SUBDIVISION TO BE KNOWN AS TWIN RIDGE, THE LOTS, NUMBERED AS SHOWN, AND WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS AND PONDS SHOWN HEREIN AND ALSO DEDICATE AN EASEMENT TO CONSTRUCT AND MAINTAIN TELEPHONE AND ELECTRICAL UTILITIES ALONG, ACROSS, OVER AND UNDER THE REAR AND SIDE BOUNDARY LINES OF EACH LOT, TOGETHER WITH ANY NECESSARY OVERHANG. THE ABOVE OR FOREGOING SUBDIVISION OF PART OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 35, AND PART OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 14 NORTH, RANGE 13 EAST OF THE SIXTH P. M., SARPY COUNTY, NEBRASKA, AS APPEARS ON THIS PLAT, IS MADE WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER AND PROPRIETORS.

IN WITNESS WHEREOF, WE DO HEREUNTO SET OUR HANDS THIS 26TH DAY OF SEPT. A. D. 1962.

CORNHUSKER HOMES CO.

Ronald Cole — Don Becker
RONALD COLE — DON BECKER, PRESIDENT

Dorothy A. Cole — John W. Bennett
DOROTHY A. COLE — SECRETARY

Kenneth E. Keeler
KENNETH E. KEELER

GLOBE REALTY CO.

Irma Elgard Keeler — Agnes F. Bemis
IRMA ELGARD KEELER — AGNES F. BEMIS, PRESIDENT

M. P. Petersen — James J. Fitzgerald
M. P. PETERSEN — SECRETARY

H.D. Smith Trustee
H.D. SMITH, TRUSTEE

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
) SS:
COUNTY OF DOUGLAS)

ON THIS 26TH DAY OF September A. D., 1962, BEFORE A NOTARY PUBLIC DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, PERSONALLY CAME RONALD E. COLE AND DOROTHY A. COLE, HUSBAND AND WIFE (OWNERS), KENNETH E. KEELER AND IRMA ELGARD KEELER, HUSBAND AND WIFE, M. P. PETERSEN ~~AND WIFE~~, ~~WIDOWER~~, ~~UNMARRIED~~, AND H.D. SMITH, TRUSTEE, WHO ARE PERSONALLY KNOWN TO BE 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 DON BECKER, PRESIDENT OF CORNHUSKER HOMES CO. AND AGNES F. BEMIS, PRESIDENT OF GLOBE REALTY CO., BOTH BEING CORPORATIONS, WHO ARE PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE DEDICATION OF THIS PLAT AND THEY ACKNOWLEDGED THEIR EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED OF SAID CORPORATIONS AND THE SEAL OF SAID CORPORATIONS WAS THERETO AFFIXED BY ITS AUTHORITY.

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

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NOTARY PUBLIC

MY COMMISSION EXPIRES ON THE 20TH DAY OF November 1965

BELLEVUE CITY COUNCIL APPROVAL

THIS SUBDIVISION OF TWIN RIDGE WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF THE CITY OF BELLEVUE, NEBRASKA, ON THIS 16 DAY OF January A. D. 1963 IN ACCORDANCE WITH THE STATE STATUTES OF NEBRASKA.

ATTEST: Mary Hackett — Robert M. Arnott
CITY CLERK — MAYOR

BELLEVUE PLANNING COMMISSION

APPROVED BY THE BELLEVUE PLANNING COMMISSION THIS 2 DAY OF Jan A. D. 1963.

_____
CHAIRMAN, BELLEVUE PLANNING COMMISSION

APPROVAL OF BELLEVUE CITY ENGINEER

THIS PLAT OF TWIN RIDGE IN SARPY COUNTY, NEBRASKA, AS DESCRIBED IN THE SURVEYOR'S CERTIFICATE, IS HEREBY APPROVED BY ME THIS 16 DAY OF Jan 1963 A. D.

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BELLEVUE CITY ENGINEER

COUNTY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THE RECORDS OF MY OFFICE SHOW NO TAXES DUE OR DELINQUENT UPON THE PROPERTY DESCRIBED IN THE CERTIFICATE OF SURVEY AS OF THIS 29TH DAY OF January A.D., 1963.

_____
SARPY COUNTY TREASURER

APPROVAL OF COUNTY SURVEYOR

I HEREBY APPROVE OF THIS PLAT OF TWIN RIDGE ON THIS 29th DAY OF January A. D., 1963.

_____
COUNTY SURVEYOR

36" x 38"

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