

Zone 3 Administrator

'SUBDIVISION OF LOT 3, BESTMANN ADDITION

an ADMINISTRATIVE SUBDIVISION located in the NW1/4 of the NW1/4 of Section 13-T12N-R13E of the 6th P.M., Cass County, Nebraska



Signed this 2nd day of March, 1995.
Charles P. Jordan
CHARLES P. JORDAN LS 420

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF CASS) ss
On this 27 day
of JANUARY, 1995, before me,
a notary public, duly commissioned and
qualified in and for said County, did appear
ARTHUR A. DURAND and PHYLLIS A.
DURAND (husband & wife) who are personally
known by me to be the identical persons whose
names appears on this plat, and they did
acknowledge their execution of the foregoing
plat approval to be their voluntary act and
deed.

PLAT APPROVAL
KNOW ALL MEN BY THESE PRESENTS:
that we, ARTHUR A. DURAND and PHYLLIS
A. DURAND, (husband & wife), being the sole
owners of LOT 3, BESTMANN ADDITION, do
hereby approve of our land being subdivided, as
shown on this plat, to now be known as
'SUBDIVISION OF LOT 3, BESTMANN
ADDITION'. We do also grant 5' wide easements
along all lot lines for the placement and maintenance
of any and all public utilities, on, over, through, under
and across said easements. This subdivision is also
subject to any and all easements of record, as of the
last day shown hereon.

Arthur A. Durand
ARTHUR A. DURAND
Phyllis A. Durand
PHYLLIS A. DURAND
NOTARY PUBLIC
My commission expires 1/9-1-17



APPROVAL OF MAYOR AND CITY COUNCIL
This plat of 'SUBDIVISION OF LOT 3, BESTMANN ADDITION', is hereby approved by the Mayor and
City Council of the City of Plattsmouth, Nebraska, this 27th day of January, 1995, pursuant
to the provisions of Section 11-1119, of the Plattsmouth City Code 1991.

Rosalyn Covert
ROSALYN COVERT, CLERK
Charles L. Wondra
CHARLES L. WONDRA, MAYOR

APPROVAL OF CITY PLANNING BOARD
This plat of 'SUBDIVISION OF LOT 3, BESTMANN ADDITION', is hereby approved by the City Planning
Board of the City of Plattsmouth, Nebraska, this 2-2-95 day of February, 1995.

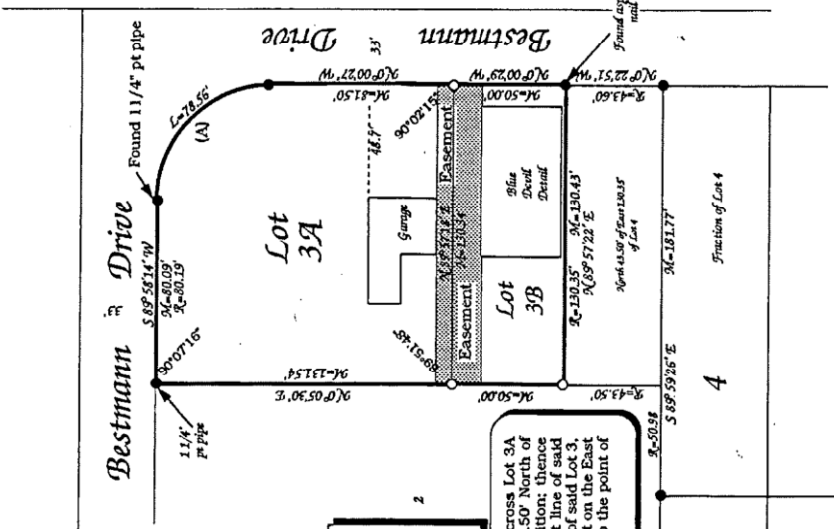
Marcus Nichols
MARCUS NICHOLS, CHAIRMAN

APPROVAL OF CITY ADMINISTRATING OFFICIAL
This plat of 'SUBDIVISION OF LOT 3, BESTMANN ADDITION', is hereby approved by the City
Administering Official of the City of Plattsmouth, Nebraska, this 27th day of January, 1995.

Richard W. Wassinger
RICHARD WASSINGER, CO-DEPT. CLERK



COUNTY TREASURER'S CERTIFICATE
This is to certify that I find no regular or special taxes due against the property described within the Surveyor's
certificate and embraced within this plat, as shown by the records of this office, this 2nd day
of MARCH, 1995.

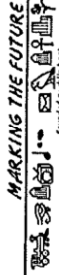


CURVE DATA A
RADIUS...50.00'
DELTA...90°01'19"
LENGTH...178.63'
CHORD...170.77'
(M)70.72'

EASEMENT DESCRIPTION, (over and across Lot 3A and Lot 3B).....Beginning at a point 37.50' North of the SE Corner of Lot 3, Bestmann Addition; thence Westerly, 130.43' to a point on the West line of said Lot 3; thence North, along the West line of said Lot 3, 20.00'; thence Easterly, 130.34' to a point on the East line of said Lot 3; thence South, 20.00' to the point of beginning.

North
Scale 1" = 50'
P=Plat distance
M=Measured dist.
R=Record dist.
* = Found 5/8" rebar
o = Set 5/8" x 24" rebar

JORDAN SURVEYING COMPANY
LAND SURVEYORS
PLATTSMOUTH, NEBRASKA 68048 (402) 296-3750
Drawn by: C. Jordan
Project No. 120894
Field Book-page 26, 18
Disc 34
Hamlings



Public \$15.00 Doc.#40
Filed for Record 03/02/95
BOOK 14 OF Misc.
REGISTER OF DEEDS, CASS CO., NE
Filed in Plat Book 4, Page 39A

Arthur A. Durand et ux