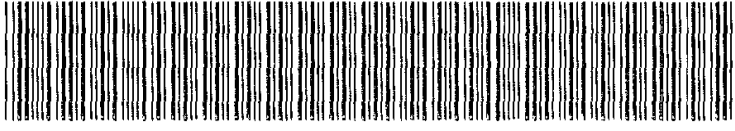


BK 2044 PG 051



DEED 1996012708

RECEIVED

SEP 30 11 29 AM '96

GEORGE J. DUGLEWICZ
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

FEE ⁰⁰ 28	R	FB
DEL TA	C/O	COMP
LEGAL PG	SCAN TA	FV

THIS PAGE INCLUDED FOR

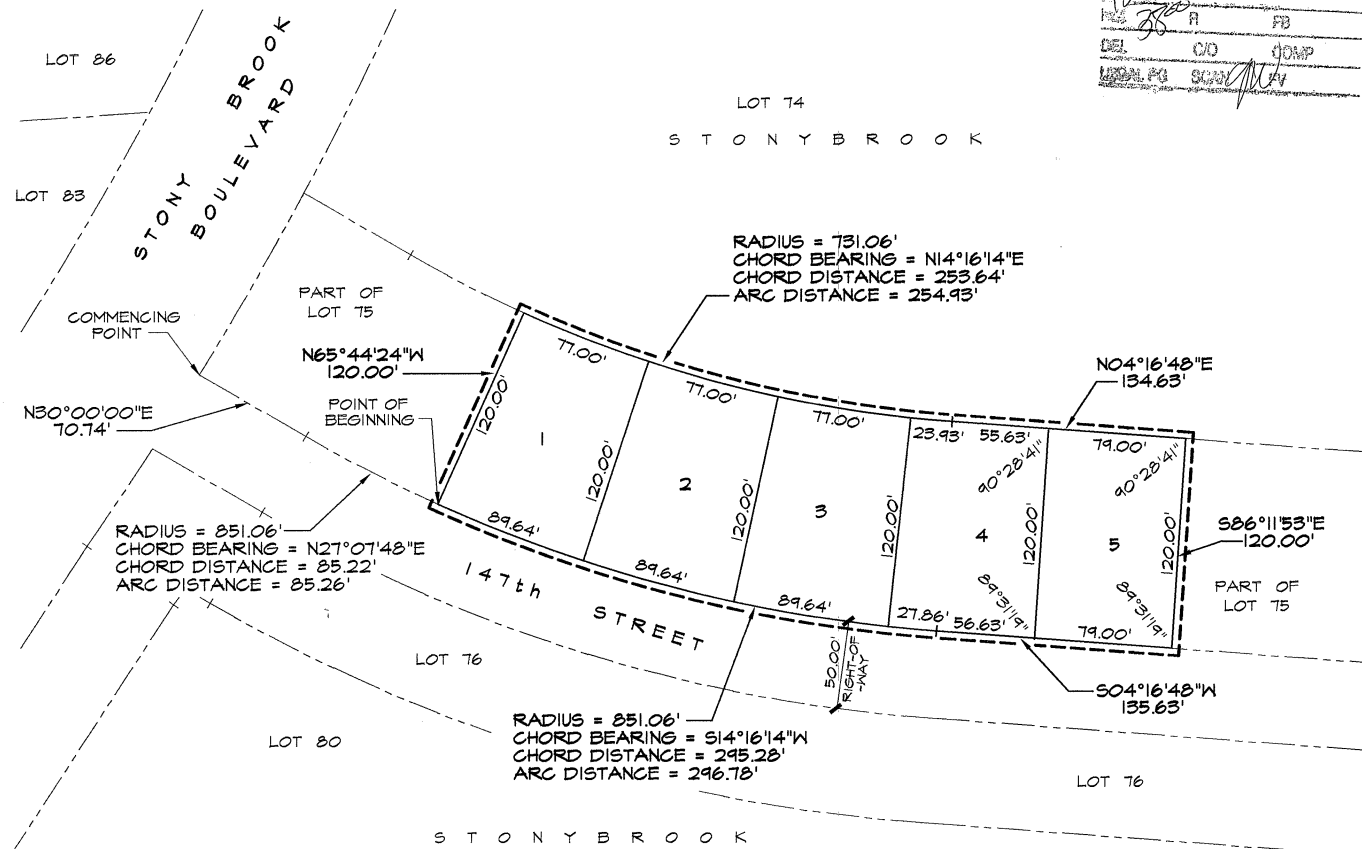
INDEXING

PAGE DOWN FOR BALANCE OF INSTRUMENT

BLESSIE'S FIRST ADDITION

LOT 3 1 thru 5, INCLUSIVE

BEING A REPLAT OF PART OF LOT 75, STONY BROOK, A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA.



12708 + 65-37130
 DEL. CO. COMP.
 NEBRASKA SURVEYOR

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY AND THAT A BOND WILL BE POSTED WITH THE CITY OF OMAHA TO INSURE THAT PERMANENT MARKERS WILL BE SET AT ALL LOT CORNERS AND AT THE ENDS OF ALL CURVES WITHIN SAID SUBDIVISION TO BE KNOWN AS BLESSIE'S FIRST ADDITION, LOTS 1 THRU 5, INCLUSIVE, BEING A REPLAT OF THAT PART OF LOT 75, STONY BROOK, A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: COMMENCING AT THE SE CORNER OF SAID LOT 75; THENCE N50°00'00\"/>



JAMES D. WARNER,
NEBRASKA RLS 308

MAY 11, 1996
DATE

DEDICATION

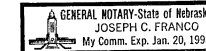
KNOW ALL MEN BY THESE PRESENTS: THAT WE, R.B.C. ENTERPRISES, INC., BEING THE OWNERS, OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS TO BE NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS BLESSIE'S FIRST ADDITION, 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, INC. 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 THE FRONT AND SIDE BOUNDARY LOT LINES OF ALL LOTS; AND AN EIGHT (8') FOOT WIDE STRIP OF LAND ADJOINING THE REAR BOUNDARY. NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

R.B.C. ENTERPRISES, INC.

BY: Ronald L. Blessie
RONALD L. BLESSIE, PRESIDENT

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) SS
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME, A NOTARY PUBLIC, THIS 5TH DAY OF JUNE, 1996 BY RONALD L. BLESSIE, PRESIDENT OF R.B.C. ENTERPRISES, INC. ON BEHALF OF SAID R.B.C. ENTERPRISES, INC.



Joseph C. Franco
NOTARY PUBLIC

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 ON THE RECORDS OF THIS OFFICE, THIS 30th DAY OF SEPTEMBER, 1996.

Joseph M. Hanes
DEPUTY

Joseph M. Hanes
DOUGLAS COUNTY TREASURER



APPROVAL OF CITY PLANNING BOARD

THIS PLAT OF BLESSIE'S FIRST ADDITION WAS APPROVED BY THE CITY PLANNING BOARD OF THE CITY OF OMAHA, THIS 5th DAY OF JUNE, 1996.

Kathleen Jeffries
CITY PLANNING BOARD CHAIRMAN

APPROVAL OF OMAHA CITY COUNCIL

THIS PLAT OF BLESSIE'S FIRST ADDITION WAS APPROVED AND ACCEPTED BY THE OMAHA CITY COUNCIL, THIS 24th DAY OF SEPTEMBER, 1996.

Hal Daub MAYOR
Bob Terry PRESIDENT
Debra Brown CITY CLERK

APPROVAL OF CITY ENGINEER

I HEREBY APPROVE THIS PLAT OF BLESSIE'S FIRST ADDITION ON THIS 27th DAY OF JUNE, 1996.

Randy Neumann
CITY ENGINEER

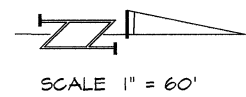
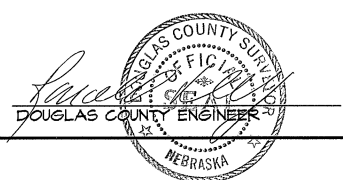
I HEREBY CERTIFY THAT ADEQUATE PROVISIONS HAVE BEEN MADE FOR COMPLIANCE WITH CHAPTER 53 OF THE OMAHA MUNICIPAL CODE.

September 30, 1996
DATE

Randy Neumann
CITY ENGINEER

REVIEW BY DOUGLAS COUNTY ENGINEER

THIS PLAT OF BLESSIE'S FIRST ADDITION WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEERS OFFICE THIS 16th DAY OF SEPTEMBER, 1996.

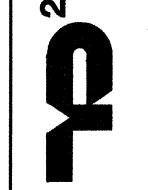


SCALE 1" = 60'

SCALE: AS SHOWN
DATE: MAY 11, 1996
DRAWN BY: RLJ
CHECKED BY: JDN
REVISIONS:

BLESSIE'S FIRST ADDITION
FINAL PLAT

2 THOMPSON, DREESSEN & DORNER, INC.
Consulting Engineers & Land Surveyors
10236 OLD MILL ROAD
OMAHA, NE 68154
(402) 850-8860



200-228-118

2228118FDWS