



RECEIVED

Jan 6 11 26 AM '97

GEORGE J. DOUGLAS  
REGISTER OF DEEDS

1688  
FEE 31.00 R FB  
DEL CO COMP  
LEGAL PG SCAN FV

# FINAL PLAT NATIONAL SUBDIVISION

BEING A PLAT OF A TRACT OF LAND LOCATED IN THE  
NORTHEAST ONE-QUARTER OF SECTION 2, TOWNSHIP 14  
NORTH, RANGE 12 EAST OF THE SIXTH PRINCIPAL  
MERIDIAN, DOUGLAS COUNTY, NEBRASKA.

(LOT ONE ONLY)

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE NATIONAL AUTO PARTS  
WAREHOUSE, INC., A FLORIDA CORPORATION, OWNER, BY: GERALD W.  
PRIMM, VICE PRESIDENT AND BUSINESS MEN'S ASSURANCE COMPANY OF  
AMERICA, A MISSOURI CORPORATION, MORTGAGEE,

BY: **CHARLES DURBIN** TITLE: **MTG. V-P**  
NEBRASKA LIMITED LIABILITY COMPANY, BEING THE SOLE OWNERS OF  
THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND  
EMBRACED WITHIN THIS PLAT HAVE CAUSED SAID LAND TO BE PLATTED  
AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS NATIONAL  
SUBDIVISION (LOT ONE ONLY) AND WE DO HEREBY RATIFY AND  
APPROVE OF THE DISPOSITION OF SAID PROPERTY AS SHOWN ON THIS  
PLAT, AND WE DO HEREBY GRANT A PERPETUAL EASEMENT TO THE  
OMAHA PUBLIC POWER DISTRICT (O.P.P.D.), U.S. WEST (U.S.W.C.)  
AND ANY COMPANY 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 SIGNALS FOR LIGHT, HEAT AND  
POWER AND FOR THE TRANSMISSION OF SIGNALS AND SOUND OF ALL  
KINDS INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION  
SYSTEM, AND THE RECEIPTION ON, OVER, THROUGH, UNDER AND ACROSS  
A FIVE FOOT (5') WIDE STRIP OF LAND ABUTTING ALL FRONT AND  
SIDE BOUNDARY LOT LINES; A SIXTEEN FOOT (16') WIDE STRIP OF  
LAND ABUTTING THE REAR BOUNDARY LOT LINES; SAID SIXTEEN FOOT  
(16') WIDE EASEMENT WILL BE REDUCED TO AN EIGHT FOOT (8')  
WIDE STRIP WHEN THE ADJOINING LAND IS SURVEYED, PLATTED AND  
RECORDED. NO PERMANENT BUILDING OR RETAINING WALLS SHALL BE  
PLACED IN THE SAID EASEMENT WAYS, BUT 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. WE DO FURTHER GRANT A PERPETUAL EASEMENT TO  
METROPOLITAN UTILITIES DISTRICT OF OMAHA (M.U.D.), THEIR  
SUCCESSORS AND ASSIGNS TO ERECT, INSTALL, OPERATE, MAINTAIN,  
REPAIR AND RENEW PIPELINES HYDRANTS, VALVES AND OTHER RELATED  
FACILITIES, AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION  
OF GAS AND WATER ON, OVER, THROUGH, UNDER AND ACROSS A FIVE  
FOOT (5') WIDE STRIP OF LAND ABUTTING ALL STREETS, AVENUES  
AND CIRCLES, WHETHER PUBLIC OR PRIVATE. 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.  
WITNESS WHEREOF WE DO SET OUR NAMES THIS

11th DAY OF Sept, 1996.

Gerald W. Primm  
BY: GERALD W. PRIMM, VICE PRESIDENT

Charles Durbin TITLE: **MTG. V-P**  
BY:

## ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA )  
COUNTY OF DOUGLAS )

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, A NOTARY  
PUBLIC, THIS 11th DAY OF Sept, 1996.  
BY GERALD W. PRIMM, VICE PRESIDENT OF NATIONAL AUTO PARTS  
WAREHOUSE, INC., A FLORIDA CORPORATION, ON BEHALF OF SAID  
CORPORATION.

Joseph P. Lash  
NOTARY PUBLIC

Commission expires  
March 21, 1999

NOTARIAL SEAL AFFIXED  
REGISTER OF DEEDS

## ACKNOWLEDGMENT OF NOTARY

STATE OF MISSOURI )  
COUNTY OF JACKSON )

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, A NOTARY  
PUBLIC, THIS 10 DAY OF September, 1996.  
BY Charles Durbin THE MTG. V-P  
OF BUSINESS MEN'S ASSURANCE COMPANY OF AMERICA, A MISSOURI  
CORPORATION, ON BEHALF OF SAID CORPORATION.

Deane R. Baird  
NOTARY PUBLIC

Commission expires  
1-20-2000

NOTARIAL SEAL AFFIXED  
REGISTER OF DEEDS

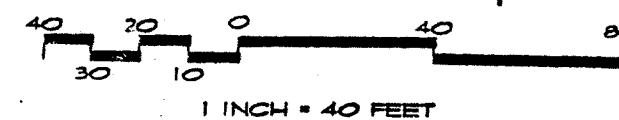
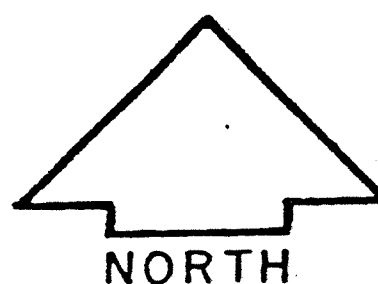
## APPROVAL OF CITY OF OMAHA

THIS PLAT OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S  
CERTIFICATE WAS APPROVED BY THE OMAHA CITY COUNCIL THIS  
17th DAY OF December, 1996.

Hal David  
MAYOR  
Deane R. Baird  
CITY CLERK  
Deane R. Baird  
PRESIDENT OF CITY COUNCIL

LEGEND  
O Lot corner found  
△ Lot corner set  
P Platted distance  
A Actual distance  
PT Pinched top pipe  
OT Open top pipe

LOT ONE



POINT OF COMMENCING

SOUTH 90 DEGREES 00' WEST (, WEST ) 1578 FEET

CENTER LINE OF "F" STREET

NORTHEAST CORNER OF SECTION 2,  
TOWNSHIP 14 NORTH, RANGE 12 EAST

POINT OF BEGINNING

SOUTH 90 DEGREES 0' WEST (, WEST ) 346.17 FEET

SOUTH 0 DEGREES 10' EAST 210 FEET

76TH CIRCLE

NORTH 0 DEGREES 10' WEST 210 FEET

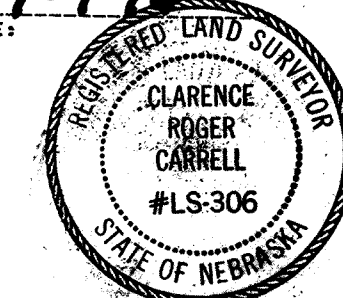
NORTH 90 DEGREES 00' EAST (, EAST ) 346.17 FEET

## SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE  
SUBDIVISION HEREIN AND THAT IRON PINS HAVE BEEN FOUND OR SET  
AT ALL CORNERS OF SAID BOUNDARY. SAID BOUNDARY TO BE KNOWN AS  
NATIONAL SUBDIVISION (LOT ONE ONLY) BEING A PLAT OF A TRACT OF  
LAND LOCATED IN THE NORTHEAST ONE-QUARTER OF SECTION 2,  
TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE SIXTH PRINCIPAL  
MERIDIAN, DOUGLAS COUNTY, NEBRASKA, BOUNDED AND DESCRIBED AS  
FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SECTION 2,  
WHICH POINT IS ON THE CENTER LINE OF "F" STREET AND 72ND  
STREET; THENCE SOUTH 90 DEGREES 00' WEST (, WEST ) 1578 FEET  
ALONG THE CENTER LINE OF "F" STREET; THENCE SOUTH 0 DEGREES  
10' EAST 885 FEET TO THE POINT OF BEGINNING, BEING THE  
SOUTHWEST CORNER OF THE WEYERHAUSER PROPERTY AND THE EAST  
LINE OF 76TH STREET; THENCE SOUTH 0 DEGREES 10' EAST 210  
FEET; THENCE NORTH 90 DEGREES 00' EAST (, EAST ) 346.17 FEET  
TO THE WEST PROPERTY LINE OF THE UNION PACIFIC RAILROAD;  
THENCE NORTH 0 DEGREES 10' WEST 210 FEET ALONG THE WEST LINE  
OF THE UNION PACIFIC RAILROAD TO THE WEYERHAUSER SOUTH  
PROPERTY LINE; THENCE SOUTH 90 DEGREES 0' WEST (, WEST )  
346.17 FEET ALONG THE WEYERHAUSER SOUTH PROPERTY LINE TO THE  
POINT OF BEGINNING. ( IN THE DESCRIPTION THE CENTER LINE OF  
"F"  
STREET IS ASSUMED AS TRUE SOUTH 90 DEGREES 0' WEST ( EAST AND  
WEST ). )

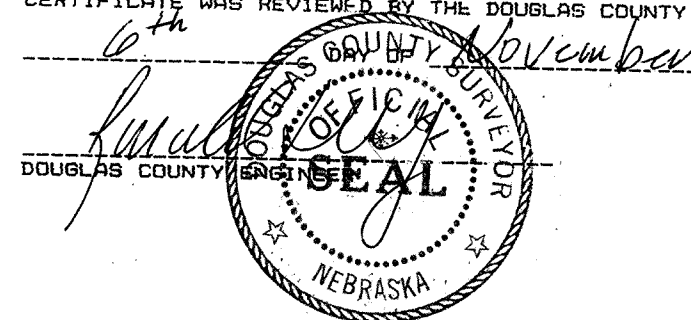
SAID TRACT CONTAINS: 72,696 SQUARE FEET OR 1.7 ACRES MORE OR  
LESS.

Clarence Roger Carrell 9-9-96  
CLARENCE ROGER CARRELL, NE.R.L.S. 306 DATE:



## REVIEW OF DOUGLAS COUNTY ENGINEER

THIS PLAT OF THE PROPERTY DESCRIBED IN THE ENGINEER'S  
CERTIFICATE WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEER THIS  
6th DAY OF November, 1996.



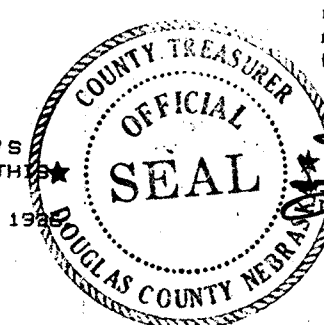
## APPROVAL OF OMAHA CITY PLANNING BOARD

THIS PLAT OF THE PROPERTY DESCRIBED WITHIN THE SURVEYOR'S  
CERTIFICATE WAS APPROVED BY THE OMAHA CITY PLANNING BOARD  
THIS 2nd DAY OF October, 1996.

Kathleen J. Joffe  
CHAIRMAN, OMAHA CITY PLANNING BOARD

## DOUGLAS COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT I FIND NO TAXES, DUE OR DELINQUENT  
AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE  
AND EMBRACED WITHIN THIS PLAT AS SHOWN BY THE RECORDS OF THIS  
OFFICE.



Julie M. Haney  
DOUGLAS COUNTY TREASURER  
DATE Dec 31, 1996

## APPROVAL OF OMAHA CITY ENGINEER

THIS PLAT OF THE PROPERTY DESCRIBED WITHIN THE SURVEYOR'S  
CERTIFICATE WAS APPROVED BY THE CITY OF OMAHA ENGINEER THIS  
14th DAY OF November, 1996.

Randy Neumann  
CITY OF OMAHA ENGINEER

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

Randy Neumann  
CITY OF OMAHA ENGINEER

revised: 9/16/96 pds  
**CARRELL**  
G ASSOCIATES, INC.  
LAND SURVEYORS & CONSULTANTS  
11128 "D" STREET  
OMAHA, NEBRASKA 68137  
(402) 331-2333  
6322AC