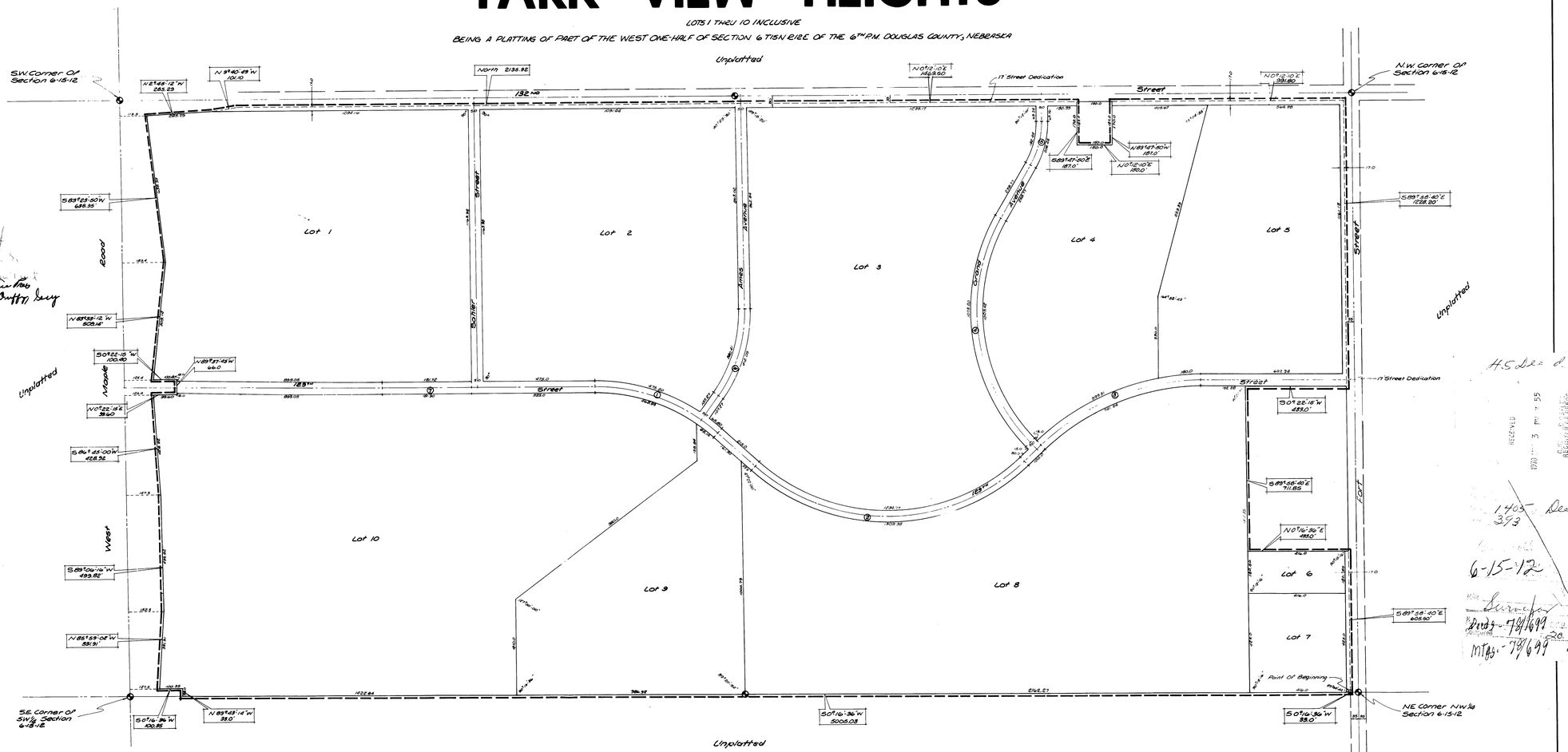
PARK VIEW HEIGHTS

LOTS 1 THRU 10 INCLUSIVE

BEING A PLATTING OF PART OF THE WEST ONE-HALF OF SECTION 6 T15N R12E OF THE 6TH P.M. DOUGLAS COUNTY, NEBRASKA



DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, HENRY A. & ALICE F. PENKE, HUSBAND & WIFE; ERWIN H.. & CORNELIA W. PENKE, HUSBAND & WIFE; LEONARD W. & HELEN P. PENKE, HUSBAND & WIFE; WILHELM H. F. PENKE, A SINGLE PERSON; HENRY J. AND OPAL O. NEUHAUS, HUSBAND & WIFE; JOSEPH J. & KATHERINE DORNHOFF, HUSBAND & WIFE, OWNERS, AND THE NEBRASKA SAVINGS & LOAN ASSOCIATION, A NEBRASKA CORPORATION, METROPOLITAN LIFE INSURANCE COMPANY, A NEW YORK CORPORATION, AND DONALD W. DUNCAN, SR., TRUSTEE OF THE JOHN W. DUNCAN TRUST, MORTGAGEES, BEING, RESPECTIVELY, THE SOLE OWNERS AND MORTGAGE HOLDERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS AND STREETS, TO BE NUMBERED AND NAMED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS PARKVIEW HEIGHTS, 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 AND EASEMENTS AS SHOWN ON THIS PLAT. WE DO FURTHER GRANT A PERPETUAL LICENSE IN FAVOR OF AND GRANTED TO THE OMAHA PUBLIC POWER DISTRICT AND THE NORTHWESTERN BELL TELEPHONE COMPANY, THEIR SUCCESSORS AND ASSIGNS, TO ERECT AND OPERATE, MAINTAIN, REPAIR AND RENEW CABLES, CONDUITS, AND POLES WITH THE NECESSARY SUPPORTS, SUSTAINING WIRES, CROSS-ARMS, GUYS AND ANCHORS, AND OTHER INSTRUMENTALITIES, AND TO EXTEND THEREON WIRES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER, AND FOR ALL TELEPHONE AND TELEGRAPH AND MESSAGE SERVICE, OVER, UPON, OR UNDER A 5-FOOT STRIP OF LAND ADJOINING THE REAR AND SIDE BOUNDARY LINES OF SAID LOTS, EXCEPT FOR THE EAST LINE OF LOTS 7,8,9 and 10, WHERE SAID LICENSE FOR A 10-FOOT STRIP OF LAND IS GIVEN, SAID LICENSE BEING GRANTED FOR THE USE AND BENEFIT OF ALL PRESENT AND FUTURE OWNERS OF LOTS IN SAID SUBDIVISION; PROVIDED, HOWEVER, THAT SAID SIDE LOT LINE EASEMENT IS GRANTED UPON THE SPECIFIC CONDITION THAT IF BOTH SAID UTILITY COMPANIES FAIL TO CONSTRUCT POLES, WIRES OR CONDUITS ALONG ANY OF SAID SIDE LOT LINES WITHIN 36 MONTHS OF THE DATE HEREOF, OR IF ANY POLES, WIRES OR CONDUITS ARE CONSTRUCTED BUT HEREAFTER REMOVED WITHOUT REPLACEMENT WITHIN 6 DAYS AFTER THEIR REMOVAL, THEN THIS SIDE LINE EASEMENT SHALL AUTOMATICALLY TERMINATE AND BECOME VOID AS TO SUCH UNUSED OR ABANDONED EASEMENT WAYS. NO PERMANENT BUILDINGS, FENCES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENTWAYS, BUT THEY ARE MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, AND OTHER PURPOSES THAT DO NOT UNREASONABLY INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.)

Henry A. Penke
Alice F. Penke
Leonard W. Penke
Helen P. Penke
Wilhelm H. F. Penke
Opal O. Neuhaus
Joseph J. Dornhoff
Katherine Dornhoff
Carnelia W. Penke
Erwin H. Penke
Metropolitan Life Insurance Company
By John P. Long Vice Pres
Attest Kathryn M. Duffy Secy

STATE OF NEBRASKA } SS
COUNTY OF DOUGLAS }

ON THIS 17th DAY OF November, 1969, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED John P. Long Vice Pres, OF NEBRASKA SAVINGS AND LOAN ASSOCIATION, A NEBRASKA CORPORATION, WHO IS PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED ABOVE, AND HE DID ACKNOWLEDGE HIS EXECUTION OF THE FOREGOING DEDICATION TO BE HIS VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL, IN OMAHA, NEBRASKA, THE DATE LAST AFORESAID.

MY COMMISSION EXPIRES ON July 9, 1972 — Pauline A. Friend, NOTARY PUBLIC

STATE OF NEBRASKA } SS
COUNTY OF DOUGLAS }

ON THIS _____ DAY OF _____, 1969, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED _____, WHO ARE PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED ABOVE, AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING DEDICATION TO BE THEIR VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL, IN OMAHA, NEBRASKA, THE DATE LAST AFORESAID.

MY COMMISSION EXPIRES ON _____ NOTARY PUBLIC

STATE OF NEBRASKA } SS
COUNTY OF DOUGLAS }

ON THIS 18th DAY OF November, 1969, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED D. J. HOGAN, OF METROPOLITAN LIFE INSURANCE COMPANY, A NEW YORK CORPORATION, WHO IS PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED ABOVE, AND HE DID ACKNOWLEDGE HIS EXECUTION OF THE FOREGOING DEDICATION TO BE HIS VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL, IN OMAHA, NEBRASKA, THE DATE LAST AFORESAID.

MY COMMISSION EXPIRES ON March 30, 1971 — Gerard F. Martin, NOTARY PUBLIC
NOTARY PUBLIC, State of New York No. 24-6727700 Qualified in Suffolk County Certificate filed in New York County Commission Expires March 30, 1971

STATE OF NEBRASKA } SS
COUNTY OF DOUGLAS }

ON THIS 11 DAY OF November, 1969, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY, APPEARED DONALD W. DUNCAN, SR. TRUSTEE OF THE JOHN W. DUNCAN TRUST, WHO IS PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED ABOVE, AND HE DID ACKNOWLEDGE HIS EXECUTION OF THE FOREGOING DEDICATION TO BE HIS VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND OFFICIAL SEAL, IN OMAHA, NEBRASKA, THE DATE LAST AFORESAID.

MY COMMISSION EXPIRES ON April 26, 1971 — Irving B. Foster, 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 BY THE RECORDS OF THIS OFFICE, THIS 13 DAY OF Nov, 1969

DEPUTY — DOUGLAS COUNTY TREASURER

APPROVAL OF CITY ENGINEER

I HEREBY APPROVE THE PLAT OF PARK VIEW HEIGHTS, ON THIS 12th DAY OF November, 1969

CITY ENGINEER

APPROVAL OF CITY PLANNING BOARD

THIS PLAT OF PARK VIEW HEIGHTS WAS APPROVED BY THE CITY PLANNING BOARD OF THE CITY OF OMAHA, THIS 12TH DAY OF NOVEMBER, 1969.

CHAIRMAN

APPROVAL OF OMAHA CITY COUNCIL

THIS PLAT OF PARK VIEW HEIGHTS WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF OMAHA THIS 18 DAY OF November, 1969.

MAYOR — PRESIDENT — CITY CLERK

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION HEREIN, AND THAT PERMANENT MARKERS HAVE BEEN PLACED AT ALL CORNERS ON THE BOUNDARY OF THIS PLAT AND THAT A BOND HAS BEEN POSTED WITH THE CITY OF OMAHA, NEBRASKA IN ORDER TO INSURE THAT PERMANENT MARKERS WILL BE PLACED ON THE INTERIOR, SAID SUBDIVISION IS KNOWN AS PARK VIEW HEIGHTS, LOTS 1 THROUGH 10, INCLUSIVE, BEING A PLATTING OF PART OF THE WEST ½ OF SECTION 6 T 15 N R 12 E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA TO WIT: COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST ¼ OF SAID SECTION 6; THENCE S 0° 16' 36" W ALONG THE EAST LINE OF SAID NORTHWEST ¼, 33.00 FEET TO THE POINT OF BEGINNING: THENCE S 0° 16' 36" W ALONG THE EAST LINE OF THE WEST ½ OF SAID SECTION 6, 1,605.50 FEET TO A POINT 227.20 FEET NORTH OF THE SOUTHEAST CORNER OF THE SOUTHWEST ¼ OF SAID SECTION 6: THENCE N 89° 37' 45" W, 33.00 FEET: THENCE S 0° 16' 36" W ALONG A LINE 33.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SAID WEST ½, 100.35 FEET TO A POINT 127.2 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 6: THENCE N 75° 59' 02" W, 331.91 FEET TO A POINT 152.3 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 6: THENCE S 89° 06' 16" W, 499.82 FEET TO A POINT 147.0 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 6: THENCE N 89° 59' 00" W, 327.92 FEET TO A POINT 125.4 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 6: THENCE N 0° 22' 15" E ALONG A LINE 33.00 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION 6, 99.60 FEET: THENCE N 89° 37' 45" W, 66.00 FEET: THENCE S 00° 22' 15" W ALONG A LINE 33.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION 6, 100.40 FEET TO A POINT 125.40 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 6: THENCE N 53° 33' 18" W, 529.14 FEET TO A POINT 327.40 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 6: THENCE S 83° 23' 54" W, 638.95 FEET TO A POINT 153.50 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 6: THENCE N 0° 45' 12" W, 285.29 FEET TO A POINT 50.00 FEET EAST OF THE WEST LINE OF SAID SECTION 6: THENCE N 0° 04' 49" W, 100.10 FEET TO A POINT 33.00 FEET EAST OF THE WEST LINE OF SAID SECTION 6: THENCE NORTH ALONG A LINE 33.00 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE SOUTHWEST ¼ OF SAID SECTION 6, 2,135.92 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST ¼ OF SAID SECTION 6: THENCE N 0° 12' 10" E ALONG A LINE 33.00 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE NORTHWEST ¼ OF SAID SECTION 6, 1,469.50 FEET: THENCE S 89° 47' 50" E, 181.00 FEET: THENCE N 0° 12' 10" E, 1500.0 FEET: THENCE N 89° 47' 50" W, 181.00 FEET: THENCE N 0° 12' 10" E ALONG A LINE 33.00 FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE NORTHWEST ¼ OF SAID SECTION 6, 980.80 FEET: THENCE S 89° 58' 40" E ALONG A LINE 33.00 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF THE NORTHWEST ¼ OF SAID SECTION 6, 1,238.20 FEET: THENCE S 0° 16' 36" W, 1,950.00 FEET: THENCE S 89° 58' 40" E, 711.85 FEET: THENCE N 0° 16' 36" E, 1,950.00 FEET: THENCE S 89° 58' 40" E ALONG A LINE 33.00 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF THE NORTHWEST ¼ OF SAID SECTION 6, 605.50 FEET TO THE POINT OF BEGINNING.

DATE Nov. 11, 1969

DOUGLAS COUNTY SURVEYOR'S OFFICE — Philip O. Burke

WILLIAM R. DORNER, L.S. 217

Center Line Curve Data

Δ	42°16'00"	Δ	85°30'00"	Δ	87°37'15"	Δ	78°05'00"	Δ	29°50'00"	Δ	36°15'00"
D	7.329146	D	6.721285	D	5.237877	D	7.018378	D	15.263087	D	9.168708
T	300.0	T	788.0	T	339.63	T	605.00	T	100.00	T	205.00
L	572.56	L	1672.08	L	760.69	L	1041.81	L	195.46	L	396.23
E	76.46	E	852.45	E	398.62	E	816.87	E	378.39	E	626.27

Δ	0°22'15"
D	0.051774
T	181.80
L	363.60
E	56,178.73

Notes

Distances Shown On Curves Are Arc Distances Not Chord Distances

THOMPSON DREESSEN & DORNER
Consulting Engineers & Land Surveyors
5111 MAURY ST. OMAHA, NEBRASKA 68106
TELEPHONE (AREA CODE 402)

PARK VIEW HEIGHTS

SCALE: 1"=200' — Drawn By: JEB

DATE: NOV 3 1969

FINAL PLAT