

BANCROFT

PL

New#
28-01525

LOTS 1 THRU 6, INCLUSIVE

BEING A REPLAT OF LOTS 14, 15, 18, 19 AND 20, TOGETHER WITH THE 45 FEET OF LOT 17, CLETUS PLACE, A SUBDIVISION AS SURVEYED, PL AND RECORDED IN DOUGLAS COUNTY, NEBRASKA.

03473 H

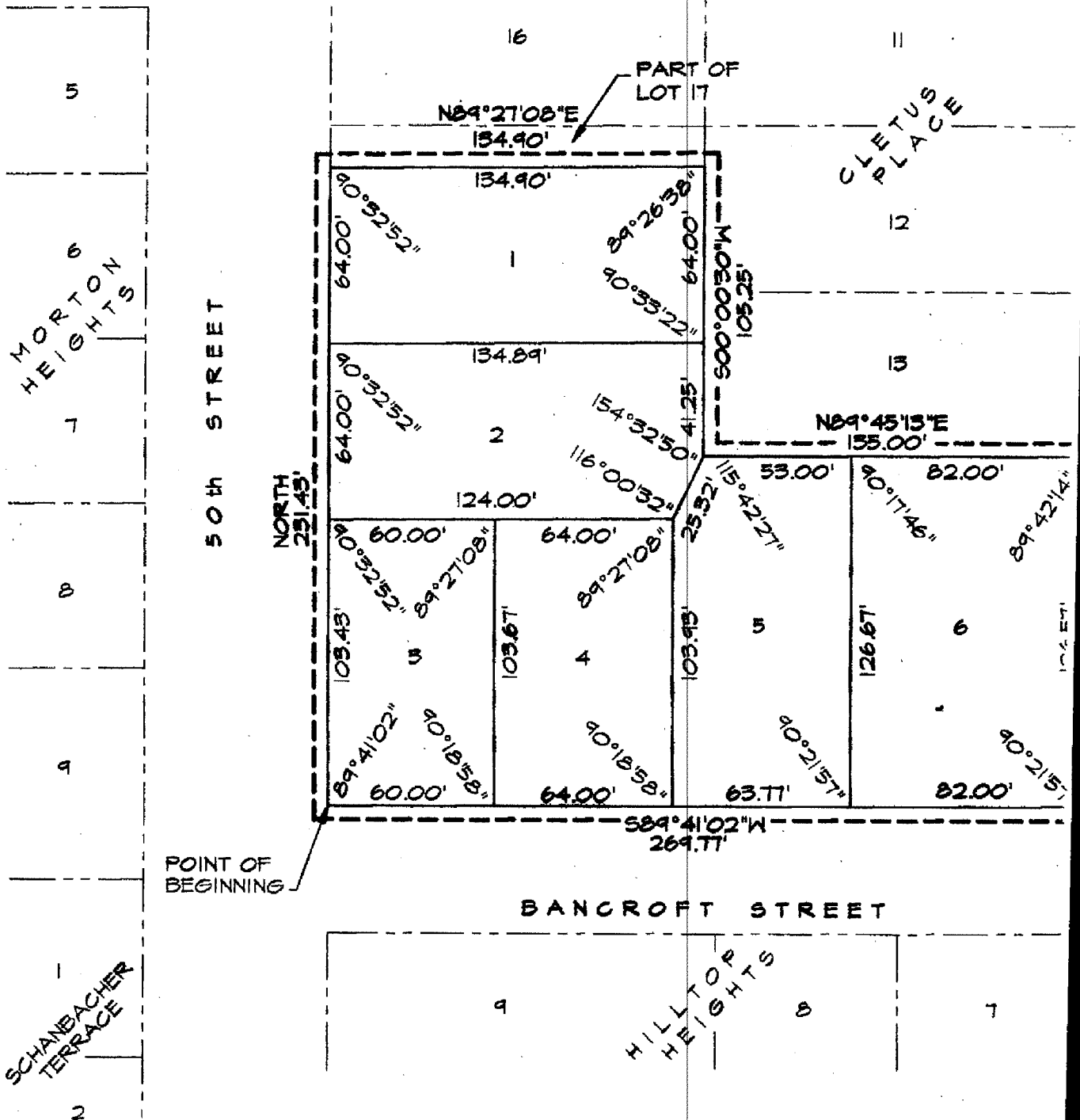
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41.00

53

SCAN

FV



POINT OF BEGINNING

BANCROFT STREET

NOTE: LOTS 1, 2, & 3 SHALL HAVE DRIVEWAY TURNAROUNDS.

APPROVAL OF OMAHA CITY PLANNING BOARD

THIS PLAT OF BANCROFT PLACE WAS APPROVED BY THE OMAHA CITY PLANNING BOARD THIS 10th DAY OF January, 1990.

PLANNING

BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT
OR SET AT ALL CORNERS OF SAID BOUNDARY AND THAT A BOND WILL BE
SURE THAT PERMANENT MARKERS WILL BE SET AT ALL LOT CORNERS WITHIN
CROFT PLACE, LOTS 1 THRU 6, INCLUSIVE, BEING A REPLAT OF LOTS 14,
OUTH 45 FEET OF LOT 17, CLETUS PLACE, A SUBDIVISION, AS SURVEYED,
COUNTY, NEBRASKA, ALL MORE PARTICULARLY DESCRIBED AS FOLLOWS:
LOT 20; THENCE NORTH (ASSUMED BEARING) 231.43 FEET ON THE WEST
THE NW CORNER OF THE SOUTH 45 FEET OF SAID LOT 17; THENCE
LINE OF THE SOUTH 45 FEET OF SAID LOT 17 TO THE NE CORNER THEREOF;
IE EAST LINES OF SAID LOTS 17 AND 18 TO THE NW CORNER OF SAID LOT 14;
NORTH LINE OF SAID LOT 14 TO THE NE CORNER THEREOF; THENCE
INES OF SAID LOTS 14 AND 15 TO THE SE CORNER OF SAID LOT 15;
SOUTH LINES OF SAID LOTS 15 AND 20 TO THE POINT OF BEGINNING.



JAMES D. WARNER,
NEBRASKA R.L.S. 308

THAT WE, SCHWALB HOMES INC. BEING THE OWNERS OF THE LAND DESCRIBED
AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE
ED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS BANCROFT
D APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT,
TUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT AND U.S. WEST
PANY WHICH HAS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE
BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE,
WIRES, CROSSARMS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND
EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION
AT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL
INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR
R AND ACROSS A FIVE (5') FOOT WIDE STRIP OF LAND ABUTTING ALL
B AND AN EIGHT (8') FOOT WIDE STRIP OF LAND ADJOINING THE REAR
RMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS
TENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS,
S, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH
EIN GRANTED.

SCHWALB HOMES, INC.

BY:

NATAN SCHWALB, PRESIDENT

EMENT OF NOTARY

A) SS
B) NOTARIAL SEAL AFFIXED
REGISTER OF DEEDS

ICATION WAS ACKNOWLEDGED BEFORE ME THIS 12th
____, 1995 BY NATAN SCHWALB, PRESIDENT OF SCHWALB
ALF OF SAID SCHWALB HOMES, INC.

OTARY-State of Nebraska
ENE A. PARILMAN
m. Exp. June 20, 1998

Meredene A. Parilman
NOTARY PUBLIC

URER'S CERTIFICATE

THAT I FIND NO REGULAR OR SPECIAL TAXES, DUE OR
THE PROPERTY DESCRIBED IN THE SURVEYOR'S
EMBRACED IN THIS PLAT, AS SHOWN ON THE RECORDS OF

AS SHOWN

DEC. 7, 1995

JKZ

JDW

scale:

date:

drawn by:

checked by:

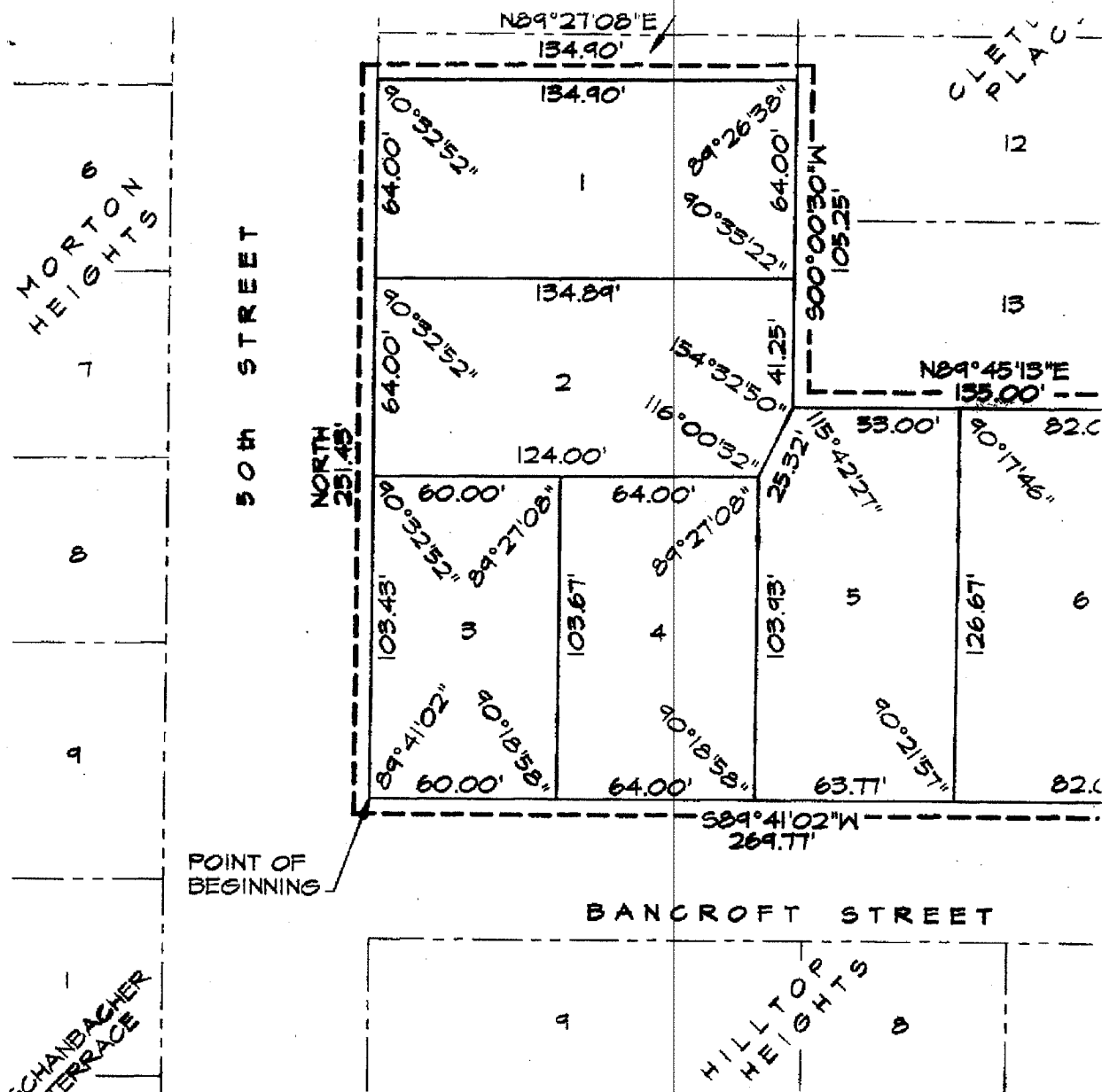
revision:

BANCROFT PLACE

FINAL PLAT

ON, DREESSEN & DORNER, INC.
ng Engineers & Land Surveyors

10836 OLD MILL ROAD
OMAHA, NE 68154
(402) 390 - 2000



NOTE: LOTS 1, 2, & 3 SHALL HAVE DRIVEWAY TURNAROUNDS.

APPROVAL OF OMAHA CITY PLANNING BOARD

THIS PLAT OF BANCROFT PLACE WAS APPROVED BY THE OMAHA CITY PLANNING BOARD THIS 10th DAY OF January, 1996.

Ann L. Spencer
CHAIRMAN

APPROVAL OF OMAHA CITY COUNCIL

THIS PLAT OF BANCROFT PLACE WAS APPROVED AND ACCEPTED BY THE OMAHA CITY COUNCIL THIS 19th DAY OF March, 1996.

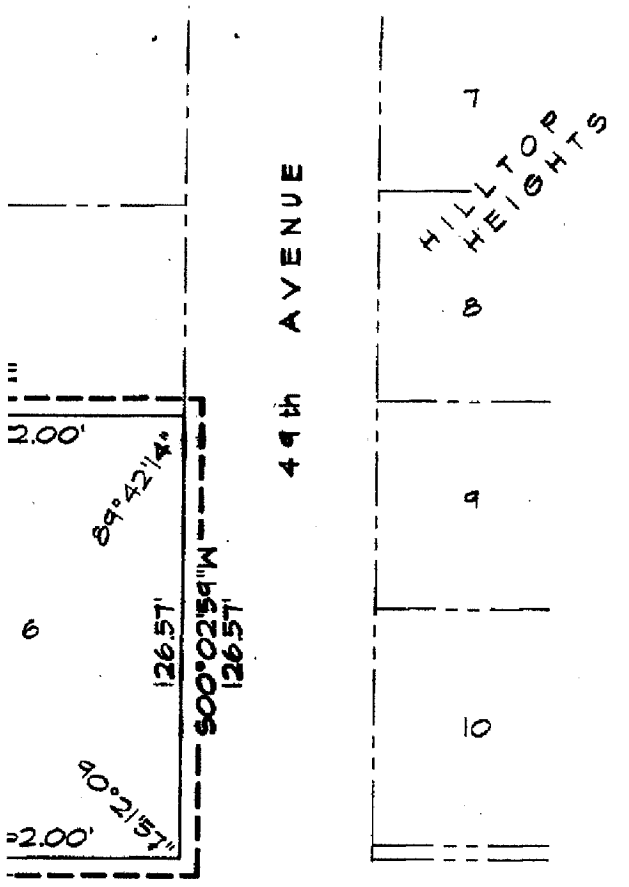
Acting Mayor
MAYOR

President
PRESIDENT

Deputy City Clerk
DEPUTY CITY CLERK

REVIEW BY DOUGLAS COUNTY ENGINEER

THIS PLAT OF BANCROFT PLACE WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEER'S OFFICE ON THIS 15th DAY OF December, 1995.



DECEMBER 7, 1995
DATE

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, WITHIN THE SURVEYOR'S CERTIFICATE AND EMBE SUBDIVIDED INTO LOTS TO BE NUMBERED AS SH PLACE, AN WE DO HEREBY RATIFY AND APPRO AND WE DO FURTHER GRANT A PERPETUAL EAS COMMUNICATIONS, INC., AND ANY COMPANY WHI TELEVISION SYSTEM IN THE AREA TO BE SUBDIV MAINTAIN, REPAIR AND RENEW POLES, WIRES, OF OTHER RELATED FACILITIES, AND TO EXTEND TH OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND P KINDS AND THE RECEPTION THEREOF, INCLUDING RECEPTION, ON, OVER, THROUGH, UNDER AND AC FRONT AND SIDE BOUNDARY LOT LINES AND AN BOUNDARY LINES OF ALL LOTS. NO PERMANENT SHALL BE PLACED IN THE SAID EASEMENT WAY LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND O THE AFORESAID USES OR RIGHTS HEREIN GRAN

ACKNOWLEDGEMENT

STATE OF NEBRASKA) SS
COUNTY OF DOUGLAS)

THE FOREGOING DEDICATION
DAY OF DEC, 199
HOMES, INC., ON BEHALF OF S

GENERAL NOTARY State of
MARLENE A. PARIL
My Comm. Exp. June 27

COUNTY TREASURER'S

THIS IS TO CERTIFY THAT I FI
DELINQUENT, AGAINST THE PR
CERTIFICATE AND EMBRACED
THIS OFFICE, THIS 29th I

DEPUTY

APPROVAL OF CITY

I HEREBY APPROVE THE PLA
January

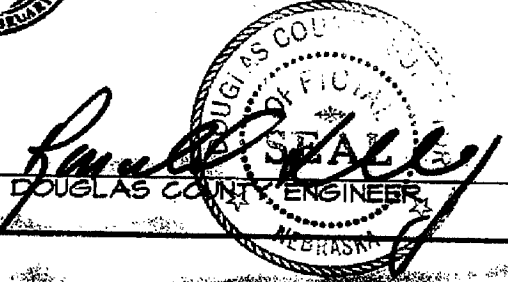
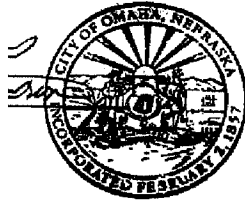
I HEREBY CERTIFY THAT ADE
COMPLIANCE WITH CHAPTER :

March 29, 1996
DATE

NOTARIAL SEAL AFFIXED
REGISTER OF DEEDS

0' 25' 50' 100'
SCALE IN FEET

MAHA





JAMES D. WARNER,
NEBRASKA R.L.S. 308

PLA

FINAL PLA

BANCROFT

2 THOMPSON, DREESSEN & DORNER, INC.
Consulting Engineers & Land Surveyors

10836 OLD MILL ROAD
OMAHA, NE 68154

217-229A.C

217-229A.C

A217229A.C

NTS: THAT WE, SCHWALB HOMES INC. BEING THE OWNERS OF THE LAND DESCRIBED
DATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE
NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS BANCROFT
BY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT,
PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT AND U.S. WEST
COMPANY WHICH HAS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE
A TO BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE,
POLES, WIRES, CROSSARMS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND
TO EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION
OF HEAT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL
KIND, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR
UNDER AND ACROSS A FIVE (5') FOOT WIDE STRIP OF LAND ABUTTING ALL
UTILITY LINES AND AN EIGHT (8') FOOT WIDE STRIP OF LAND ADJOINING THE REAR
OF NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS
EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS,
DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH
THOSE HEREIN GRANTED.

SCHWALB HOMES, INC.

BY:

NATAN SCHWALB, PRESIDENT

EDGEMENT OF NOTARY

NEBRASKA) 56
DUGLAS)

NOTARIAL SEAL AFFIXED
REGISTER OF DEEDS

THIS DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 12th
25th, 1996 BY NATAN SCHWALB, PRESIDENT OF SCHWALB
HOMES, INC. IN BEHALF OF SAID SCHWALB HOMES, INC.

GENERAL NOTARY-STATE OF NEBRASKA
MARLENE A. PARILMAN
My Comm. Exp. June 20, 1998

Marlene A. Parilman
NOTARY PUBLIC

MEASURER'S CERTIFICATE

CERTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES, DUE OR
AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S
AND EMBRACED IN THIS PLAT, AS SHOWN ON THE RECORDS OF
THIS 25th DAY OF MARCH, 1996.

Julie M. Haney

Julie M. Haney
DOUGLAS COUNTY TREASURER

APPROVAL OF CITY ENGINEER

I HAVE REVIEWED THE PLAT OF BANCROFT PLACE ON THIS 26th DAY OF
May, 1996.

Rory L. Neumann
CITY ENGINEER

CERTIFY THAT ADEQUATE PROVISIONS HAVE BEEN MADE FOR
WITHIN CHAPTER 53 OF THE OMAHA MUNICIPAL CODE.

9, 1996

Rory L. Neumann
CITY ENGINEER