

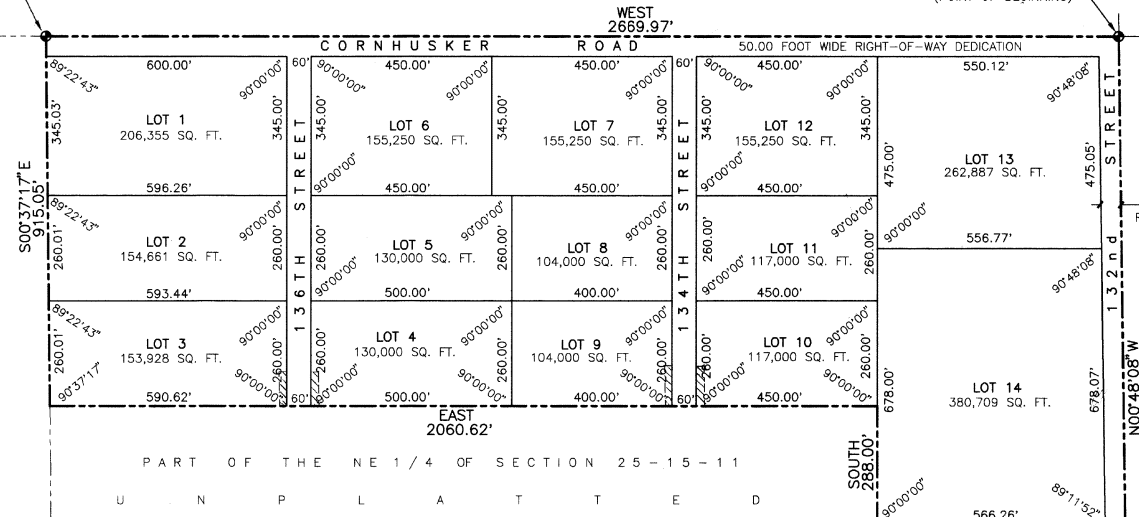
HILLTOP INDUSTRIAL PARK

LOTS 1 THRU 14, INCLUSIVE

BEING A PLATTING OF PART OF THE NE 1/4 OF SECTION 25, T14N, R11E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA

NE CORNER OF THE NE 1/4 OF SECTION 25, T14N, R11E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.
(POINT OF BEGINNING)

NW CORNER OF THE NE 1/4 OF SECTION 25, T14N, R11E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE NE 1/4 OF SECTION 25, T14N, R11E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, AND THAT THE SUBDIVISION DESCRIBED HEREIN LIES WHOLLY WITHIN SAID NE 1/4 AND THAT PERMANENT MARKERS WERE FOUND AT ALL CORNERS OF SAID BOUNDARY AND THAT PERMANENT MARKERS WILL BE SET AT ALL LOT CORNERS WITHIN SAID SUBDIVISION TO BE KNOWN AS HILLTOP INDUSTRIAL PARK, LOTS 1 THRU 14, INCLUSIVE, BEING A PLATTING OF THAT PART OF SAID NE 1/4 DESCRIBED AS FOLLOWS: BEGINNING AT THE NE CORNER OF SAID NE 1/4;

THENCE WEST (ASSUMED BEARING) 2669.97 FEET ON THE NORTH LINE OF SAID NE 1/4 TO THE NW CORNER THEREOF;

THENCE 500°37'17"E 915.05 FEET ON THE WEST LINE OF SAID NE 1/4;

THENCE EAST 2060.62 FEET ON A LINE 915.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID NE 1/4;

THENCE SOUTH 288.00 FEET;

THENCE EAST 616.27 FEET ON A LINE 1203.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID NE 1/4 TO THE EAST LINE THEREOF;

THENCE N00°48'08"W 1203.12 FEET ON THE EAST LINE OF SAID NE 1/4 TO THE POINT OF BEGINNING.



JAMES D. WARNER
NEBRASKA RLS 308

MAY 26, 1997
DATE

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, HILLTOP INDUSTRIAL PARK LLC, A NEBRASKA LIMITED LIABILITY COMPANY, BEING THE OWNERS, AND AMERICAN NATIONAL BANK, BEING THE MORTGAGE HOLDER OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO STREETS AND LOTS TO BE NAMED AND NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS HILLTOP INDUSTRIAL PARK; AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT AND WE HEREBY DEDICATE TO THE PUBLIC, FOR PUBLIC USE, THE STREETS 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 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 AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING ALL REAR BOUNDARY LINES, NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN 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 AFORESAID USES OR RIGHTS HEREIN GRANTED.

HILLTOP INDUSTRIAL PARK LLC,
A NEBRASKA LIMITED LIABILITY COMPANY
BY: Rudy R. Mudra
RUDY R. MUDRA, PRESIDENT

AMERICAN NATIONAL BANK
BY: Larry W. Marinovic
LARRY W. MARINOVIC,
SENIOR VICE PRESIDENT

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) SS

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 20th DAY OF JUNE, 1997 BY RUDY R. MUDRA, PRESIDENT OF HILLTOP INDUSTRIAL PARK LLC, A NEBRASKA LIMITED LIABILITY COMPANY, ON BEHALF SAID COMPANY.

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) SS

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 20th DAY OF JUNE, 1997 BY LARRY W. MARINOVIC, SENIOR VICE PRESIDENT OF AMERICAN NATIONAL BANK, ON BEHALF OF SAID BANK.

GENERAL NOTARY-STATE OF NEBRASKA
JOSEPH C. FRANCO
My Comm. Exp. Jan. 20, 1998
NOTARY PUBLIC

019756 NOTARY PUBLIC

APPROVAL OF SARPY COUNTY BOARD OF COMMISSIONERS

THIS PLAT OF HILLTOP INDUSTRIAL PARK WAS APPROVED BY THE SARPY COUNTY BOARD OF COMMISSIONERS THIS 20th DAY OF JUNE, 1997.

Donald E. Meyer
CHAIRMAN, SARPY COUNTY BOARD OF COMMISSIONERS

APPROVAL OF SARPY COUNTY PLANNING COMMISSION

THIS PLAT OF HILLTOP INDUSTRIAL PARK WAS APPROVED BY THE SARPY COUNTY PLANNING COMMISSION THIS 16th DAY OF JUNE, 1997.

Donald E. Meyer
CHAIRMAN, SARPY COUNTY PLANNING COMMISSION

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 APPEARING IN THIS PLAT AS OF THIS 16th DAY OF JUNE, 1997.

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

Paula J. Dep
SARPY COUNTY TREASURER

APPROVAL OF SARPY COUNTY BUILDING INSPECTOR

THIS PLAT OF HILLTOP INDUSTRIAL PARK WAS APPROVED BY THE SARPY COUNTY BUILDING INSPECTOR THIS 2nd DAY OF JUNE, 1997.

James D. Warner
SARPY COUNTY BUILDING INSPECTOR

APPROVAL OF SARPY COUNTY SURVEYOR

THIS PLAT OF HILLTOP INDUSTRIAL PARK WAS APPROVED BY THE SARPY COUNTY SURVEYOR THIS 24th DAY OF JUNE, 1997.

James D. Warner
SARPY COUNTY SURVEYOR

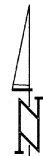
20' x 100' TEMPORARY TURN-AROUND EASEMENT GRANTED TO SANITARY & IMPROVEMENT DISTRICT NO. 153 (SEE RECORDED INSTRUMENT)



0' 100' 200' 400'
SCALE IN FEET

Filed For Record 20 9 1997 309 P
Instrument # 97-019756
Lloyd J. Dowling Register of Deed Sarpy City, NE

County: DOUGLAS
Verify: 100
D.E.: 100
Proof: 100
Fee: 22.50
Ck: 22.50
Cash: 22.50
Charge: 22.50



HILLTOP INDUSTRIAL PARK

FINAL PLAT

DATE: MAY 26, 1997

DRAWN BY: RJR

CHECKED BY: JDW

THOMPSON, DREESSEN & DORNER, INC.
CONSULTING ENGINEERS & LAND SURVEYORS
10836 OLD MILL RD.
OMAHA, NE 68154
(402) 330 - 8860



646-119

A646119A.DWG