


BK 1889 PG 603



DEED 1990 16060

THIS PAGE INCLUDED FOR
INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT

NAME OF ADDITION

CHERRY HILLS

LEGAL DESCRIPTION

Lots 1-218 inclusive. Being a platting of the West 1/2 of the NW 1/4 of Section 33, T16N, R12E of the 6th p.m., Douglas County, Nebraska.

PLAT IN BACK OF BOOK

DEEDS _____ COMPUTER ONLY

MORTGAGE _____ COMPUTER ONLY

PLAT 16060 BOOK 1889 PAGE 603

PLAT CABINET 4-67

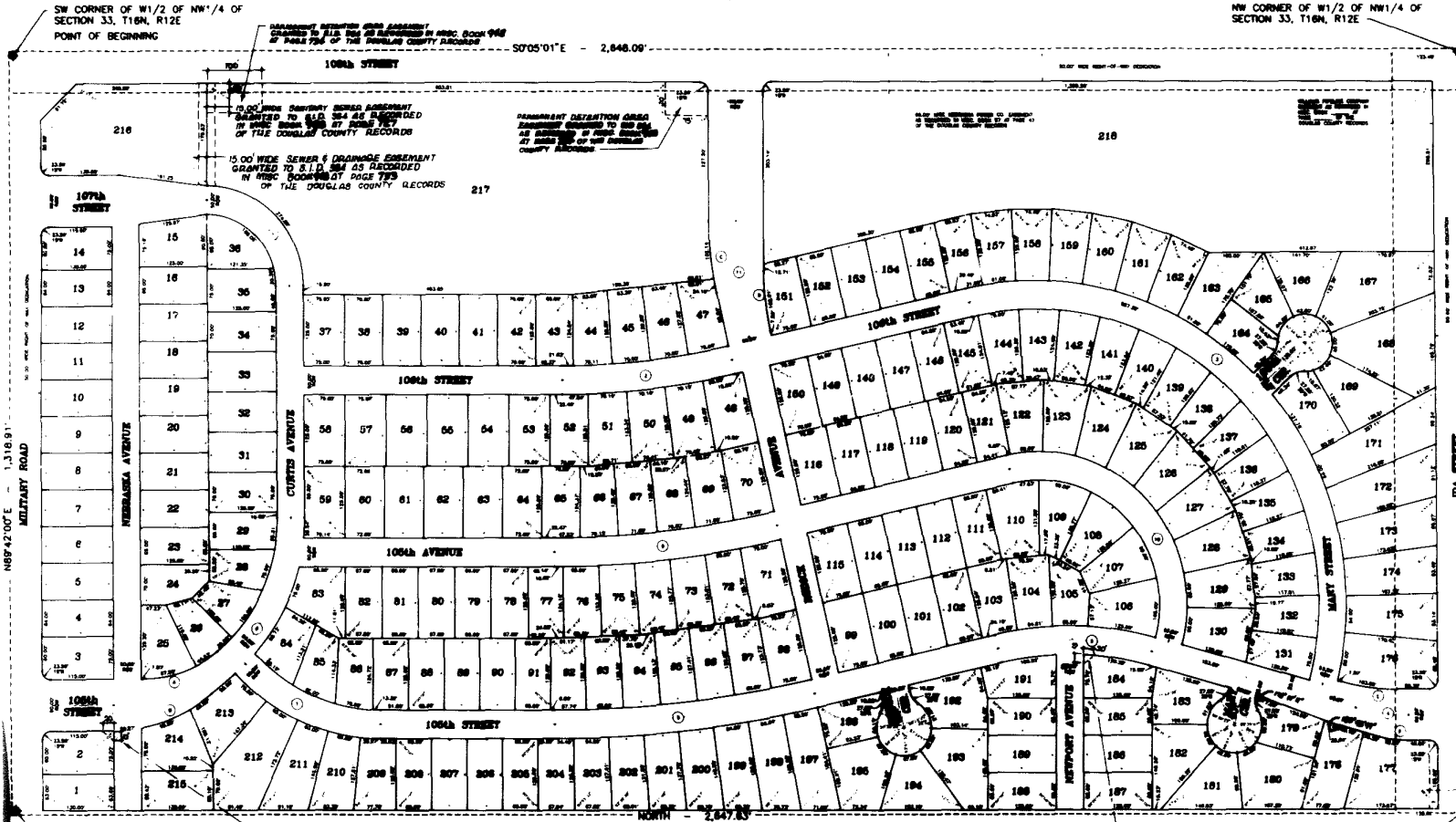
FIELD BOOK ou- 06330

ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA
28 DAY OF December 15 90 AT 2:27 Pm. GEORGE J. BUGLEWICZ, REGISTER OF DEEDS

CHERRY HILLS

LOTS 1 THRU 218, INCLUSIVE
BEING A PLATTING OF THE WEST 1/2 OF THE
NW 1/4 OF SECTION 33, T16N, R12E OF THE
6th P.M., DOUGLAS COUNTY, NEBRASKA

Direct vehicular ingress and egress over the south line of lots 1 thru 14 inclusive and 216 onto Military Road and over the north line of lots 218, 167, 168 and 169 inclusive onto Ida Street shall not be permitted.



EVERLINE CURVE DATA

1 DELTA=90°00'00"
L=150.00'
R=235.62'
R=150.00'
2 DELTA=137°00'00"
L=156.88'
R=312.43'
R=156.88'
3 DELTA=118°00'00"
L=898.92'
R=1112.38'
R=540.33'
4 DELTA=157°44'44"
L=97.46'
R=365.43'
5 DELTA=287°00'00"
L=144.63'
R=283.44'
R=580.00'
6 DELTA=157°00'00"
L=240.24'
R=478.42'
R=2508.56'
7 DELTA=46°22'00"
L=46.44'
R=276.74'
R=34.93'
8 DELTA=90°00'00"
L=325.00'
R=510.51'
R=325.00'
9 DELTA=157°00'00"
L=410.35'
R=1808.53'
10 DELTA=118°00'00"
L=404.95'
R=501.11'
R=243.32'
11 DELTA=125°41'59"
L=102.50'
R=204.13'
R=95.05'

PROPERTY LINE CURVE DATA

A DELTA=157°14'34"
L=73.93'
R=142.01'
R=207.33'
B DELTA=39°14'44"
L=100.28'
R=192.66'
R=281.33'
C DELTA=125°41'59"
L=63.42'
R=26.30'
R=56.26'
D DELTA=125°41'59"
L=52.14'
R=103.66'
R=388.73'
E DELTA=157°16'44"
L=103.66'
R=133.66'
R=388.73'
F DELTA=157°16'44"
L=26.59'
R=52.86'
R=198.74'

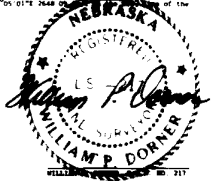
16666
DEC 20 2 27 PM '90
DEFERRED

BR L.A.F. N. 1/2
PO 1003 N. 9370 1278 910
OF 1003 COMP. 18 1003-01 60000
FEE 1003
1003-01 60000

SE CORNER OF W 1/2 OF NW 1/4 OF SECTION 33, T16N, R12E

SURVEYOR'S CERTIFICATE

I hereby certify that I have made a boundary survey of the subdivision described in the foregoing certificate and that monuments have been found for all corners of said boundary and that a monument will be placed with the City of Omaha to locate the corner pages will be met at all old corners, unless points, ends of all corners and all boundary corners of the subdivision within said boundary survey, said subdivision to be known as Cherry Hills, said subdivision being a platting of the west 1/2 of the NW 1/4 of Section 33, T16N, R12E, of the 6th P.M., Douglas County, Nebraska, more particularly described as follows: Beginning at the SW corner of the said West 1/2, thence S89°42'00"W 118.75 feet to the North line of the said West 1/2, thence S89°42'00"W 118.75 feet to the North line of the said West 1/2, thence S00°00'00"W 264.00 feet to the East line of the said West 1/2, thence S00°00'00"W 264.00 feet to the East line of the said West 1/2, thence S00°00'00"W 264.00 feet to the East line of the said West 1/2 to the point of beginning.



July 12, 1990

RESOLUTION

That all men by these presents, that we, **William P. Dorner** and **James H. Thompson**, husband and wife, being the owners of the land described within the foregoing certificate and situated 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 known as Cherry Hills, and we do hereby ratify and approve of the disposition of our property as shown on this plat and we hereby dedicate to the public, for public use, the streets as shown on this plat, and we do further grant a perpetual easement to the Omaha Public Power District, and its successors, Inc., and any company which has been granted a franchise to provide a cable television system to the area to be subdivided, their successors and assigns, to erect, operate, maintain, repair and renew poles, wires, crossarms, down wires and other cables, conductors and other related facilities; and to provide thorough views or cables for the carrying and transmission of electric current for light, heat, and power for the transmission of signals and messages of all kinds and the use of thereon, including stations provided by a cable television system; their successors, Inc., over, through, under and across a five (5) foot wide strip of land adjoining all front and side boundary line lines, on right (R) foot wide strip of land adjoining the rear boundary line of all interior lots, and a sixteen (16) foot wide strip of land adjoining the rear boundary line of all exterior lots. The exterior lots to herein defined as those lots forming the outer perimeter of the above described subdivision. It is further provided that the owner of the exterior lots on right (R) foot wide strip shall be required to erect, maintain, repair and renew such walls shall be placed in the said easement zone, but the same may be used for purposes, other than landscaping and other purposes that do not interfere with the above stated use or rights herein granted.

William P. Dorner
James H. Thompson

ACKNOWLEDGMENT OF SURVEY

State of Nebraska
County of Douglas

The foregoing instrument was acknowledged before me this 12th day of July, 1990 by William P. Dorner and James H. Thompson, husband and wife, both of legal age and of sound mind.

William P. Dorner
James H. Thompson



NOTARY PUBLIC

State of Nebraska
County of Douglas

I hereby approve the plat of Cherry Hills on this 12th day of July, 1990.

Charles N. Wierzbicki

I hereby certify that adequate provisions have been made in compliance with the provisions of the Omaha Municipal Code.

The following instrument was acknowledged before me this 12th day of July, 1990 at Omaha, Nebraska.

William P. Dorner
James H. Thompson

APPROVAL OF CITY PLANNING BOARD

This plat of Cherry Hills was approved by the City Planning Board of the City of Omaha this 12th day of July, 1990.

William P. Dorner
James H. Thompson

APPROVAL OF SURVEY COUNTY

This plat of Cherry Hills was approved and accepted by the Surveyor of Douglas County, Nebraska, on this 12th day of July, 1990.

William P. Dorner
James H. Thompson

APPROVAL OF CITY ENGINEER

This plat of Cherry Hills was approved and accepted by the City Engineer of Douglas County, Nebraska, on this 12th day of July, 1990.

William P. Dorner
James H. Thompson

SCALE IN FEET

200'

2 THOMPSON, DRESSEN & DORNER
Consulting Engineers & Land Surveyors
OMAHA, NEBRASKA, 68102
TELEPHONE 407-1800

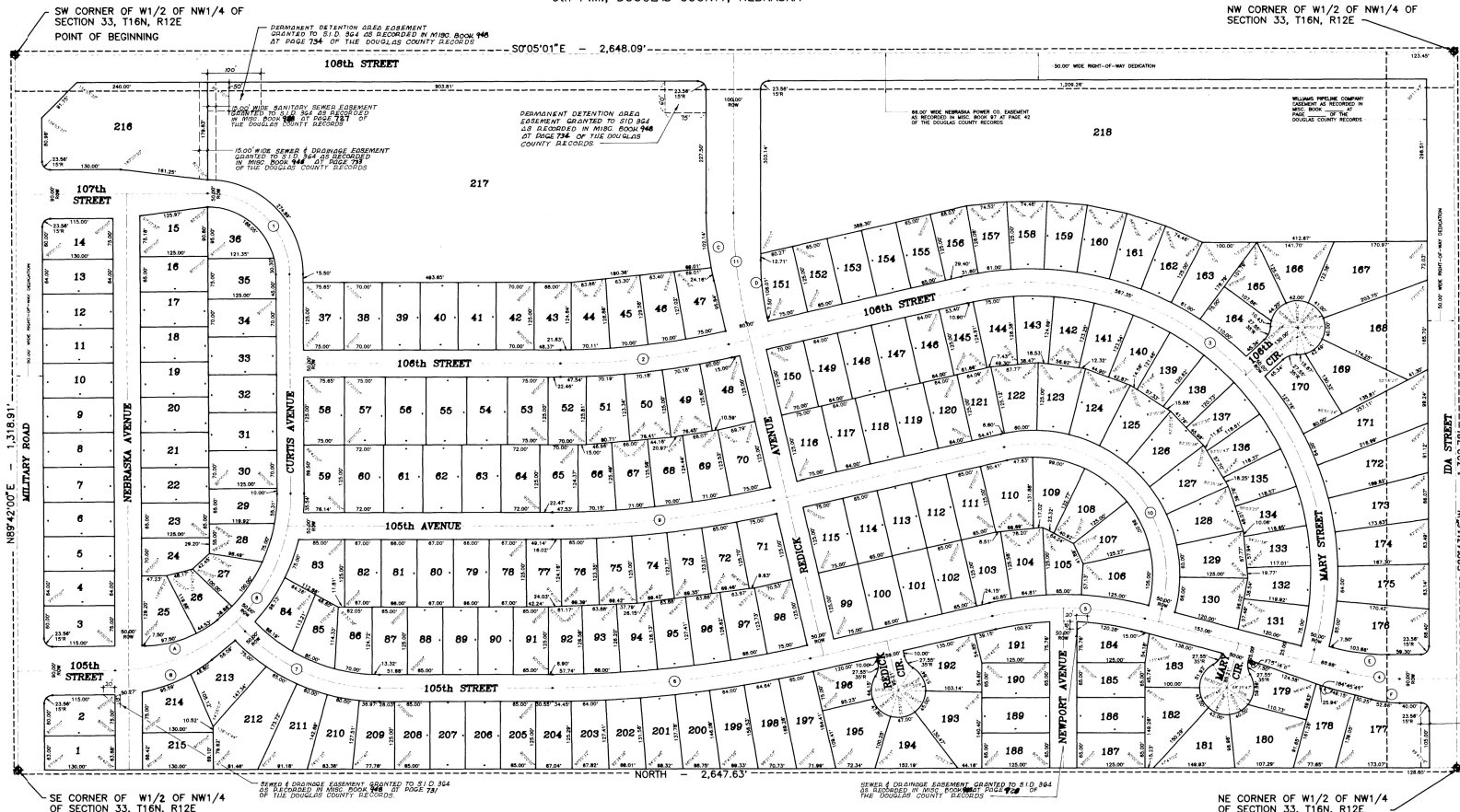
12-120

300 1899 PLOT 603

CHERRY HILLS

LOTS 1 THRU 218, INCLUSIVE
BEING A PLATTING OF THE WEST 1/2 OF THE
NW1/4 OF SECTION 33, T16N, R12E OF THE
6th P.M., DOUGLAS COUNTY, NEBRASKA

Direct vehicular ingress and egress over the south line of Lots 1 thru 14 inclusive and 216 onto Military Road and over the north line of Lots 218, 167, 168 and 171 thru 177 inclusive onto Ida Street shall not be permitted.



CENTERLINE CURVE DATA

- DELTA=90°00'00"
T=150.00'
L=235.62'
R=150.00'
- DELTA=13°00'00"
T=156.88'
L=312.41'
R=1,376.92'
- DELTA=118°00'00"
T=898.92'
L=1,112.38'
R=540.13'
- DELTA=15°16'44"
T=49.02'
L=97.46'
R=365.47'
- DELTA=28°00'00"
T=144.61'
L=283.44'
R=580.00'
- DELTA=13°00'00"
T=240.24'
L=478.42'
R=2,108.56'
- DELTA=46°22'00"
T=146.45'
L=276.74'
R=341.97'
- DELTA=90°00'00"
T=325.00'
L=510.51'
R=325.00'
- DELTA=13°00'00"
T=206.00'
L=410.35'
R=1,808.57'
- DELTA=118°00'00"
T=144.61'
L=501.11'
R=325.00'
- DELTA=12°54'59"
T=102.50'
L=204.13'
R=905.50'

PROPERTY LINE CURVE DATA

- DELTA=39°14'34"
T=73.93'
L=142.03'
R=207.37'
- DELTA=39°14'14"
T=100.28'
L=192.66'
R=281.33'
- DELTA=12°54'59"
T=102.50'
L=126.30'
R=560.26'
- DELTA=12°54'59"
T=53.23'
L=106.01'
R=470.24'
- DELTA=15°16'44"
T=52.14'
L=103.66'
R=388.73'
- DELTA=15°16'44"
T=26.59'
L=52.86'
R=198.24'

CHERRY HILLS
F11026

SURVEYOR'S CERTIFICATE

I hereby certify that I have made a boundary survey of the subdivision described in this surveyor's certificate and that monuments have been found or set at all corners of said boundary and that a bond will be posted with the City of Omaha to assure that iron pipes will be set at all lot corners, angle points, ends of all curves and at all boundary corners of the subdivision within said boundary survey, said subdivision to be known as Cherry Hills, said subdivision being a platting of the West 1/2 of the NW1/4 of Section 33, T16N, R12E, of the 6th P.M., Douglas County, Nebraska, more particularly described as follows: Beginning at the SW corner of the said West 1/2 of the SE corner of the said West 1/2; thence North 2643.63 feet on the East line of the said West 1/2 to the NE corner of the said West 1/2; thence S89°43'16"W 1322.78 feet on the North line of the said West 1/2 to the SW corner of the said West 1/2; thence S00°00'00"E 2648.09 feet on the West line of the said West 1/2 to the point of beginning.

DEDICATION

Know all men by these presents, that we, Arthur R. Casenzind and Leona R. Casenzind, husband and wife, 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 streets and lots to be named and numbered as shown, said subdivision to be hereinafter known as Cherry Hills, and we do hereby certify and approve of the disposition of our property as shown on this plat and we hereby dedicate to the public, for public use, the streets as shown on this plat, and we do further grant a perpetual easement to the Omaha Public Power District, and U.S. Communications, Inc., and any company which may hereinafter be organized to provide a cable television system in the area to be subdivided, their successors and assigns, to erect, operate, maintain, repair and remove 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 shutting 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 containing the outer sixteen (16) foot wide strip of land adjoining the rear boundary lines of all exterior lots. The term interior lots is herein defined as those lots containing the outer sixteen (16) foot wide strip of land adjoining the rear boundary lines of all interior lots. The term 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 MORTGAGE

State of Nebraska }
County of Douglas } ss
The foregoing instrument was acknowledged before me this 12 day of July, 1990 by Arthur R. Casenzind and Leona R. Casenzind.

Arthur R. Casenzind
Leona R. Casenzind

COUNTY TREASURER'S CERTIFICATE

This is to certify that I find no regular or special taxes against the property described in the surveyor's certificate and plat, as shown by the records of this office, this 21 day of July, 1990.

Joseph A. Johnson
COUNTY TREASURER

APPROVAL OF CITY ENGINEER

I hereby approve the plat of Cherry Hills on this 9 day of October, 1990.

Joseph A. Johnson
CITY ENGINEER

I hereby certify that adequate provisions have been made for compliance with Chapter 53 of the Omaha Municipal Code.

12/18/90
DATE

Donnet Johnson
CITY ENGINEER

APPROVAL OF CITY PLANNING BOARD

This plat of Cherry Hills was approved by the City Planning Board of the City of Omaha this 1st day of August, 1990.

Michael D. Jacey
Chairman

APPROVAL OF OMAHA CITY COUNCIL

This plat of Cherry Hills was approved and accepted by the City Council of Omaha this 22 day of October, 1990.

Joseph A. Johnson
CITY ENGINEER

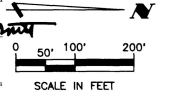
RECORDING

This plat of Cherry Hills was recorded by the Douglas County Engineer's Office this 17 day of July, 1990.

Joseph A. Johnson
RECORDING CLERK



July 13, 1990
DATE



SCALE: As Shown
DATE: July 1990
DRAWN BY: R.O.H.
CHECKED BY: J.P.D.
REVISION:

CHERRY HILLS
Final Plat

2 THOMPSON, DREESSEN & DORNER
Consulting Engineers & Land Surveyors
OMAHA, NEBRASKA, USA
TELEPHONE: (402) 336-9989

JOB NUMBER
172-120

Cherry Hills