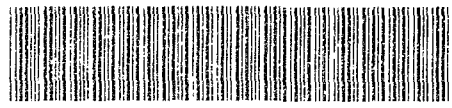




2094 492 DEED



09029 98 492-498

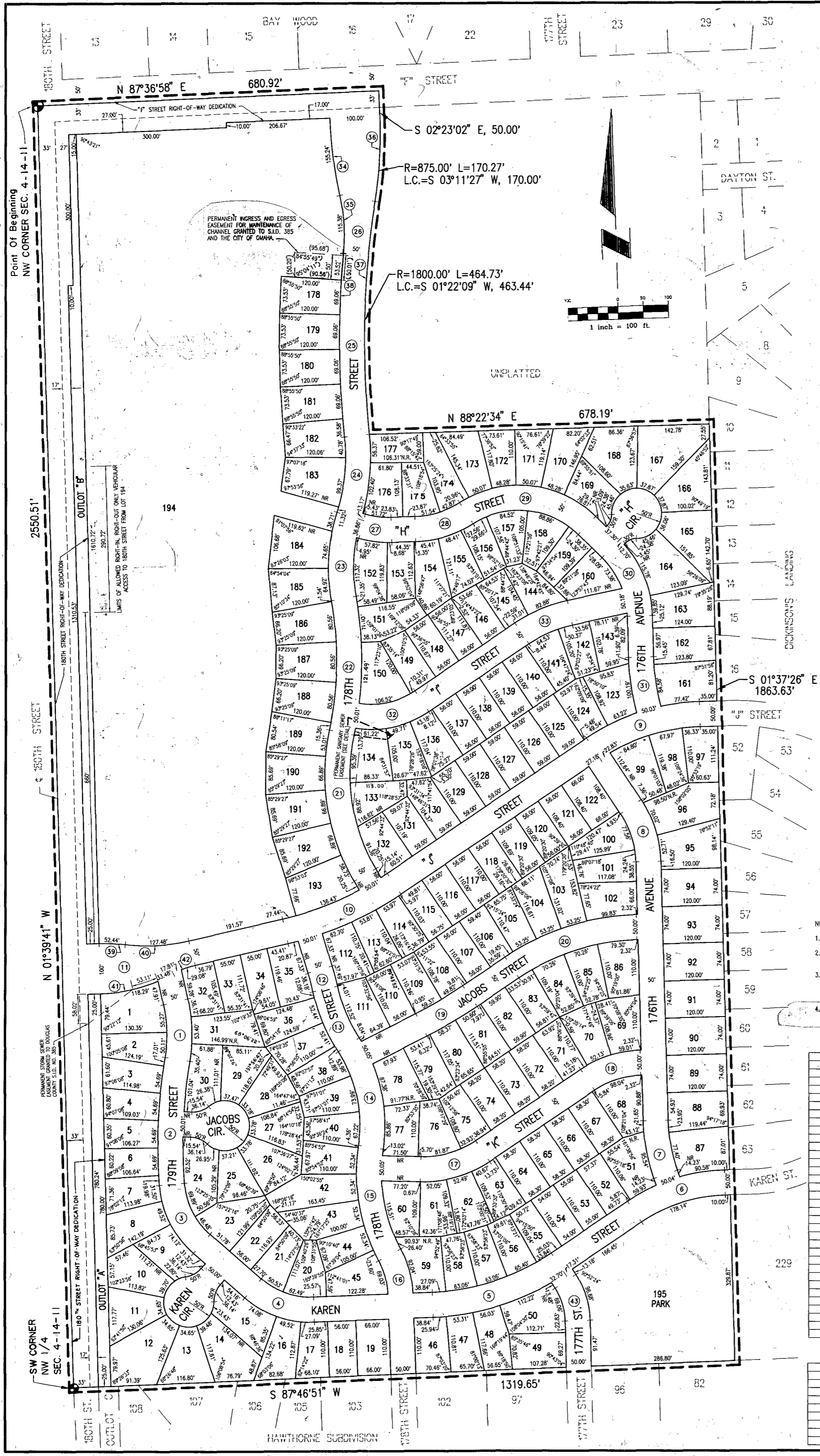
RICHARD H. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

98 JUL -9 AM 11:22

RECEIVED

THIS PAGE INCLUDED FOR INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT

9029H new MI-44641
134w 01-60000 old
FEE 134 FB _____
BKP 4-14-11 C/C _____ COMP mb
DEL _____ SCAN ds P/ _____



NOTES:

- ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
- ALL LOT LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS NONRADIAL (N.R.).
- NO DIRECT VEHICULAR ACCESS WILL BE ALLOWED TO 180TH STREET OR TO "F" STREET FROM ANY LOTS ABUTTING SAID STREETS, EXCEPT AS SHOWN ON LOT 194 FOR RIGHT-IN, RIGHT-OUT ONLY ACCESS TO 180TH STREET.
- ALL DIMENSIONS AND ANGLES SHOWN WITH PARENTHESES ARE FOR THE LOCATION OF CURVES.

CURVE	RADIUS	LENGTH	TANGENT	DELTA
1	294.72	115.15	59.32	2223.02'
2	1023.25	249.65	123.45	1392.90'
3	175.00	135.76	71.50	4428.53'
4	175.00	131.86	69.24	4310.17'
5	479.89	266.32	136.89	3148.36'
6	139.91	102.28	55.72	3224.10'
7	345.00	109.27	55.10	1908.51'
8	265.00	115.94	59.57	3224.10'
9	389.13	220.08	115.15	3224.10'
10	649.91	238.18	120.44	2929.51'
11	600.00	119.07	59.73	1122.13'
12	600.00	99.84	49.93	1048.15'
13	350.00	121.17	61.20	1920.10'
14	285.00	213.26	111.53	4195.14'
15	342.00	221.15	114.59	3702.56'
16	175.00	80.54	40.99	2922.04'
17	209.89	135.44	67.95	3924.66'
18	188.34	112.18	57.63	3224.10'
19	919.91	112.24	56.19	6929.20'
20	468.34	266.89	136.09	3224.10'
21	400.00	294.04	154.72	4207.00'
22	700.00	285.16	138.74	2195.50'
23	345.00	169.23	84.76	2736.56'
24	385.00	181.70	89.00	2927.19'
25	185.57	108.45	55.45	1142.82'
26	700.00	99.54	49.85	6908.51'
27	200.00	59.10	29.77	1920.10'
28	200.00	101.90	53.30	3924.66'
29	194.30	260.90	154.38	7956.12'
30	185.57	108.45	55.45	1142.82'
31	439.76	109.05	53.29	1428.08'
32	181.64	135.47	71.34	4243.98'
33	235.00	134.40	67.84	4195.14'
41	300.00	151.77	77.34	2710.79'
42	170.00	46.89	23.69	1926.16'

CURVE	RADIUS	LENGTH	TANGENT	DELTA
34	673.67	185.47	71.87	1070.64'
35	370.00	115.38	58.18	1752.02'
36	875.00	170.27	85.40	1708.36'
37	1800.00	464.73	233.66	1497.34'
38	1800.00	366.33	183.77	1120.44'
39	1800.00	374.47	186.42	887.72'
40	370.00	127.48	64.38	1944.73'
41	300.00	151.77	77.34	2710.79'
42	170.00	46.89	23.69	1926.16'

WOOD CREEK

LOTS 1 THRU 195 INCLUSIVE AND OUTLOTS "A" & "B"

BEING A PLATING OF PART OF THE WEST 1/2 OF THE NW 1/4 OF SECTION 4, TOWNSHIP 14 NORTH, RANGE 11 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.

SURVEYOR'S CERTIFICATE

I hereby certify that I have made a ground survey of the subdivision described herein and that temporary monuments have been placed on the boundary of the within plat and that a bond has been furnished to the City of Omaha to ensure placing of permanent monuments and stakes at all corners of all lots, streets, angle points and ends of all curves in Wood Creek (lots numbered as shown) being a platting of part of the West 1/2 of the NW 1/4 of Section 4, Township 14 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Northwest corner of said Section 4; thence N87°36'58"E (assumed bearing) along the North line of said NW 1/4 of Section 4, a distance of 680.92 feet; thence S02°23'02"E, a distance of 50.00 feet; thence Southerly on a curve to the right with a radius of 875.00 feet, a distance of 170.27 feet, said curve having a long chord which bears S03°11'27"W, a distance of 170.00 feet; thence Southerly on a curve to the left with a radius of 1800.00 feet, a distance of 464.73 feet, said curve having a long chord which bears S01°22'09"W, a distance of 463.44 feet; thence N88°22'34"E, a distance of 678.19 feet to a point on the East line of said West 1/2 of the NW 1/4 of Section 4, said point also being on the West line of Dickinson's Landing, a subdivision located in the East 1/2 of said NW 1/4 of Section 4; thence S01°37'26"E along said East line of the West 1/2 of the NW 1/4 of Section 4, said line also being said West line of Dickinson's Landing, a distance of 1863.63 feet to the Southeast corner of said West 1/2 of the NW 1/4 of Section 4, said corner also being the Southwest corner of said Dickinson's Landing; thence S87°46'51"W along the South line of said NW 1/4 of Section 4, a distance of 1319.65 feet to the Southwest corner of said NW 1/4 of Section 4; thence N01°39'41"W along the West line of said NW 1/4 of Section 4, a distance of 2550.51 feet to the point of beginning.

Said tract of land contains an area of 66.885 acres, more or less.

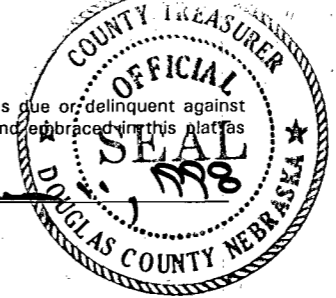
Robert Clark Feb 7, 1997
Robert Clark, LS-419



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.

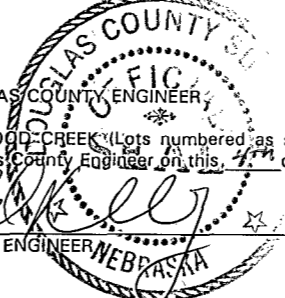
COUNTY TREASURER



REVIEW OF DOUGLAS COUNTY ENGINEER

This plat of the WOOD CREEK (Lots numbered as shown) was reviewed by the office of the Douglas County Engineer on this 7th day of February, 1997.

David J. ...
DOUGLAS COUNTY ENGINEER



APPROVAL OF OMAHA CITY PLANNING BOARD

This plat of WOOD CREEK (Lots numbered as shown) was approved by the City Planning Board on this 5th day of February, 1997.

Deborah ...
CHAIRMAN OF CITY PLANNING BOARD

APPROVAL OF CITY ENGINEER OF OMAHA

I hereby approve this plat of WOOD CREEK (Lots numbered as shown) as to the Design Standards this 6th day of Feb. 1997.

Ray ...
CITY ENGINEER

I hereby certify that adequate provisions have been made for compliance with Chapter 53 of the Omaha Municipal Code.

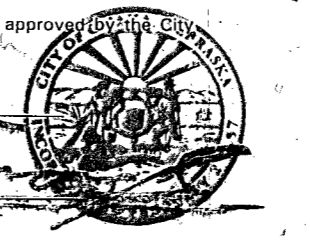
Ray ... June 23, 1998
CITY ENGINEER

OMAHA CITY COUNCIL ACCEPTANCE

This plat of WOOD CREEK (Lots numbered as shown) was approved by the City Council of Omaha on this 23rd day of June, 1998.

Neil ...
MAYOR

Robert ...
CITY CLERK



DEDICATION

Know all men by these presents that we, Celebrity Homes, Inc., Owner of the property described in the Certification of Survey and embraced within the plat has caused said land to be subdivided into lots and streets to be numbered and named as shown, said subdivision to be hereafter known as WOOD CREEK (lots numbered as shown), and we do hereby ratify and approve of the disposition of the property as shown on the 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, U.S. West Communications and any company which has been granted a franchise to provide a cable television system in the area to be subdivided, their successors and assigns, to erect, operate, maintain, repair and renew poles, wires, cables, conduits and other related facilities, and to extend thereon wires or cables for the carrying and transmission of electric current for light, heat and power and for the transmission of signals and sounds of all kinds including signals provided by a cable television system, and the reception on, over, through, under and across a five-foot (5') wide strip of land abutting all front and side boundary lot lines; an eight-foot (8') wide strip of land abutting the rear boundary lines of all interior lots; and a sixteen-foot (16') wide strip of land abutting the rear boundary lines of all exterior lots. The term "lots" is hereby defined as those lots forming the outer perimeter of the above-described addition. Said sixteen-foot (16') wide easement will be reduced to an eight-foot (8') wide strip when the adjacent land is surveyed, platted and recorded, and we do further grant a perpetual easement to Metropolitan Utilities District of Omaha, 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-foot (5') wide strip of land abutting all cul-de-sac streets. No permanent buildings or retaining walls shall be placed in the said easement ways, but the same may be used for gardens, driveways, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

In witness whereof, I do set my hand this 5th day of Feb. 1997.

CELEBRITY HOMES, INC.
Jim ...
BY: Jim ... VICE PRESIDENT

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF DOUGLAS)

On this 5th day of Feb. 1997, before me, the undersigned, a Notary Public in and for said County, personally came Jim ... vice president of Celebrity Homes, Inc., who is personally known to be the identical person whose name is affixed to the Dedication on this plat and acknowledged the same to be his voluntary act and deed as officer of said corporation.

WITNESS my hand and Notarial Seal the day and year last above written.

Home R. Hunt
Notary Public

