

LAKE FOREST ESTATES REPLAT

A REPLAT OF LOTS 2-11 INC., LOTS 18-35 INC., & LOTS 56-88 INC.

LAKE FOREST ESTATES
IN THE S 1/2 SEC. 5 & THE N 1/2 SEC. 8, ALL IN T15N, R12E OF THE 6TH P.M.
DOUGLAS COUNTY, NEBR.

CURVE DATA (Note: All curves are based on the arc definition)			
1. $\Delta=19^{\circ}46'50''$ R=821.35' D=605'8.33" T=143.20' L=283.56'	2. $\Delta=12^{\circ}42'14''$ R=314.41' D=1801'3.24" T=235.00' L=69.71'	3. $\Delta=8^{\circ}54'56''$ R=800.00' D=709'4.43" T=62.37' L=124.48'	4. $\Delta=35^{\circ}48'15''$ R=745.00' D=741'27" T=240.66' L=465.55'
5. $\Delta=22^{\circ}06'52''$ R=370.00' D=1529'07" T=72.30' L=142.81'	6. $\Delta=32^{\circ}03'41''$ R=188.34' D=3025'17" T=55.60' L=108.13'	7. $\Delta=35^{\circ}17'48''$ R=151.03' D=3705'12" T=48.05' L=93.04'	8. $\Delta=18^{\circ}51'19''$ R=238.75' D=2359'54" T=39.64' L=78.57'
9. $\Delta=34^{\circ}49'08''$ R=188.53' D=3023'27" T=59.12' L=114.57'	10. $\Delta=22^{\circ}01'27''$ R=213.75' D=2648'18" T=41.60' L=82.16'	11. $\Delta=36^{\circ}05'26''$ R=113.53' D=5028'03" T=36.99' L=71.51'	12. $\Delta=7^{\circ}47'41''$ R=338.02' D=1657'01" T=23.03' L=45.98'
13. $\Delta=6^{\circ}08'47''$ R=263.75' D=2143'25" T=18.78' L=37.50'	14. $\Delta=38^{\circ}33'02''$ R=324.06' D=1740'50" T=113.33' L=218.04'	15. $\Delta=35^{\circ}48'15''$ R=360.00' D=1554'56" T=116.29' L=224.97'	



SURVEYOR'S CERTIFICATE
I, Charles W. Ahern, a registered land surveyor in the State of Nebraska, do hereby certify that I have accurately surveyed and staked with iron pins, all corners of all lots, streets, angle points and the terminal points of all curves, as shown on this plat of LAKE FOREST ESTATES REPLAT, the limits and boundaries of said Addition are as follows:

A Replat of all of Lots 2 through 11, inclusive, Lots 18 through 35, inclusive and Lots 56 through 88, inclusive, all in Lake Forest Estates, a subdivision in Douglas County, Nebraska and more particularly described as follows:

Beginning at the Southeast corner of Lot 12, said Lake Forest Estates, thence S00°13'10"E (assumed bearing) along the East line of said Lake Forest Estates a distance of 405.33 feet to a point on the South line of Section 5, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska; thence continuing S00°13'10"E along the East line of said Lake Forest Estates a distance of 540.47 feet to a point on the centerline of Spring Branch Creek; thence in a Southwesterly and Westerly direction along the centerline of Spring Branch Creek the following courses; S47°56'38"W a distance of 191.37 feet; thence S42°36'40"W a distance of 70.00 feet; thence S62°42'36"W a distance of 43.66 feet; thence S22°30'56"W a distance of 43.66 feet; thence S42°36'40"W a distance of 65.72 feet; thence S87°52'25"W a distance of 114.36 feet; thence S35°06'12"W a distance of 185.13 feet to a point on the Northerly right-of-way line of relocated Maple Street; thence N67°36'26"W along the Northerly right-of-way line of relocated Maple Street a distance of 695.65 feet to a point; thence N78°58'13"W along the Northerly right-of-way line of relocated Maple Street a distance of 541.95 feet to a point on the Westerly right-of-way line of 114th Avenue; thence on a curve to the left along the Westerly line of 114th Avenue, said curve having a radius of 113.53 feet and a long chord of 70.34 feet bearing N03°49'11"W an arc length of 71.51 feet to a point of reverse curve; thence on a curve to the right along the Westerly line of 114th Avenue, said curve having a radius of 338.02 feet and a long chord of 45.95 feet bearing N17°58'05"W an arc length of 45.98 feet to a point of tangency; thence N14°04'13"W along the Westerly line of 114th Avenue a distance of 87.11 feet to a point of curve; thence on a curve to the right along the Westerly line of 114th Avenue, said curve having a radius of 263.75 feet and a long chord of 37.47 feet bearing N09°59'49"W an arc length of 37.50 feet to a point; thence N58°27'14"E a distance of 50.14 feet to a point on the Easterly line of 114th Avenue as dedicated in Lake Forest, a subdivision in Douglas County, Nebraska; thence N13°00'51"E along the Easterly line of 114th Avenue a distance of 167.42 feet to an angle point on the Easterly line of 114th Avenue; thence N08°01'01"E along the Easterly line of 114th Avenue a distance of 137.83 feet to a point, said point also being the Southwest corner of Lot 16, Block 2, said Lake Forest; thence S87°25'13"E along the Southerly line of Lots 16 and 10, said Block 2 a distance of 418.47 feet to a point; thence N41°02'32"E along the Southeast corner of Lot 9 and 8, said Block 2 a distance of 239.95 feet to a point; thence S68°03'02"E along the Southwest corner of Lot 55, said Lake Forest Estates a distance of 80.05 feet to a point; thence N65°06'56"E along the Southerly line of Lot 55, said Lake Forest Estates a distance of 167.46 feet to a point on the Westerly line of Lake Forest Drive; thence on a curve to the left along the Westerly line of Lake Forest Drive, said curve having a radius of 159.60 feet and a long chord of 60.92 feet bearing S35°53'11"E an arc length of 61.29 feet to a point of tangency; thence S46°53'20"E along the Westerly line of Lake Forest Drive a distance of 32.65 feet to a point; thence N43°06'40"E along the Southeast corner of Lot 36, said Lake Forest Estates and its prolongation a distance of 151.08 feet to a point; thence N36°12'17"E along the Southeast corner of Lot 36 and 37, said Lake Forest Estates a distance of 76.31 feet to a point; thence N56°40'52"E along the Southeast corner of Lot 38, said Lake Forest Estates a distance of 72.32 feet to a point; thence N63°41'13"E along the Southeast corner of Lot 39, said Lake Forest Estates a distance of 71.91 feet to a point; thence N79°48'12"E along the Southerly line of Lot 40 and 41, said Lake Forest Estates a distance of 132.60 feet to a point; thence N00°04'04"E along the Easterly line of Lot 41, said Lake Forest Estates a distance of 37.70 feet to a point; thence S89°55'20"E along the Southerly line of Lot 17, said Lake Forest Estates and its prolongation a distance of 175.00 feet to a point on the Easterly line of 112th Avenue; thence N00°04'40"E along the Easterly line of 112th Avenue a distance of 24.32 feet; thence S89°55'20"E along the Southerly line of Lot 12, said Lake Forest Estates a distance of 189.43 feet to the point of beginning, said tract contains 35.29 acres more or less.

Date March 6, 1968

Charles W. Ahern
Registered Land Surveyor
L.S. 112

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That we, Ewell J. Karnes, President, and Donald F. Day, Secretary, of Dial Construction Co., a Nebraska Corporation, sole owners and proprietors; A. P. Vrba and Emma Vrba, Husband and Wife, Mortgagees of the land embraced within this plat, have caused the same to be subdivided into lots and streets, said subdivision to be known as Lake Forest Estates Replat, the lots numbered as shown and we approve the disposition of the property as shown on this plat and we hereby dedicate to the public for public use the streets and sewer and drainage easement as shown herein.

IN WITNESS WHEREOF, we do hereby set out hands this 6 day of March, 1968, A.D.

OWNERS

DIAL CONSTRUCTION CO.

Ewell J. Karnes, President

Donald F. Day, Secretary

MORTGAGEE

A. P. Vrba and Emma Vrba (Husband and Wife)

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.

Dated this 29 day of March, 1968, A.D.

County Treasurer

APPROVAL OF CITY PLANNING BOARD

This plat of Lake Forest Estates Replat was approved by the City Planning Board of the City of Omaha this 29 day of March, 1968, A.D.

Chairman, City Planning Board

APPROVAL OF CITY ENGINEER OF OMAHA

I hereby approve this plat of Lake Forest Estates Replat this 29 day of March, 1968, A.D.

City Engineer

OMAHA CITY COUNCIL ACCEPTANCE

This plat of Lake Forest Estates Replat was approved and accepted by the City Council of Omaha this 29 day of March, 1968, A.D.

Mayor Charles W. Ahern City Clerk Charles W. Ahern

CORPORATION ACKNOWLEDGEMENT

State of Nebraska)
County of) SS

On this 29 day of March, 1968, A.D. before me a Notary Public, in and for said County, personally came the above named Ewell J. Karnes, President and Donald F. Day, Secretary, of the Dial Construction Co., a Nebraska Corporation who are personally known to me to be the identical persons whose names are affixed to the above instrument as President and Secretary of said Corporation, and they acknowledge the execution thereof to be their voluntary act and deed as such officers and the voluntary act and deed of said Corporation and the Corporate Seal of said Corporation was thereto affixed by its authority.

Witness my hand and official seal the last date aforesaid.

Notary Public

My Commission expires on the 29 day of March, 1968, A.D.

ACKNOWLEDGEMENT OF NOTARY

State of Nebraska)
County of) SS

On this 29 day of March, 1968, A.D. before me a Notary Public in and for said County came A. P. Vrba and Emma Vrba (husband & wife), who are personally known to me to be the identical persons whose names are affixed to the dedication of this plat and they acknowledge the signing of said dedication to be their voluntary act and deed.

WITNESS my hand and official seal the last date aforesaid.

Notary Public

My Commission expires on the 29 day of March, 1968, A.D.

DOUGLAS COUNTY
CLERK'S OFFICE

Kirkham, Michael and Associates
ARCHITECTS
ENGINEERS
OMAHA RAPID CITY FARGO

LAKE FOREST ESTATES REPLAT
A REPLAT OF LOTS 2-11 INCL., 18-35 INCL., & 56-88 INCL.,
LAKE FOREST ESTATES
DOUGLAS COUNTY, NEBRASKA

REVISIONS:

FINAL PLAT

DESIGNED: J.L.A.
CHECKED: C.W.A.
DATE: MARCH, 1968
SHEET NO. 1/1

LAKE FOREST ESTATES REPLAT

A REPLAT OF LOTS 2-11 INC., LOTS 18-35 INC., & LOTS 56-88 INC.

LAKE FOREST ESTATES

IN THE S 1/2 SEC 5 & THE N 1/2 SEC 8, ALL IN T15N, R12E OF THE 6TH PM.
DOUGLAS COUNTY, NEBR.

CURVE DATA
(Note: All curves are based on the Arc Definition)

- | | | |
|---|--|--|
| 1. $\Delta=12^{\circ}42'14''$
$R=311.43'$
$L=58.00'$
$L=69.72'$ | 2. $\Delta=6^{\circ}54'56''$
$R=800.00'$
$L=70.91'$
$L=124.48'$ | 3. $\Delta=35^{\circ}48'15''$
$R=745.00'$
$L=74.41'$
$L=465.55'$ |
| 4. $\Delta=32^{\circ}53'41''$
$R=49.34'$
$L=20.25'11.7''$
$L=55.60'$
$L=108.13'$ | 5. $\Delta=15^{\circ}17'49''$
$R=151.03'$
$L=27.05'12''$
$L=48.05'$
$L=93.04'$ | 6. $\Delta=10^{\circ}43'13''$
$R=239.75'$
$L=23.95'54''$
$L=39.64'$
$L=78.57'$ |
| 7. $\Delta=22^{\circ}01'27''$
$R=211.75'$
$L=26.94'18''$
$L=41.60'$
$L=82.19'$ | 8. $\Delta=36^{\circ}05'26''$
$R=113.53'$
$L=20.28'03''$
$L=36.99'$
$L=71.51'$ | 9. $\Delta=70^{\circ}47'41''$
$R=138.02'$
$L=16.07'01''$
$L=27.03'$
$L=43.92'$ |
| 10. $\Delta=38^{\circ}33'02''$
$R=324.06'$
$L=27.40'15''$
$L=113.39'$
$L=218.04'$ | 11. $\Delta=35^{\circ}48'15''$
$R=360.00'$
$L=54.56'$
$L=116.29'$
$L=224.97'$ | |



SURVEYOR'S CERTIFICATE

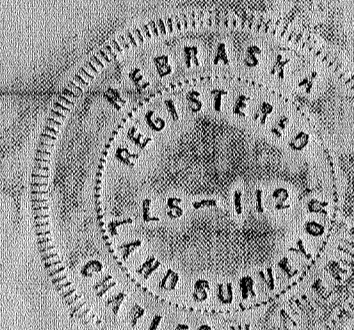
I, Charles W. Ahern, a registered land surveyor in the State of Nebraska, do hereby certify that I have accurately surveyed and staked with iron pins, all corners of all lots, streets, angle points and the terminal points of all curves, as shown on this plat of LAKE FOREST ESTATES REPLAT, the limits and boundaries of said addition are as follows:

A Replat of all of Lots 2 through 11, inclusive, Lots 18 through 35, inclusive and Lots 56 through 88, inclusive, all in Lake Forest Estates, a subdivision in Douglas County, Nebraska and more particularly described as follows:

Beginning at the Southeast corner of Lot 12, said Lake Forest Estates, thence 300°13'13"E (assumed bearing) along the East line of said Lake Forest Estates a distance of 408.33 feet to a point on the South line of Section 5, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska; thence continuing 300°13'13"E along the East line of said Lake Forest Estates a distance of 540.47 feet to a point on the centerline of Spring Branch Creek; thence in a Southwesterly and Westerly direction along the centerline of Spring Branch Creek the following courses: 347°54'18"W a distance of 191.97 feet; thence 342°36'40"W a distance of 70.80 feet; thence 342°42'36"W a distance of 43.66 feet; thence 322°30'56"W a distance of 43.66 feet; thence 342°36'40"W a distance of 65.72 feet; thence 347°52'25"W a distance of 114.36 feet; thence 335°26'12"W a distance of 155.11 feet to a point on the Northern right-of-way line of relocated Maple Street; thence N67°36'26"W along the Northern right-of-way line of relocated Maple Street a distance of 695.65 feet to a point; thence N78°53'13"W along the Northern right-of-way line of relocated Maple Street a distance of 541.95 feet to a point on the Westerly right-of-way line of 114th Avenue; thence on a curve to the left along the Westerly line of 114th Avenue, said curve having a radius of 113.53 feet and a long chord of 70.34 feet bearing N0°44'11"E an arc length of 71.31 feet to a point of reverse curve; thence on a curve to the right along the Westerly line of 114th Avenue, said curve having a radius of 113.53 feet and a long chord of 45.55 feet bearing N17°53'13"E an arc length of 45.55 feet to a point of tangency; thence N14°04'13"W along the Westerly line of 114th Avenue a distance of 87.11 feet to a point of curve; thence on a curve to the right along the Westerly line of 114th Avenue, said curve having a radius of 263.75 feet and a long chord of 37.47 feet bearing N08°39'49"W an arc length of 37.50 feet to a point; thence N52°12'14"E a distance of 50.13 feet to a point on the Easterly line of 114th Avenue as dedicated in Lake Forest; a subdivision in Douglas County, Nebraska; thence N17°50'51"E along the Easterly line of 114th Avenue a distance of 167.42 feet to an angle point on the Easterly line of 114th Avenue; thence N06°01'01"E along the Easterly line of 114th Avenue a distance of 117.83 feet to a point; said point also being the Southwest corner of Lot 16, Block 2, said Lake Forest; thence S87°25'13"E along the Southern line of Lots 16 and 10, said Block 2 a distance of 418.47 feet to a point; thence S44°02'32"E along the Southeast line of Lots 16 and 10, said Block 2 a distance of 219.95 feet to a point; thence S87°25'13"E along the Southeast line of Lot 16, said Lake Forest Estates a distance of 219.95 feet to a point; thence N63°06'56"E along the Southern line of Lot 16, said Lake Forest Estates a distance of 167.45 feet to a point on the Westerly line of Lake Forest Drive; thence on a curve to the left along the Westerly line of Lake Forest Drive, said curve having a radius of 153.60 feet and a long chord of 66.92 feet bearing S35°33'11"E an arc length of 61.29 feet to a point of tangency; thence S45°33'20"E along the Westerly line of Lake Forest Drive a distance of 12.65 feet to a point; thence N17°50'51"E along the Southeast line of Lot 16, said Lake Forest Estates and the prolongation a distance of 51.05 feet to a point; thence N25°12'17"E along the Southeast line of Lots 16 and 10, said Lake Forest Estates a distance of 74.31 feet to a point; thence N35°40'52"E along the Southeast line of Lot 18, said Lake Forest Estates a distance of 74.32 feet to a point; thence N63°41'13"E along the Southeast line of Lot 19, said Lake Forest Estates a distance of 71.91 feet to a point; thence N79°49'32"E along the Southern line of Lots 40 and 41, said Lake Forest Estates a distance of 131.56 feet to a point; thence N79°49'32"E along the Southern line of Lot 41, said Lake Forest Estates a distance of 131.56 feet to a point; thence S89°25'10"E along the Southern line of Lot 17, said Lake Forest Estates and the prolongation a distance of 175.00 feet to a point on the Easterly line of 112th Avenue; thence S00°04'40"E along the Easterly line of 112th Avenue a distance of 24.32 feet; thence S89°55'10"E along the Southern line of Lot 12, said Lake Forest Estates a distance of 189.43 feet to the point of beginning, said tract contains 35.29 acres more or less.

Date March 6, 1968

Charles W. Ahern
Registered Land Surveyor
L.S. 112



DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That we, Russell J. Karnes, President, and Donald P. Day, Secretary, of Dial Construction Co., a Nebraska Corporation, owners and proprietors of A. F. Vrbu and Emma Vrbu, and wife, hereinafter of the land embraced within this plat, caused the same to be subdivided into lots and streets, and to be dedicated to the public use of Douglas County, Nebraska, as shown on this plat, and we hereby dedicate to the public use of Douglas County, Nebraska, the streets and sewer and drainage easements as shown herein.

IN WITNESS WHEREOF, we have hereunto set our hands this 6 day of March, 1968, A.D.

CORPSE

DEED CORPSE

Emilia Karnes

Donald P. Day, Secretary

WITNESSES

A. F. Vrbu and Emma Vrbu

A. F. Vrbu and Emma Vrbu (Husband and Wife)

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.

Dated this 29 day of August, 1968, A.D.

Approval of City Engineer of Omaha

This plat of Lake Forest Estates is hereby approved by the City Engineer of Douglas County, Nebraska, on the day of April, 1968.

Approval of City Engineer of Omaha

I hereby approve this plat of Lake Forest Estates. Replat this 22 day of March, 1968, A.D.

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

Approval of City Engineer of Omaha

ACKNOWLEDGMENT OF CITY ENGINEER OF OMAHA

I, Lake Forest Estates Replat was approved by the City Engineer of Douglas County, Nebraska, on the 30th day of August, 1968.

August 30, 1968

May Kelly-Jordan

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

WITNESSES

RICHARD M. NICHOLS AND ASSOCIATES
SURVEYORS

LAKE FOREST ESTATES REPLAT
A REPLAT OF LOTS 2-11 INCL., 18-35 INCL., & 56-88 INCL.
LAKE FOREST ESTATES
DOUGLAS COUNTY, NEBRASKA

FINAL PLAT
J.L.A.
C.W.A.
MARCH 1968
SHEET NO. 1/1