

MARY JANET ADDITION

FINAL PLAT

Inst # 2017039592 Wed Sep 20 09:27:46 CDT 2017
 Listing Fee: \$52.00 NE Assessor/Registrar of Deeds OFFICIAL PLAT
 Listing Fee County: NE Assessor/Registrar of Deeds OFFICIAL PLAT
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NO
 MALIA

5495

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED THE SUBDIVISION TO BE KNOWN AS "MARY JANET ADDITION", LOCATED IN THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 10 NORTH, RANGE 8 EAST OF THE 6TH P.M., LANCASTER COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 12; THENCE IN AN EASTERLY DIRECTION, ALONG THE NORTH LINE OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 12, ON AN ASSUMED BEARING OF N89°46'56"E FOR A DISTANCE OF 1321.05' TO THE NORTHEAST CORNER OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 12; THENCE S00°06'24"E, ALONG THE EAST LINE OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 12, FOR A DISTANCE OF 2637.57' TO THE SOUTHEAST CORNER OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 12; THENCE S89°48'00"W, ALONG THE SOUTH LINE OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 12, FOR A DISTANCE OF 1318.30' TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 12; THENCE N00°09'59"W, ALONG THE WEST LINE OF THE WEST ONE-HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 12, FOR A DISTANCE OF 2636.78' TO THE POINT OF BEGINNING AND CONTAINING A CALCULATED AREA OF 79.89 ACRES.

PERMANENT MONUMENTS HAVE BEEN PLACED AT ALL LOT CORNERS, STREET INTERSECTIONS, POINTS OF CURVATURE, CENTERLINE POINTS OF TANGENCY, AND AT ALL OTHER POINTS REQUIRED BY THE LANCASTER COUNTY, NEBRASKA, LAND SUBDIVISION RESOLUTION.

ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS SHOWN OTHERWISE, AND ARE IN FEET OR DECIMALS OF A FOOT.

SIGNED THIS 01 DAY OF September, 2017.

Kerry Simpson
 KERRY SIMPSON #333
 ALLIED SURVEYING & MAPPING
 8535 EXECUTIVE WOODS DRIVE,
 SUITE 200
 LINCOLN, NE 68512
 PH. (402)434-2686



DEDICATION

The foregoing plat, known as Mary Janet Addition, as described in the surveyor's certificate is made with the free consent and in accordance with the desires of the undersigned, the sole owners, and the easements shown thereon are hereby granted in perpetuity to the LANCASTER COUNTY, Nebraska, their successors and assigns, to allow entry for the purpose of construction, reconstruction, repair, operation and maintenance of wires, cables, conduits, fixtures, poles, towers, pipes, and equipment for the distribution of electricity and gas; telephone and cable television; wastewater collectors; storm drains; water mains and all appurtenances thereto, over, upon, or under the easements as shown on the foregoing plat.

The construction or location of any building or structure, excluding fences, over, upon, or under any easement shown thereon shall be prohibited. Lancaster County, Nebraska, its successors and assigns are hereby held harmless for the cost of replacement or damage to any improvement or vegetation over, upon, or under any easement shown thereon.

The 33.00' wide road right-of-way shown hereon along N. 176th Street and the 33.00' wide road right-of-way shown hereon along Adams Street is hereby dedicated to the public.

Lot 1 is limited to only one (1) access onto North 176th Street.

WITNESS MY HAND:

Mary Janet Berger
 Mary Janet Berger, Trustee of the Berger Family Trust dated October 5, 1987

ACKNOWLEDGMENT

STATE OF _____)
 COUNTY _____) SS

On this ___ day of _____, 20___, before me, the undersigned, a notary public, duly commissioned, qualified for and residing in said county, personally came Mary Janet Berger, Trustee of the Berger Family Trust dated October 5, 1987, to me personally known to be the identical person whose name is affixed to the dedication of the foregoing plat and he acknowledged the same to be his voluntary act and deed and the voluntary act and deed of said company.

NOTARY PUBLIC _____

My commission expires the 23 day of May, 2020.

PLANNING DIRECTOR'S APPROVAL

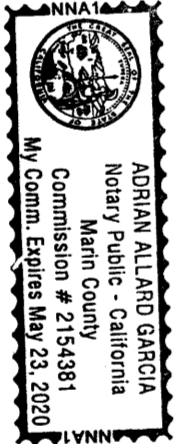
The Planning Director, Section 3.16 of the Lancaster County Land Subdivision Regulations, hereby approves this Final Plat.

Stephen Paulsen
 Planning Director

September 20, 2017
 Date

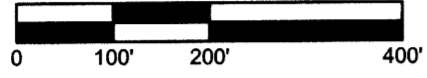
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California, County of MARICOPA, City of PHOENIX, Arizona.
 On 09/12/2017 before me, Adrian Allard Garcia, Notary Public, personally appeared Mary Janet Berger, known to me to be the person whose name(s) appear on the foregoing instrument, and acknowledged to me that he/she/it executed the same in his/her/their authorized capacity(ies), and that by his/her/their execution of the foregoing instrument, or the hereby acknowledged power of attorney in connection therewith, he/she/it intended to execute the foregoing instrument on behalf of the person(s) named in the instrument, and the person(s) named in the instrument is/are the true party(ies) to the instrument. WITNESS my hand and official seal.



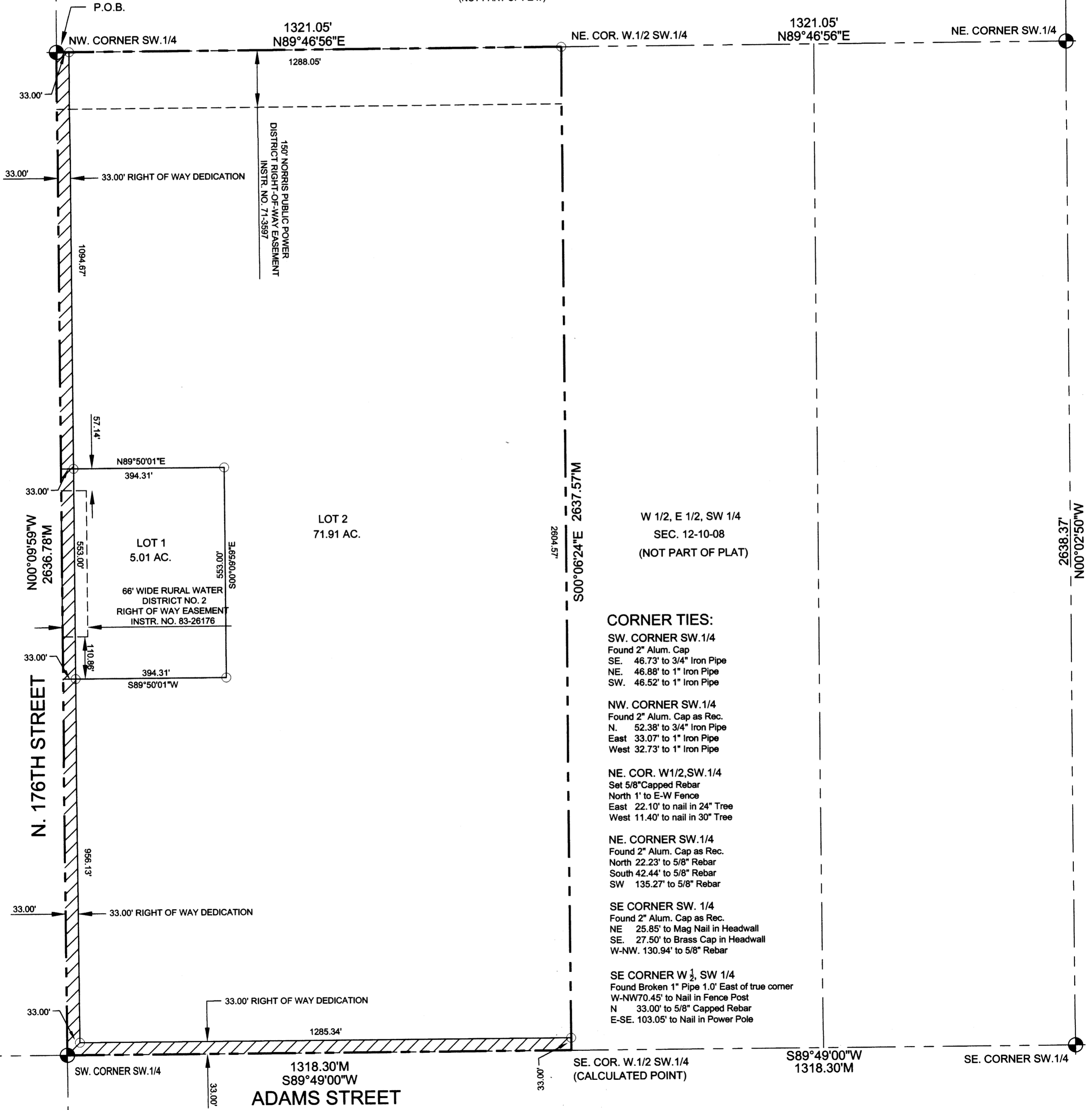
MARY JANET ADDITION

FINAL PLAT



SCALE: 1"=200'

LOT 2
ERSKINE ADDITION
(NOT PART OF PLAT)



- LEGEND**
- = SET 5/8" CAPPED REBAR
 - ◆ = FOUND 2" ALUM. CAP
 - M = MEASURED DISTANCE
 - P = DEED DISTANCE