

BLACKHAWK

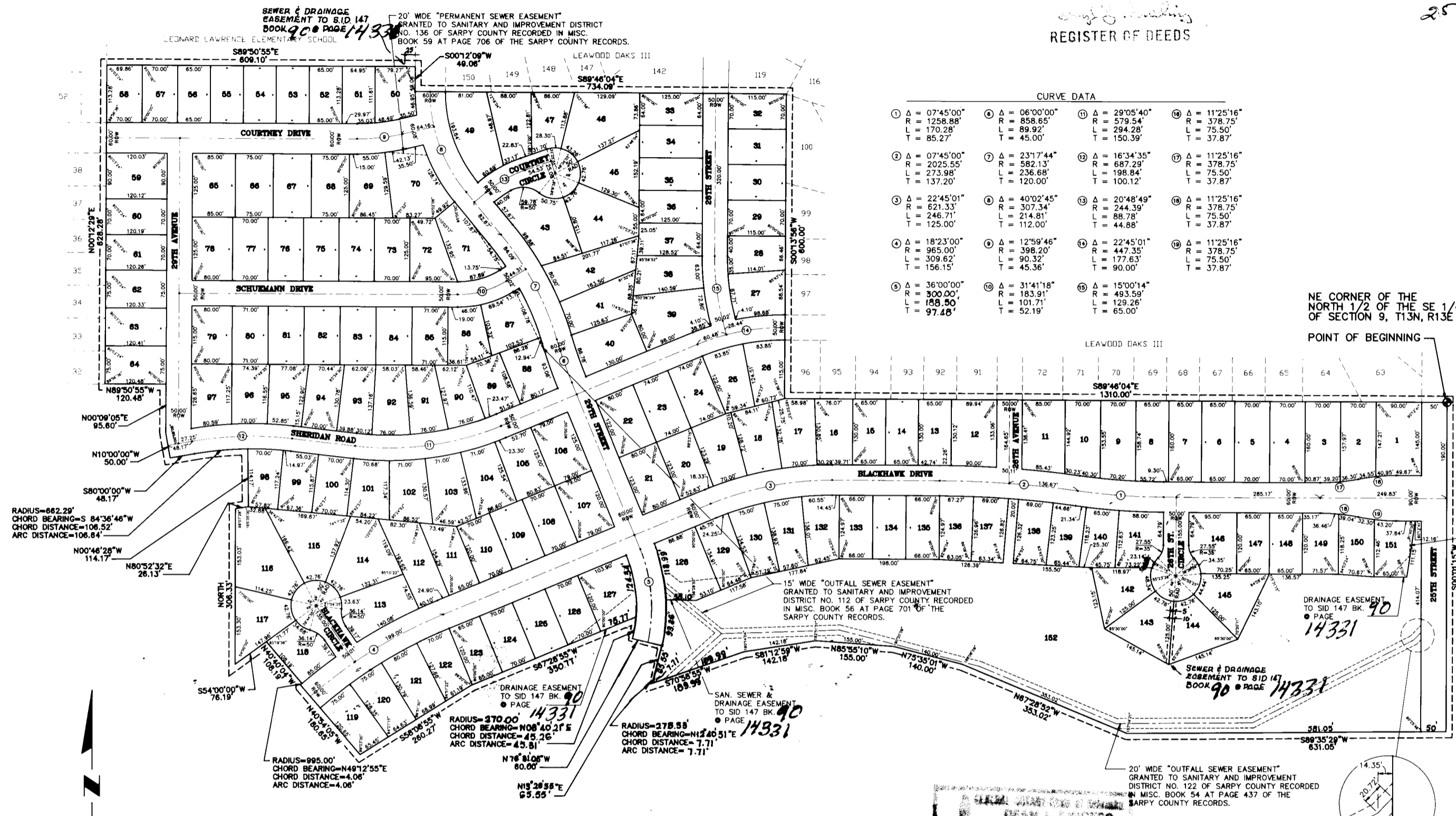
LOTS 1 THRU 152, INCLUSIVE
BEING A PLATTING OF PART OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE NE 1/4 OF SECTION 8, T13N, R13E OF THE 6th P.M., SARPY COUNTY, NEBRASKA TOGETHER WITH PART OF THE NORTH 1/2 OF THE SE 1/4 OF SAID SECTION 9

FILED IN INSTRUMENT NUMBER
90-14330
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90-14093

REGISTER OF DEEDS

81
254 copy



RADIUS=662.29'
CHORD BEARING=S 64°36'46"W
CHORD DISTANCE=106.84'
ARC DISTANCE=106.84'

RADIUS=370.00'
CHORD BEARING=N 08°40'21"E
CHORD DISTANCE=45.26'
ARC DISTANCE=45.91'

RADIUS=995.00'
CHORD BEARING=N 49°12'55"E
CHORD DISTANCE=4.06'
ARC DISTANCE=4.06'

RADIUS=378.58'
CHORD BEARING=N 45°51'E
CHORD DISTANCE=7.71'
ARC DISTANCE=7.71'



SURVEYOR'S CERTIFICATE
I hereby certify that I have made a boundary survey of the subdivision herein and that iron pipes or permanent markers have been found or set at all corners of said boundary and that a bond will be posted with the City of Bellevue, Nebraska to insure that iron pipes will be set at all lot corners within said subdivision to be known as Blackhawk, Lots 1 thru 152 inclusive, being a platting of part of Tax Lot 9 in the South 1/2 of the NE 1/4 of Section 9, T13N, R13E of the 6th P.M., Sarpy County, Nebraska, together with part of the North 1/2 of the SE 1/4 of said Section 9, all more particularly described as follows: Beginning at the NE corner of the North 1/2 of the SE 1/4 of said Section 9; thence S00°01'15"W (assumed bearing) 648.51 feet on the East line of said North 1/2; thence S89°35'29"W 631.05 feet; thence N67°28'57"W 353.02 feet; thence N75°30'01"W 140.00 feet; thence N05°55'10"W 155.00 feet; thence S81°12'59"W 142.18 feet; thence S70°58'55"W 108.95 feet; thence Northeastly on a 218.53 foot radius curve to the right, chord bearing N 40°51'7", chord distance 7.71 feet on an arc distance of 7.71 feet to a point of tangency; thence N15°28'55"E 65.55 feet; thence N76°31'05"W 60.00 feet; thence Northeastly on a 270.00 foot radius curve to the left, chord bearing N 06°40'21"E, chord distance 45.26 feet, an arc distance of 45.91 feet; thence S67°40'04"W 108.19 feet; thence S54°00'00"W 260.27 feet; thence N40°54'05"W 180.65 feet; thence Northeastly on a 995.00 foot radius curve to the right, chord bearing N 49°12'55"E, chord distance 4.06 feet, an arc distance of 4.06 feet; thence S67°40'04"W 108.19 feet; thence S54°00'00"W 76.19 feet; thence North 306.33 feet; thence N80°52'32"E 26.13 feet; thence N00°40'28"W 114.17 feet; thence Southwesterly on a 662.29 foot radius curve to the left, chord bearing S 64°36'46"W, chord distance 106.84 feet, an arc distance of 106.84 feet to a point of tangency; thence S80°00'00"W 48.17 feet; thence N10°00'00"W 50.00 feet; thence N00°09'05"E 95.60 feet; thence N89°50'55"W 120.48 feet to the West line of said Tax Lot 9; thence N00°12'29"E 608.28 feet on the West line of said Tax Lot 9 to the NW corner of said Tax Lot 9; thence S89°50'55"E 609.10 feet on the North line of said Tax Lot 9 to the West line of 29th Street; thence S00°12'00"W 49.06 feet on the West line of 29th Street; thence S89°46'04"E 734.09 feet on the North line of said Tax Lot 9 to the NE corner of said Tax Lot 9; thence S00°13'56"W 600.00 feet on the East line of said Tax Lot 9 to the SE corner of said Tax Lot 9; thence S89°46'04"E 1310.00 feet on the North line of the North 1/2 of the SE 1/4 of said Section 9 to the point of beginning.

ACKNOWLEDGEMENT OF NOTARY
State of Nebraska
County of Sarpy
The foregoing instrument was acknowledged before me this 15 day of August 1990 by Richard F. Hosking, President of Chapultepec Corporation.

DEDICATION
Know all men by these presents that we, HMC Limited Partnership, Chapultepec Corp. General Partner, being the Owners and Norwest Bank N.A. being the mortgage holder of the land described within the Surveyor's Certificate and embraced within this plat have caused said land to be subdivided into streets and lots to be named and numbered as shown, said subdivision to be hereafter known as Blackhawk and we do hereby ratify and approve of the disposition of our property as shown on this plat, and we do further grant a perpetual easement to the Omaha Public Power District, and 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, crossarms, down guys and anchors, 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 for the transmission of signals and sounds of all kinds and the reception thereof, including signals provided by a cable television system and their reception, on, over, through, under and across a five (5') foot wide strip of land abutting all front and side boundary lot lines; an eight (8') foot wide strip of land adjoining the rear boundary lines of all interior lots; and a sixteen (16') foot wide strip of land adjoining the rear boundary lines of all exterior lots. The term exterior lots is herein defined as those lots forming the outer perimeter of the above described addition. Said sixteen (16') foot wide easement will be reduced to an eight (8') foot wide strip when the adjacent land is surveyed, platted and recorded if said sixteen (16') foot easement is not occupied by utility facilities and if requested by the owner. No permanent buildings, trees, retaining walls or loose rock walls shall be placed in the said easement ways, but the same may be used for gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

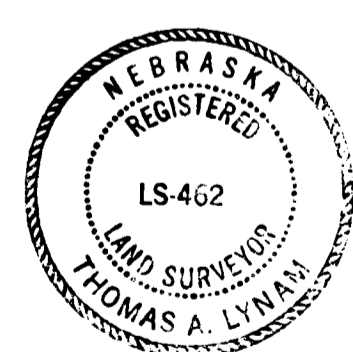
ACKNOWLEDGEMENT OF NOTARY
State of Nebraska
County of Sarpy
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ACKNOWLEDGEMENT OF NOTARY
State of Nebraska
County of Sarpy
The foregoing instrument was acknowledged before me this 15 day of August 1990 by *Angus A. Anderson* on behalf of said bank.

APPROVAL OF BELLEVUE CITY PLANNING COMMISSION
This plat of Blackhawk was approved by the Bellevue City Planning Commission this 15 day of August 1990.

APPROVAL OF BELLEVUE CITY COUNCIL
This plat of Blackhawk was approved and accepted by the Bellevue City Council this 24 day of August 1990. Approval of this plat becomes null and void if not recorded within 90 days of the above date.

REVIEW BY SARPY COUNTY SURVEYOR/ENGINEER
This plat of Blackhawk was reviewed by the Sarpy County Surveyor/Engineer's office on this 15 day of August 1990.



THOMPSON, DRESSSEN & DORNER Consulting Engineers & Land Surveyors OMAHA, NEBRASKA 68154 TELEPHONE: (402) 339-9600	BLACKHAWK	8-15-90
	Final Plat	03C-101

NOTE: There shall be no direct vehicular access to 29th Street over the East lines of Lots 1 or 152.