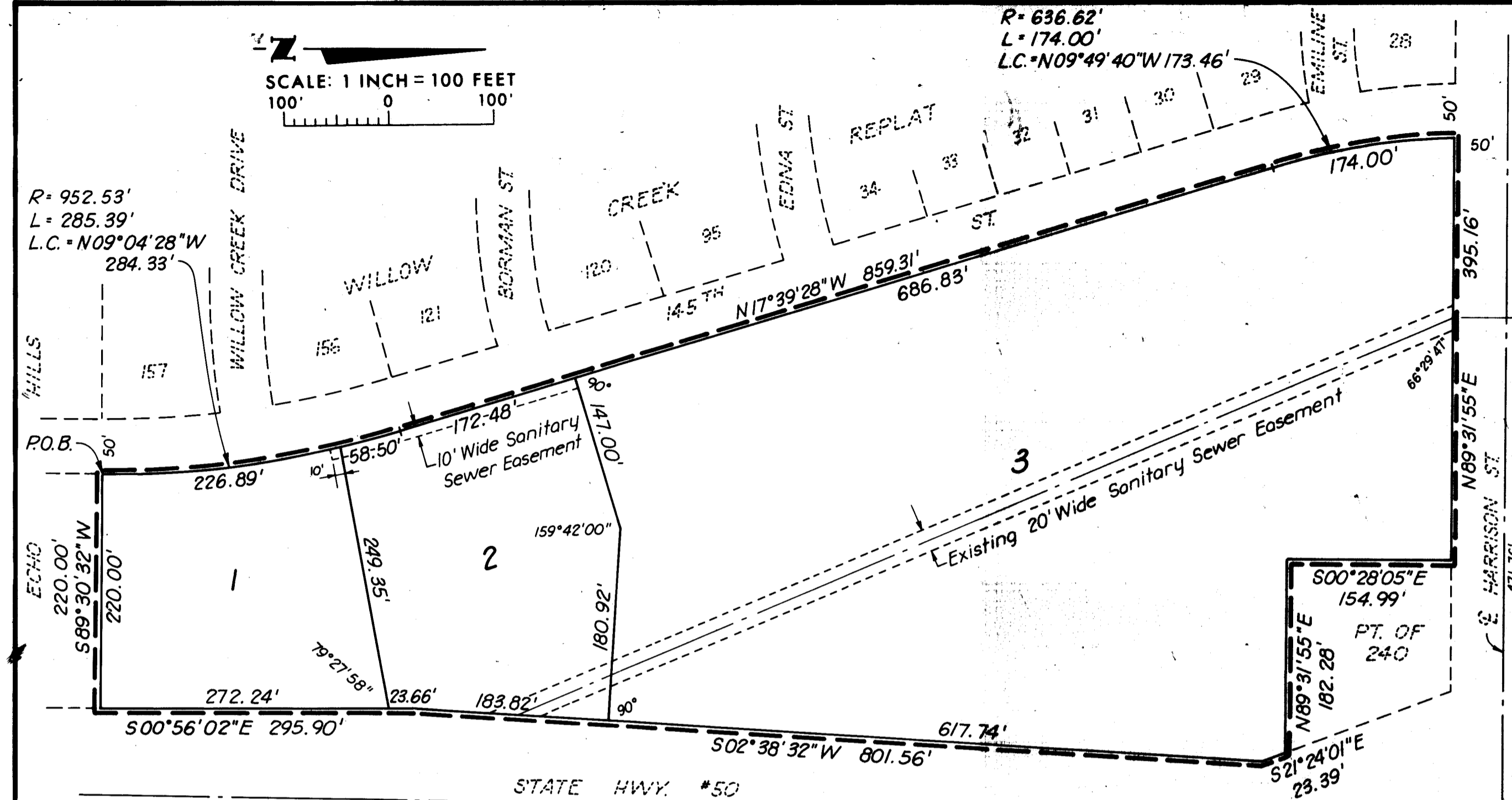


WILLOW CREEK REPLAT II

(LOTS 1, 2 & 3)
BEING A REPLAT OF PART OF LOT 240, WILLOW CREEK REPLAT, IN THE
N¹/₂ OF THE NE¹/₄, SEC. 14, T14N, R11E OF THE 6TH P.M., SARPY CO., NEBR.

SURVEYOR'S CERTIFICATE

DEDICATION



I hereby certify that I have surveyed the property shown on this plat and that all dimensions have been computed for all lots in Willow Creek Replat II, a replat of part of Lot 240, Willow Creek Replat, an addition located in the North 1/2 of the NE 1/4 of Section 14, Township 14 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows:

Beginning at the Southwest corner of said Lot 240, Willow Creek Replat, said corner being on the Easterly right-of-way line of 145th Street; thence along said Easterly right-of-way line of 145th Street on the following described courses; thence Northwesterly on a curve to the left with a radius of 952.53 feet, a distance of 285.39 feet, said curve having a long chord which bears N09°04'28"W, a distance of 284.33 feet; thence N17°39'28"W, a distance of 859.31 feet; thence Northerly on a curve to the right with a radius of 636.62 feet, a distance of 174.00 feet, said curve having a long chord which bears N09°49'40"W, a distance of 173.46 feet to the point of intersection of said Easterly right-of-way line of 145th Street and the South right-of-way line of Harrison Street; thence N89°31'55"E along said South right-of-way line of Harrison Street, a distance of 395.16 feet; thence S00°28'05"E, a distance of 154.99 feet; thence N89°31'55"E, a distance of 182.28 feet to a point on the West right-of-way line of State Highway No. 50; thence along said West right-of-way line of State Highway No. 50 on the following described courses; thence S21°24'01"E, a distance of 23.39 feet; thence S02°38'32"W, a distance of 801.56 feet; thence S00°56'02"E, a distance of 295.90 feet to the Southeast corner of said Lot 240, Willow Creek Replat; thence S89°30'32"W along the South line of said Lot 240, Willow Creek Replat, a distance of 220.00 feet to the Point of Beginning.

Know all men by these presents that we Howard D. Vann and Judith M. Vann, husband and wife, owners of the property described in the certification of survey and embraced within this plat have caused said land to be subdivided into lots to be numbered as shown, said subdivision to be hereinafter known as Willow Creek Replat II (Lots 1 thru 3, inclusive), and we do hereby ratify and approve of the disposition of our property as shown on this plat, 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, and Northwestern Bell Telephone Company, 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 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 all front and side boundary lot lines; an eight (8') wide strip of land abutting the rear boundary lines of all interior lots; and a sixteen feet (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. 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 no then or later interfere with the aforesaid uses or right herein granted.

In witness whereof, we have hereunto set our hand this 23rd day of AUGUST, 1985.

Howard D. Vann
Howard D. Vann

Judith M. Vann
Judith M. Vann

ZONING CHAIRMAN APPROVAL

Approved this 18 day of September, 1985.

Harold W. Bonner
Sarpy County Zoning Chairman

BUILDING INSPECTOR APPROVAL

Approved this 18th day of September, 1985.

Mary J. Schmitt
Sarpy Co. Building Inspector

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.

Date Jan 30, 1986

Kathleen Long
County Treasurer

COUNTY COMMISSIONER APPROVAL

Approved by the County Board of Commissioners this 8th day of October, 1985.

Edward F. Albert
Chairman of Sarpy County Board of Commissioners

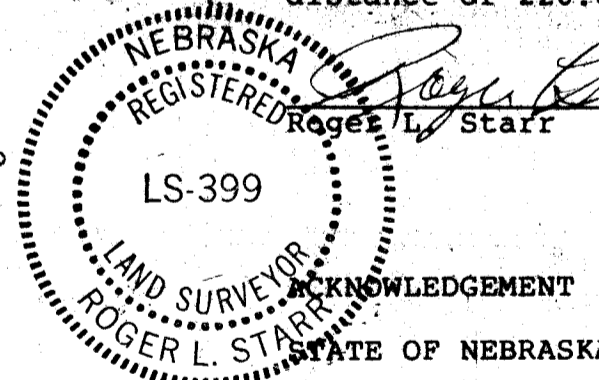
COUNTY SURVEYOR APPROVAL

I Norman Whitney, hereby approve of the survey and subdivision of the described property as shown on this plat.

Date Sept. 16, 1985

Norman Whitney
Sarpy County Surveyor

NE Cor. Of
Sec. 14-14-11



ACKNOWLEDGEMENT
STATE OF NEBRASKA)
COUNTY OF SARPY) SS

On this 23rd day of August, 1985, before me a Notary Public, in and for said County came Howard D. Vann & Judith M. Vann, who are personally known to me to be the identical persons whose names are affixed to the dedication on this plat and they acknowledged the signing of said dedication to be their voluntary act and deed. Witness my hand and notarial seal the date aforesaid.

Sandra K. Foster
Notary Public

My commission expires on the 1st day of May, 1988.

