

BK 2170 PG 705-711



DEED 2000 17799

Nebr Doc Stamp Tax
Date
\$
By

RICHARD N TAKECA
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

00 DEC 29 PM 3: 04

RECEIVED

**THIS PAGE INCLUDED FOR INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT**

Seal A

7
15

FEE 4650 FB MI-04753 -old ^{new}

EXP Comp CO COMP Str

DEL SCAN Y PY

BROC

CURVE DATA

- ① R=250.00' L=39.99'
LC=N64°35'13"W, 39.95'
- ② R=250.00' L=31.99'
LC=N72°50'13"W, 31.97'
- ③ R=250.00' L=31.63'
LC=N80°07'42"W, 31.61'
- ④ R=250.00' L=31.67'
LC=N87°22'54"W, 31.65'
- ⑤ R=250.00' L=31.61'
LC=S85°22'03"W, 31.59'
- ⑥ R=250.00' L=31.69'
LC=S78°06'52"W, 31.67'
- ⑦ R=250.00' L=31.65'
LC=S70°51'24"W, 31.63'
- ⑧ R=250.00' L=31.65'
LC=S63°36'13"W, 31.63'
- ⑨ R=250.00' L=31.65'
LC=S56°21'02"W, 31.63'
- ⑩ R=250.00' L=31.65'
LC=S49°05'50"W, 31.63'

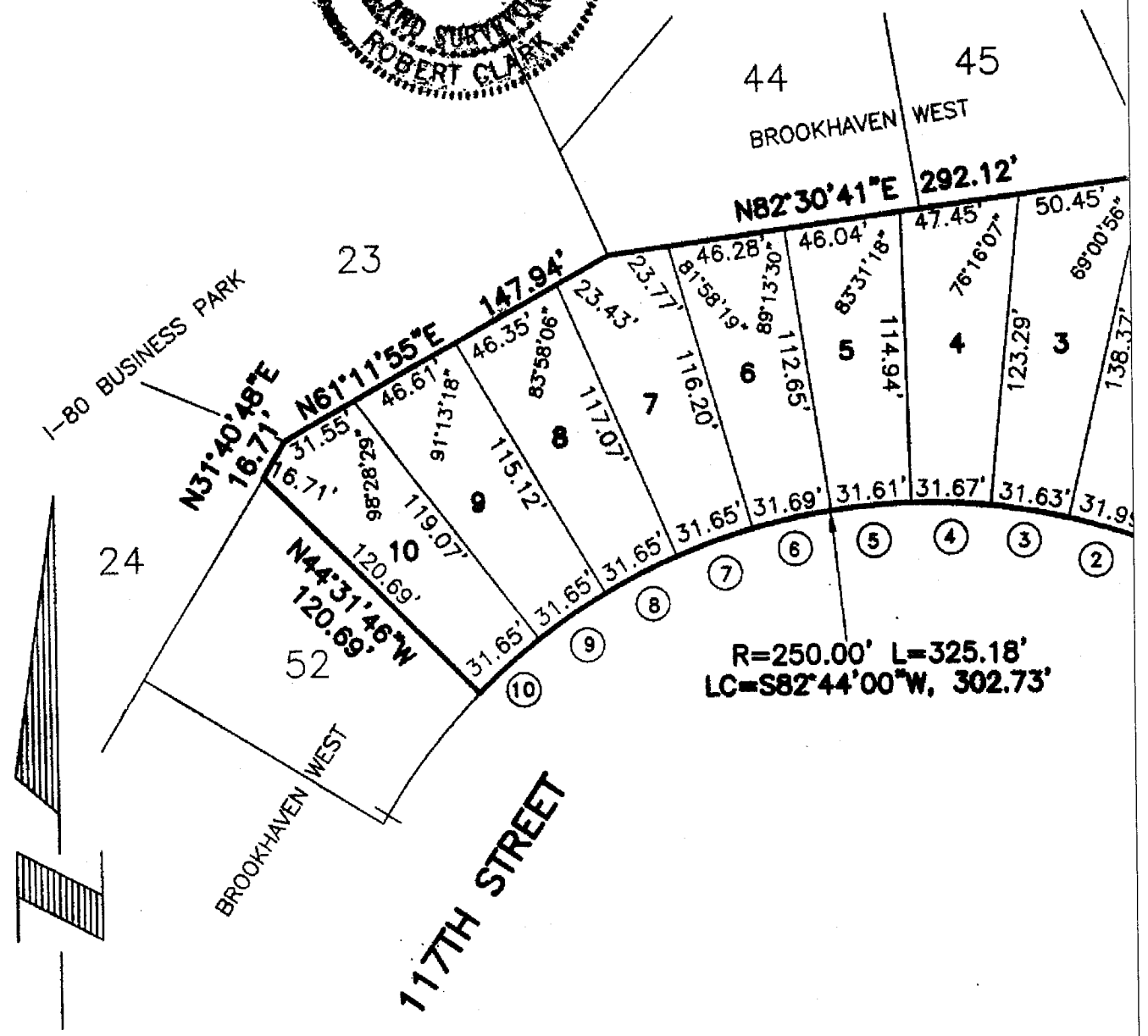
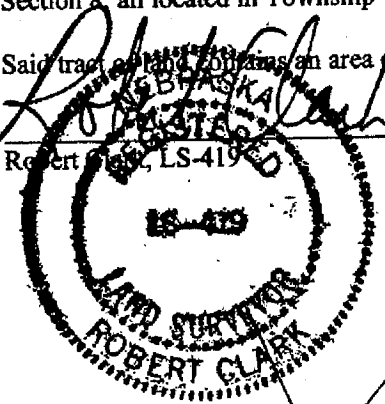
BEING A REPLAT
WEST 1/2 C
TOWNSHIP 14
ALL EASMENTS

SURVEYOR'S CERTIFICATE

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 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 BROOKHAVEN WEST REPLAT SIX (the lots numbered as shown being a replat of lots 47 THRU 51 (INCLUSIVE), BROOKHAVEN WEST, a subdivision located in the WEST 1/2 of Section 8, and also the SW1/4 of the SE1/4 of Section 8; all located in Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska.

Said tract contains an area of 50,365 Square Feet or 1.156 acres, more or less.

Robert Clark
Robert Clark, LS-419
Date 11-15-2000



ACKNOWLEDGMENT OF NOTARY

State of Nebraska)

BROOKHAVEN WEST REPLAT

LOTS 1 THRU 10 INCLUSIVE

BEING A REPLAT OF LOTS 47,48,49,50 AND 51, BROOKHAVEN WEST, A SUBDIVISION LOCATED IN THE WEST 1/2 OF SECTION 8, AND ALSO PART OF THE SW 1/4 OF THE SE 1/4 OF SAID SECTION 8, ALL LOCATED IN TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA. ALL EASEMENTS SHOWN OR RECORDED IN PLAT DEDICATION OF PLAT AS RECORDED IN BOOK #2120 PAGE #513

described herein
within plat
ing of
e points and
umbered as shown)
VEST,
4 of the SE1/4 of said
P.M., Douglas County, Nebraska.
s, more or less.

DEDICATION

Know all men by these presents that we, CELEBRITY TOWNHOMES, L.L.C. FKA
embraced within the plat, have caused said land
BROOKHAVEN WEST REPLAT SIX, and w
hereby grant easements as shown on this plat.
Communications and any company which has
successors and assigns, to erect, operate, maint
wires or cables for the carrying and transmissi
kinds including signals provided by a cable tel
abutting all front and side boundary lot lines; e
an eight-foot (8') wide strip of land abutting th
boundary lines of all exterior lots. The term ex
Said sixteen-foot (16') wide easement will be r
further grant a perpetual easement to Metropol
pipelines, hydrants and other related facilities,
five-foot (5') wide strip of land abutting all cul
the same may be used for gardens, shrubs, land
granted. In witness whereof, we do set our har

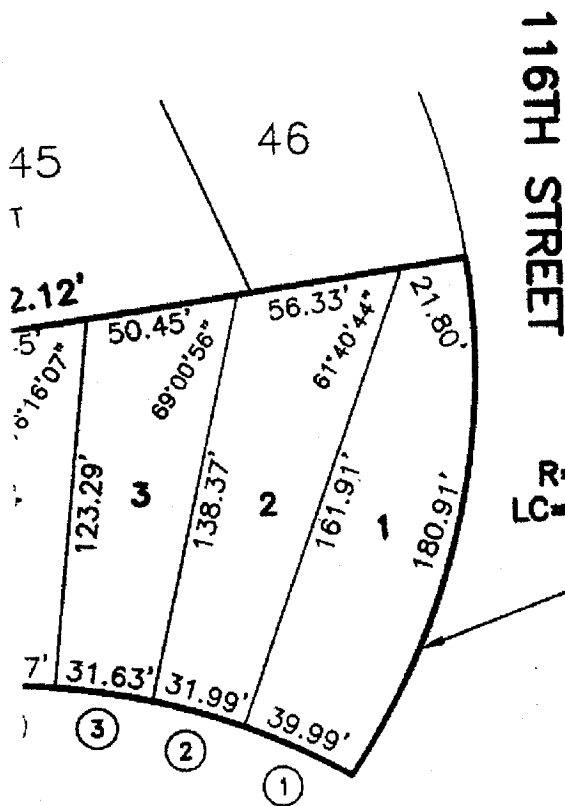
CELEBRITY TOWNHOMES, L.L.C. FKA

Chad Larsen
CHAD LARSEN MANAGER

COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT I find no reg
and embraced in this plat, as shown by the re

Carol J. Parker
Douglas County Treasurer



R=239.81' L=180.91'
LC=S14°07'24"W, 176.65

SQUARE FOOTAGES

LOT 1	6,992	SF
LOT 2	6,211	SF
LOT 3	5,193	SF
LOT 4	4,646	SF
LOT 5	4,394	SF
LOT 6	4,432	SF
LOT 7	4,631	SF
LOT 8	4,505	SF
LOT 9	4,551	SF
LOT 10	4,810	SF

APPROVAL OF CITY ENGINEER OF OM

I HEREBY CERTIFY THAT adequate prov

12/26/00
Date
Don W. Elliott
City Engineer

APPROVAL OF CITY PLANNING DIRE

THE CITY OF BROOKHAVEN WEST DEPT

PLAT SIX

PLAT LOCATED IN
PAGE #513

that we, CELEBRITY TOWNHOMES, L.L.C., owners of the property described in the Certification of Survey and caused said land to be subdivided into lots to be numbered and named as shown, said subdivision to be hereafter known as PLAT SIX, and we do hereby ratify and approve of the disposition of our property as shown on this plat, and we do so on this plat. We do further grant a perpetual easement to the Omaha Public Power District, U.S. West Company which has been granted a franchise to provide a cable television system in the area to be subdivided, their operation, maintain, repair and renew poles, wires, cables, conduits and other related facilities, and to extend thereon and transmission of electric current for light, heat and power and for the transmission of signals and sounds of all kind by a cable television system, and the reception on, over, through, under and across a five-foot (5') wide strip of land along all boundary lot lines; except those side boundary lot lines which are occupied by the common wall between the duplex units; and abutting the rear boundary lines of all interior lots; and a sixteen-foot (16') wide strip of land abutting the rear boundary lines of exterior lots. The term exterior lots is herein defined as those lots forming the outer perimeter of the above-described addition. The width of the easement will be reduced to an eight-foot (8') wide strip when the adjacent land is surveyed, platted and recorded and we do hereby grant to Metropolitan Utilities District, their successors and assigns, to erect, install, operate, maintain, repair and renew electric and gas lines and related facilities, and to extend thereon pipes for the transmission of gas and water on, through, under and across a 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 easement shall be used for electric, gas, water, telephone, and other purposes that do not then or later interfere with the aforesaid uses or rights herein set out on our hands.

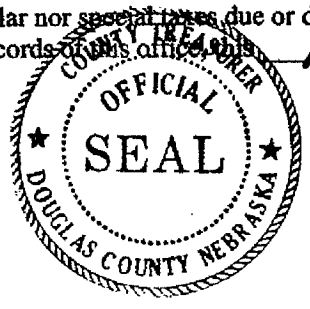
L.L.C. FKA Village Homes LLC

MANAGER

CERTIFICATE

I find no regular nor special taxes due or delinquent against the property described in the Land Surveyor's Certificate of Survey shown by the records of the County of Douglas, Nebraska, on the 15 day of December, 2000.

See



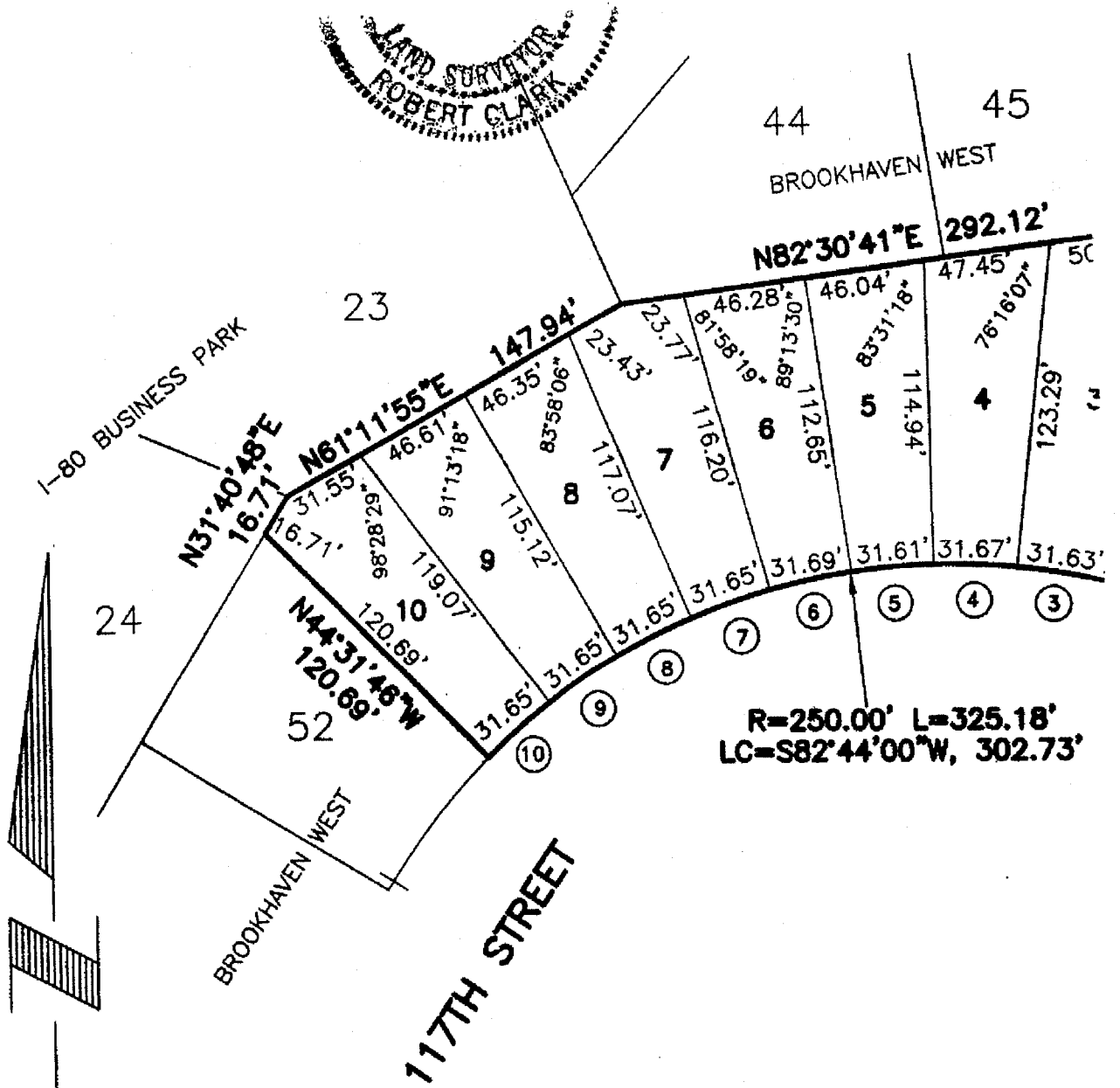
SEALER OF OMAHA

Appropriate provisions have been made for the compliance with Chapter 53 of the Omaha Municipal Code.

st

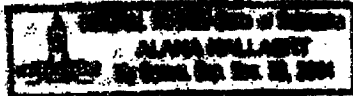
ENGINEERING DIRECTOR

PLAT SIX, was approved as a subdivision of BROOKHAVEN WEST, in accordance with the Omaha Municipal Code, with plat requirements under Section 7-09 of the Omaha Municipal Code.



ACKNOWLEDGMENT OF NOTARY

State of Nebraska)
) SS
 County of Douglas)



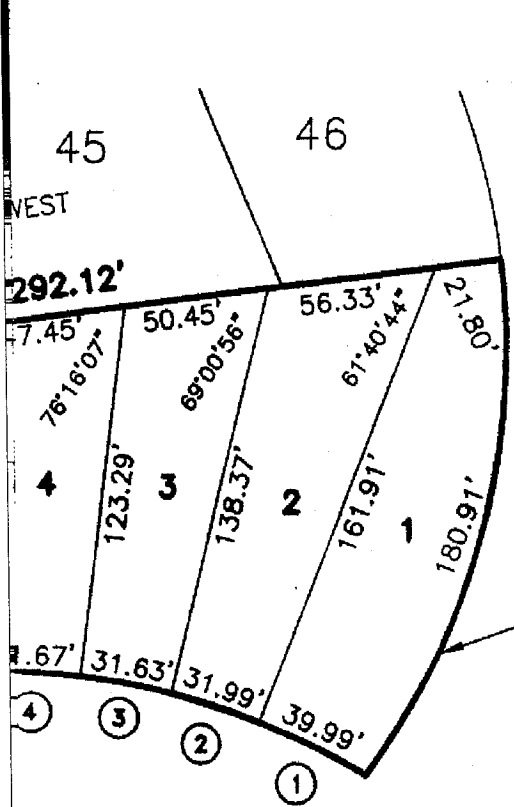
On this 13th day of December, 2000, before me, a Notary Public, duly ex for said County, appeared Chad Larsen, manager of CELEBRITY TOWNHOMES, L.L.C., who (are/ person(s) whose name(s) are affixed to the above instrument and they acknowledged the signing of th act and deed as said manager of said L.L.C.

Alana M. Hallant 12-13-00
 Notary Public Date

Project No.	98043.1
Date:	11-11-2000
Designed By:	
Drawn By:	TJC
Checked By:	
Scale:	1" = 60'

MINOR PLAT

BR



R=239.81' L=180.91'
 LC=S14°07'24\"/>

SQUARE FOOTAGES

LOT 1	6,992	SF
LOT 2	6,211	SF
LOT 3	5,193	SF
LOT 4	4,646	SF
LOT 5	4,394	SF
LOT 6	4,432	SF
LOT 7	4,631	SF
LOT 8	4,505	SF
LOT 9	4,551	SF
LOT 10	4,810	SF

25.18'
 302.73'

abutting all front and side boundary lot 1. an eight-foot (8') wide strip of land abutt boundary lines of all exterior lots. The te Said sixteen-foot (16') wide easement wi further grant a perpetual easement to Met pipelines, hydrants and other related faci five-foot (5') wide strip of land abutting a the same may be used for gardens, shrubs granted. In witness whereof, we do set ou

CELEBRITY TOWNHOMES, L.L.C. F

Chad Larsen
 CHAD LARSEN MANAGER

COUNTY TREASURER'S CERTIFIC

THIS IS TO CERTIFY THAT I find no and embraced in this plat, as shown by th

Carol J. Parker
 Douglas County Treasurer

APPROVAL OF CITY ENGINEER OF O

I HEREBY CERTIFY THAT adequate pro

12/20/00
 Date
Don W. Ellett
 For City Engineer

APPROVAL OF CITY PLANNING DIREC

This plat of BROOKHAVEN WEST REPLA compliance with Section 53-10 (3), Omaha N Charter of the City of Omaha. This Minor Su of the Planning Director's Signature.

Ray
 City Planning Director

NOTES:

1. ALL ANGLES ARE 90° UNLESS OTHER
2. ALL LOTS LINES ARE RADIAL TO CUR

MA
 public, duly commissioned an qualified C., who (are/is) personally known to me to be the identical signing of the same to be their voluntary

**BROOKHAVEN WEST
 REPLAT SIX**

OMAHA, NEBRASKA

**E&A C
 ENGINEER**

12001 Q STREET
 OMAHA, NE 68137-3542
 PHONE: (402) 895-4700
 FAX: (402) 895-3599

...related facilities, and to extend thereon pipes for the transmission of gas and water on, through, under and across a
land abutting all cul-de-sac streets. No permanent buildings or retaining walls shall be placed in the said easement ways, but
gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein
of, we do set our hands.

...MES, L.L.C. FKA Village Homes LLC

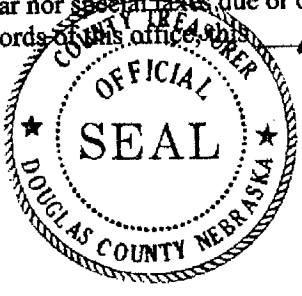
MANAGER

ENGINEER'S CERTIFICATE

THAT I find no regular nor special taxes due or delinquent against the property described in the Land Surveyor's Certificate
at, as shown by the records of this office, this 15 day of December, 2000

Parker

Surveyor



ENGINEER OF OMAHA

THAT adequate provisions have been made for the compliance with Chapter 53 of the Omaha Municipal Code.

[Signature]

City Engineer

PLANNING DIRECTOR

BROOKHAVEN WEST REPLAT SIX, was approved as a subdivision of BROOKHAVEN WEST, in
53-10 (3), Omaha Municipal Code, with plat requirements waived per Section 7.08, Home Rule
Omaha. This Minor Subdivision Plat is void if this plat is not recorded within thirty (30) days of the date
of Signature.

Date 12/29/00

0° UNLESS OTHERWISE NOTED

E RADIAL TO CURVED STREETS UNLESS SHOWN AS NONRADIAL (N.R.)



E&A CONSULTING GROUP, INC.
ENGINEERS • PLANNERS • SURVEYORS

7130 SOUTH 29TH STREET, SUITE D
LINCOLN, NE 68516-5841
PHONE: (402) 420-7217
FAX: (402) 420-7218