

CASH 8122 # 494
 TYPE 444 PG 242 2/10 COMP SCAN
 FEB 23/92 OF 444 L&L PG NO PY

Jul 12 26 PM '92
 CEARLE J. J. GRIFFIN
 REGISTRY
 DOUGLAS COUNTY, NE

CHERRY RIDGE

LOTS 1 THRU 96 INCLUSIVE
 BEING A PLATING OF PART OF THE N 1/2 OF THE
 NE 1/4 OF SECTION 32, TOWNSHIP 16 NORTH, RANGE
 12 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.

NE 1/4 NE 1/4

SURVEYOR'S CERTIFICATE

I hereby certify that I have made a ground survey of the subdivision described herein and that temporary monuments have been placed on the boundary of the within plat, and that a bond has been furnished to the City of Omaha to ensure placing of permanent monuments and stakes at all corners of all lots, streets, angle points and ends of all curves in Cherry Ridge (Lots 1 thru 96, inclusive) being a plating of part of the North 1/2 of the NE 1/4 of Section 32, Township 16 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Commencing at the Northeast corner of said NE 1/4 of Section 32; thence S00°14'46"W (assumed bearing) along the East line of said NE 1/4 of Section 32, a distance of 33.00 feet to a point on the South right-of-way line of Ida Street, said point also being the point of beginning; thence continuing S00°14'46"W along said East line of the NE 1/4 of Section 32, a distance of 1259.30 feet to a point on the North right-of-way line of Military Road; thence S89°53'32"W along said North right-of-way line of Military Road, a distance of 1031.96 feet; thence N00°06'28"E, a distance of 132.00 feet; thence N68°53'32"E, a distance of 20.00 feet; thence N00°06'28"E, a distance of 50.00 feet; thence S89°53'32"E, a distance of 35.00 feet; thence N00°06'28"E, a distance of 20.00 feet; thence S89°53'32"E, a distance of 50.00 feet; thence S00°06'28"W, a distance of 131.34 feet; thence N00°06'28"E, a distance of 132.00 feet; thence N68°54'39"E, a distance of 33.95 feet; thence N15°47'44"E, a distance of 60.21 feet; thence N16°47'46"E, a distance of 59.16 feet; thence N05°15'10"W, a distance of 43.63 feet; thence N23°08'24"W, a distance of 48.22 feet; thence N29°19'31"W, a distance of 60.00 feet; thence N42°19'32"W, a distance of 66.71 feet; thence N29°19'31"W, a distance of 123.00 feet; thence N24°01'58"W, a distance of 145.27 feet; thence N00°02'09"W, a distance of 142.47 feet; thence S89°53'32"E, a distance of 25.00 feet; thence N00°02'09"E, a distance of 182.00 feet to a point on said South right-of-way line of Ida Street; thence S89°53'32"E along said South right-of-way line of Ida Street, a distance of 967.88 feet to the point of beginning.

Robert Clark
 Robert Clark, LS-419
 10-22-92
 Date

APPROVAL OF OMAHA CITY PLANNING BOARD
 This plat of CHERRY RIDGE (lots numbered as shown) was approved by the City Planning Board on this 4th day of December, 1992.

CHAIRMAN OF CITY PLANNING BOARD
 Robert Marcus

APPROVAL OF CITY ENGINEER OF OMAHA
 I hereby approve this plat of CHERRY RIDGE (lots numbered as shown) as to the Design Standards this 4th day of January, 1993.

City Engineer
 Robert H. Neumann

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

City Engineer
 Robert H. Neumann
 7-6-93
 Date

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 in the records of this office.

County Treasurer
 6-30-93

REVIEW OF DOUGLAS COUNTY ENGINEER
 This plat of the CHERRY RIDGE (lots numbered as shown) was reviewed by the office of the Douglas County Engineer on this 27th day of OCT., 1992.

Douglas County Engineer
 G. A. Burke

OMAHA CITY COUNCIL ACCEPTANCE
 This plat of CHERRY RIDGE (lots numbered as shown) was approved by the city council of Omaha on this 25th day of Feb., 1993.

MAYOR
 ATTEST
 City Clerk
 Members of Council

Know all men by these presents that we, Celebrity Homes, Inc., Owner of the property described in the Certification of survey and embraced within the plat has caused said land to be subdivided into lots and streets to be numbered and named as shown, said subdivision to be hereafter known as CHERRY RIDGE (lots numbered as shown), and we do hereby ratify and approve of the disposition of our property as shown on this plat, and we do hereby dedicate to the public for public use the streets, avenues and circles, and we do hereby grant the easements as shown on this plat, we do further grant a perpetual easement to the Omaha Public Power District, 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, 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 and for the transmission of signals and sounds of all kinds including signals provided by a cable television system, and the reception on, over, through, under and across a five-foot (5') wide strip of land abutting the front and side boundary lot lines; an eight-foot (8') wide strip of land abutting the rear boundary lines of all interior lots except as shown on lots 27 thru 39, inclusive, to avoid the pipeline easement; and a sixteen-foot (16') wide strip of land abutting 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-foot (16') wide easement will be reduced to an eight-foot (8') wide strip when the adjacent land is surveyed, platted and recorded, and we do further grant a perpetual easement to Metropolitan Utilities District of Omaha, their successors and assigns, to erect, install, operate, maintain, repair and renew pipelines, hydrants and other related facilities, and to extend thereon pipes for the transmission of gas and water on, through, under and across a five-foot (5') wide strip of land abutting all streets. No permanent buildings or retaining 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.

In witness whereof, we do set our hands this 23rd day of Oct., 1992.

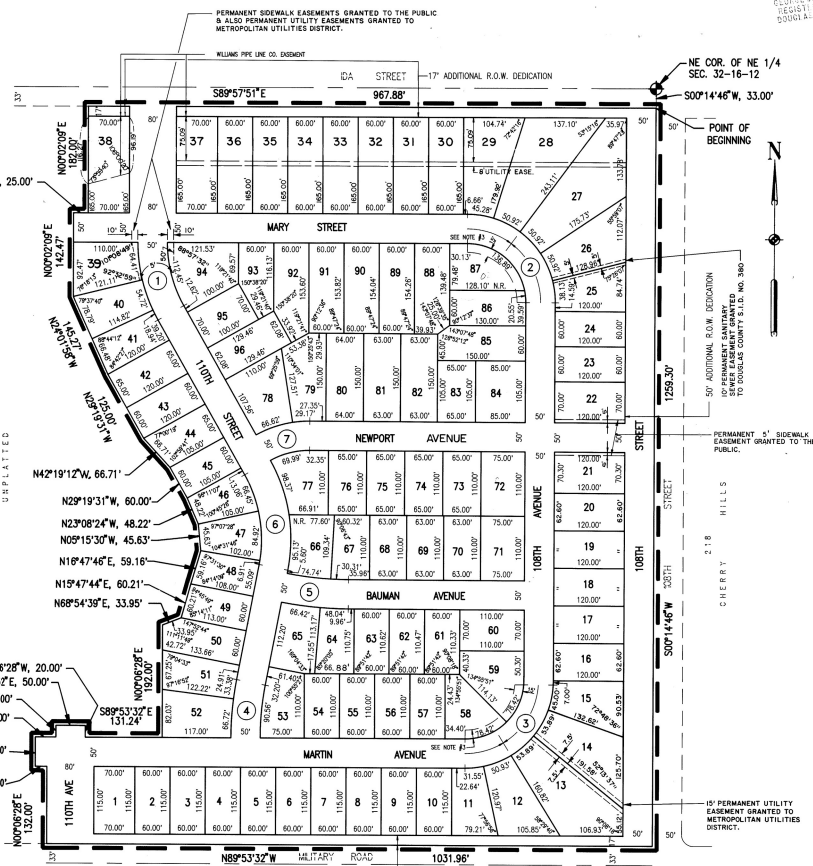
CELEBRITY HOMES, INC.
 GALE L. LARSEN, PRESIDENT

ACKNOWLEDGEMENT OF NOTARY
 STATE OF NEBRASKA
 COUNTY OF DOUGLAS

ON this 23 day of OCT., 1992, before me, the undersigned, a Notary Public in and for said County, personally came Gale Larsen, president of Celebrity Homes, Inc., who is generally known to be the identical person whose name is affixed to the Dedication on this plat and acknowledged the same to be his voluntary act and deed as such officer in said corporation.

WITNESS my hand and Notarial Seal the day and year last above written.
 Homer R. Hunt
 Notary Public

My Commission expires
 GENERAL NOTARY STATE OF NEBRASKA
 HOMER R. HUNT
 My Comm. Exp. April 28, 1995



- NOTES:
- ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED
 - THERE SHALL BE NO VEHICULAR ACCESS FROM LOTS 1 THRU 38 INCLUSIVE TO MILITARY ROAD, 10TH STREET, AND IDA STREET.
 - A PERMANENT 15 FOOT (15') WIDE SITE DISTANCE EASEMENT IS HEREBY GRANTED TO DOUGLAS COUNTY S.I.D. NO. 390 IN LOTS 58, 59, 56, 57, NO IMPROVEMENTS OR VEGETATION EXCEEDING A HEIGHT OF 18 INCHES MAY BE PLACED WITHIN SAID EASEMENT.
 - ALL LOT LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS NONRADIAL (N.R.).

CURVE	ANGLE	LENGTH	TANGENT	DELTA
1	244.4488°	125.2500'	44.0339'	229°14'07"
2	125.0000°	196.8099'	128.4583'	99°17'36"
3	125.0000°	128.0477'	124.6869'	99°17'36"
4	50.0000°	85.3307'	47.8109'	129°52'27"
5	50.0000°	109.7300'	58.0427'	129°52'27"
6	248.1082°	123.8502'	81.7064'	99°17'36"
7	160.0068°	62.8918'	42.3811'	229°14'11"

ELLIOTT & ASSOCIATES
 5316 SOUTH 132ND STREET • OMAHA, NE 68137 • (402)895-4700
 CHERRY RIDGE
 OMAHA, NEBRASKA
 FINAL PLAT
 DATE 10-23-92
 DRAWN BY J.L.S.
 CHECKED BY J.T.H.
 REVISION 1
 SHEET 1 OF 1