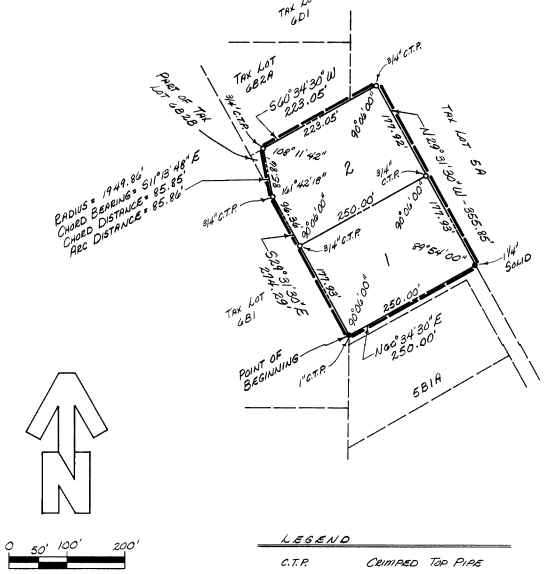
8-123

JIRKA'S FIRST

LOTS 1 AND 2

BEING A REPLATTING OF TAX LOT 5B2 AND A PART OF TAX LOT 6B2B IN THE S.W.¼ OF THE N.E.¼ OF SECTION 15, T14N, R13E OF THE 6th P.M., SARPY COUNTY, NEBRASKA.



LEGEND

C.T.P. CRIMPED TOP PIPE

NEBRASKA REGISTERED LAND SURVEYOR JAMES D. WARNER L.S.-308

SURVEYOR'S CERTIFICATE

I hereby certify that I have made a boundary survey of the subdivision herein and that iron pipes have been found or set at all lot corners of said boundary and that iron pipes have been set at all lot corners of said subdivision to be known as Jirka's First, Lots 1 and 2, being a replatting of Tax Lot 5B2 and a part of Tax Lot 6B2B in the SW¼ of the NE¼ of Section 15, T14N,R13E of the 6th P.M., Sarpy County, Nebraska, all more particularly described as follows: beginning at the SW corner of said Tax Lot 5B2; thence N00°34'30"E (assumed bearing) 250.00 feet on the Southerly line of said Tax Lot 5B2 to the SE corner of said Tax Lot 5B2; thence N29°31'30"W 355.85 feet on the Easterly line of said Tax Lot 5B2 to the NE corner of said Tax Lot 5B2; thence S66°34'30"W 223.05 feet on the Northerly line of said Tax Lots 5B2 and 6B2B to the NE corner of a tract of land deeded to the State of Nebraska, Department of Roads, as described in Deed Book 160 at Page 2717 of the Sarpy County Records said corner being 26.05 feet Easterly of the NW corner of said Tax Lot 6B2B; thence Southeasterly on the Easterly line of said tract of land deeded to the State of Nebraska, Department of Roads, on a 1949.86 foot radius curve to the right, chord bearing S11°18'48"E, chord distance 85.85 feet, an arc distance of 85.86 feet to a point on the Westerly line of said Tax Lot 6B2B said point being 81.56 feet Southerly of the NW corner of said Tax Lot 6B2B; thence S29°31'30"E 274.29 feet on the Westerly line of said Tax Lot 6B2B to the point of beginning.

October 27, 1986 — James D. Warner, REGISTERED LAND SURVEYOR, L.S. 308

DEDICATION

Know all men by these presents that we Victor J. Jirka and Phyllis Jirka, Adolph J. Jirka and Patricia Jirka, Bohumil S. Jirka and Frances B. Jirka, Frank H. Binder and Helen L. Binder being the owners of the land described within the Surveyor's Certificate embraced within this plat have caused said land to be subdivided into lots to be numbered as shown, said subdivision to be hereafter known as Jirka's First, and we do hereby ratify and approve of the disposition of our property as shown on this plat, and 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, crossarms, down guys and anchors, 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 for the transmission of signals and sounds of all kinds and the reception thereof, including signals provided by a cable television system and their reception, on, over, through, under and across a five (5') foot wide strip of land abutting all front and side boundary lot lines and a sixteen (16') foot wide strip of land adjoining the rear boundary lines of all lots. Said sixteen (16') foot wide easement will be reduced to an eight (8') foot wide easement when the adjacent land is surveyed, platted and recorded if said sixteen (16') foot wide easement is not occupied by utility facilities and if requested by the Owner. No 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 and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

VICTOR J. JIRKA — PHYLLIS JIRKA

ADOLPH J. JIRKA — PATRICIA JIRKA

BOHUMIL S. JIRKA — FRANCES B. JIRKA

FRANK H. BINDER — HELEN L. BINDER

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF SARPY) ss

The foregoing instrument was acknowledged before me this _____ day of _____, 19__, by Victor J. Jirka and Phyllis Jirka.

GENERAL NOTARY - State of Nebraska — JOSEPH J. JIRKA — My Comm. Exp. Oct. 21, 1987

NOTARY PUBLIC

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF SARPY) ss

The foregoing instrument was acknowledged before me this _____ day of _____, 19__, by Adolph J. Jirka and Patricia Jirka.

GENERAL NOTARY - State of Nebraska — [illegible]

NOTARY PUBLIC

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF SARPY) ss

The foregoing instrument was acknowledged before me this _____ day of _____, 19__, by Bohumil S. Jirka and Frances B. Jirka.

[illegible]

NOTARY PUBLIC

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF SARPY) ss

The foregoing instrument was acknowledged before me this _____ day of _____, 19__, by Frank H. Binder and Helen L. Binder.

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 within the surveyor's certificate and embraced within this plat, as shown by the records of this office, this 3rd day of Nov., 1986

DEPUTY — SARPY COUNTY TREASURER

APPROVAL BY CITY ENGINEER

This plat of Jirka's First was approved by the City Engineer of Bellevue this 3rd day of November, 1986

CITY ENGINEER

APPROVAL BY PUBLIC WORKS DIRECTOR

This plat of Jirka's First was approved by the Public Works Director of the City of Bellevue this 3rd day of November, 1986

PUBLIC WORKS DIRECTOR

APPROVAL BY PLANNING DIRECTOR

This plat of Jirka's First was approved by the Planning Director of the City of Bellevue this 3rd day of November, 1986

PLANNING DIRECTOR

APPROVAL BY SARPY COUNTY SURVEYOR

This plat of Jirka's First was approved and accepted by the Sarpy County Surveyor's Office on this 3rd day of Nov., 1986

Norman Whitney — SARPY COUNTY SURVEYOR

JIRKA'S FIRST

DRAWN BY: R.V.R. CHECKED BY: J.D.W.

SCALE: 1"=100' DATE: 10/29/86

THOMPSON, DREESSEN & DORNER
Consulting Engineers & Land Surveyors

NORMAN WHITNEY SURVEYOR

JIRKA'S FIRST