

Filed For Record 12-02-97 at 3:15 PM
Instrument # 97-027246
Lloyd J. Dowding Register of Deed Sarpy Co, NE
97-027246

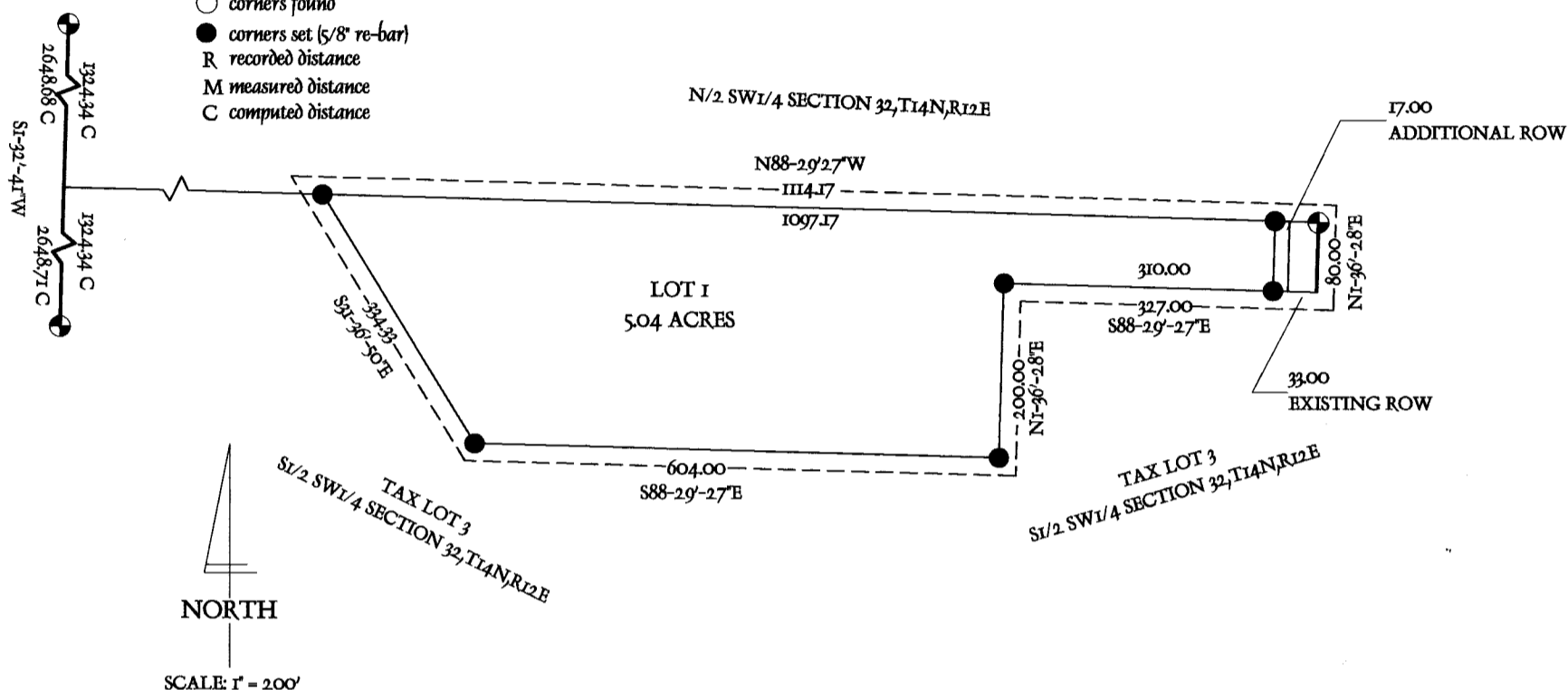
Counter
Verify: *[Signature]*
D.E. *[Signature]*
Proof: *[Signature]*
Fee: *[Signature]*
Ok *[Signature]*
Last *[Signature]*
Charge *[Signature]*

SEIBOLD ACRES

LOT 1
BEING A PLATTING OF PART OF TAX LOT 3 OF SECTION 32, T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA

LEGEND

- section corners
- corners found
- corners set (5/8" re-bar)
- R recorded distance
- M measured distance
- C computed distance



SARPY COUNTY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THE RECORDS OF MY OFFICE SHOW NO TAXES DUE OR DELINQUENT UPON THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE AS APPEARS ON THIS PLAT AS OF THIS 2 DAY OF Dec, 1997.

TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURER'S CERTIFICATION IS ONLY VALID UNTIL DECEMBER 30th OF THIS YEAR.

[Signature]
SARPY COUNTY TREASURER

APPROVAL OF SARPY COUNTY BOARD OF COMMISSIONERS

THIS PLAT OF SEIBOLD ACRES WAS APPROVED BY THE SARPY COUNTY BOARD OF COMMISSIONERS THIS 14 DAY OF October, 1997.

ATTEST

[Signature]
CHAIRMAN

APPROVAL OF SARPY COUNTY BUILDING INSPECTOR

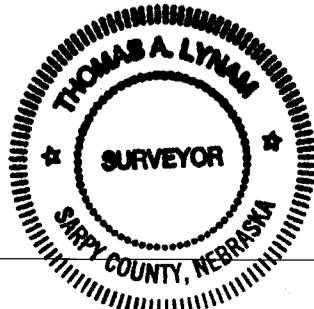
THIS PLAT OF SEIBOLD ACRES WAS APPROVED BY THE SARPY COUNTY BUILDING INSPECTOR THIS 14 DAY OF October, 1997.

[Signature]
SARPY COUNTY BUILDING INSPECTOR

APPROVAL OF SARPY COUNTY SURVEYOR

THIS PLAT OF SEIBOLD ACRES WAS APPROVED BY THE SARPY COUNTY SURVEYOR THIS 2 DAY OF December, 1997.

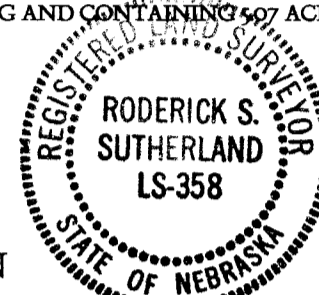
[Signature]
SARPY COUNTY SURVEYOR



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT IRON PINS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY AND AT ALL LOT CORNERS WITHIN SAID SUBDIVISION TO BE KNOWN AS SEIBOLD ACRES LOT 1, BEING A PLATTING OF THAT PART OF TAX LOT 3 IN THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 32, T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS; BEGINNING AT THE NORTHEAST CORNER OF SAID SOUTH 1/2; THENCE N88-29-27W (AN ASSUMED BEARING) ALONG THE NORTH LINE OF SAID SOUTH 1/2 FOR 33.00 FEET TO THE WEST ROW OF 114TH STREET BEING THE POINT-OF-BEGINNING; THENCE CONTINUING N88-29-27W ALONG THE NORTH LINE FOR 114.17 FEET; THENCE S31-36-50E FOR 334.33 FEET; THENCE S88-29-27E ALONG A LINE 280.00 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID SOUTH 1/2 FOR 604.00 FEET; THENCE N1-36-28E ALONG A LINE 327.00 FEET WEST OF AND PARALLEL TO THE WEST ROW OF 114TH STREET FOR 200.00 FEET; THENCE S88-29-27E ALONG A LINE FOR 80.00 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID SOUTH 1/2 FOR 327.00 FEET TO THE WEST ROW OF 114TH STREET; THENCE N1-36-28E ALONG SAID ROW FOR 80.00 FEET TO THE POINT-OF-BEGINNING AND CONTAINING 5.07 ACRES +/-.

AUGUST 19, 1997
DATE



[Signature]
RODERICK S. SUTHERLAND
NEBRASKA RLS 358

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT WE, REBECCA J. CROFOOT, M. PATRICIA DENKER, AND DANNY B. SEIBOLD, BEING THE OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO A ROAD AND A LOT TO BE NAMED AND NUMBERED AS SHOWN, SAID SUBDIVISION TO BE KNOWN AS SEIBOLD ACRES, 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 ROAD AS SHOWN ON THIS PLAT AND WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT AND U.S. WEST COMMUNICATIONS, INC. 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 ERCT, OPERATE, MAINTAIN, REPAIR AND RENEW POLES, WIRES, CROSSARMS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON WIRE OR CABLES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEPTION THEREOF, INCLUDING SIGNALS PROVIDED BY CABLE TELEVISION SYSTEM AND THEIR RECEPTION, ON OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING THE FRONT AND SIDE BOUNDARY LOT LINES, AND A SIXTEEN (16) FOOT WIDE STRIP OF LAND ADJOINING THE REAR BOUNDARY LINE, EXCEPT WHERE SAID STRIPS OF LAND ARE OCCUPIED BY EXISTING IMPROVEMENTS, SAID SIXTEEN (16) FOOT WIDE EASEMENT WILL BE REDUCED TO AN EIGHT (8) FOOT WIDE STRIP WHEN THE ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED IF SAID SIXTEEN FOOT EASEMENT IS NOT OCCUPIED BY UTILITY FACILITIES AND IF REQUESTED BY THE OWNER, NO ADDITIONAL PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN THE SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORE SAID USES OR RIGHTS HEREBIN GRANTED, IF THE AFORE SAID PUBLIC UTILITY EASEMENTS ARE NOT USED WITHIN TWO (2) YEARS OF THE DATE OF THIS PLAT, THEY SHALL REVERT TO THE OWNER OF SAID LOT TOGETHER WITH ALL RIGHTS THEREIN.

[Signature]
REBECCA J. CROFOOT

[Signature]
M. PATRICIA DENKER

[Signature]
DANNY B. SEIBOLD

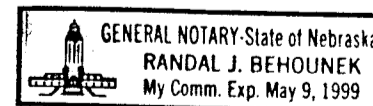
ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA)

SS

COUNTY OF SARPY)

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 19th DAY OF August, 1997 BY REBECCA J. CROFOOT, M. PATRICIA DENKER, AND DANNY B. SEIBOLD.



[Signature]
NOTARY PUBLIC

APPROVAL OF SARPY COUNTY PLANNING COMMISSION

THIS PLAT OF SEIBOLD ACRES WAS APPROVED BY THE SARPY COUNTY PLANNING COMMISSION THIS 17th DAY OF Sept, 1997.

ATTEST

[Signature]
CHAIRMAN

SEIBOLD ACRES

FINAL PLAT

BASIC SURVEYS

SCALE: 1" = 200'
DATE: AUGUST 19, 1997
DRAWN BY: RJB

027246