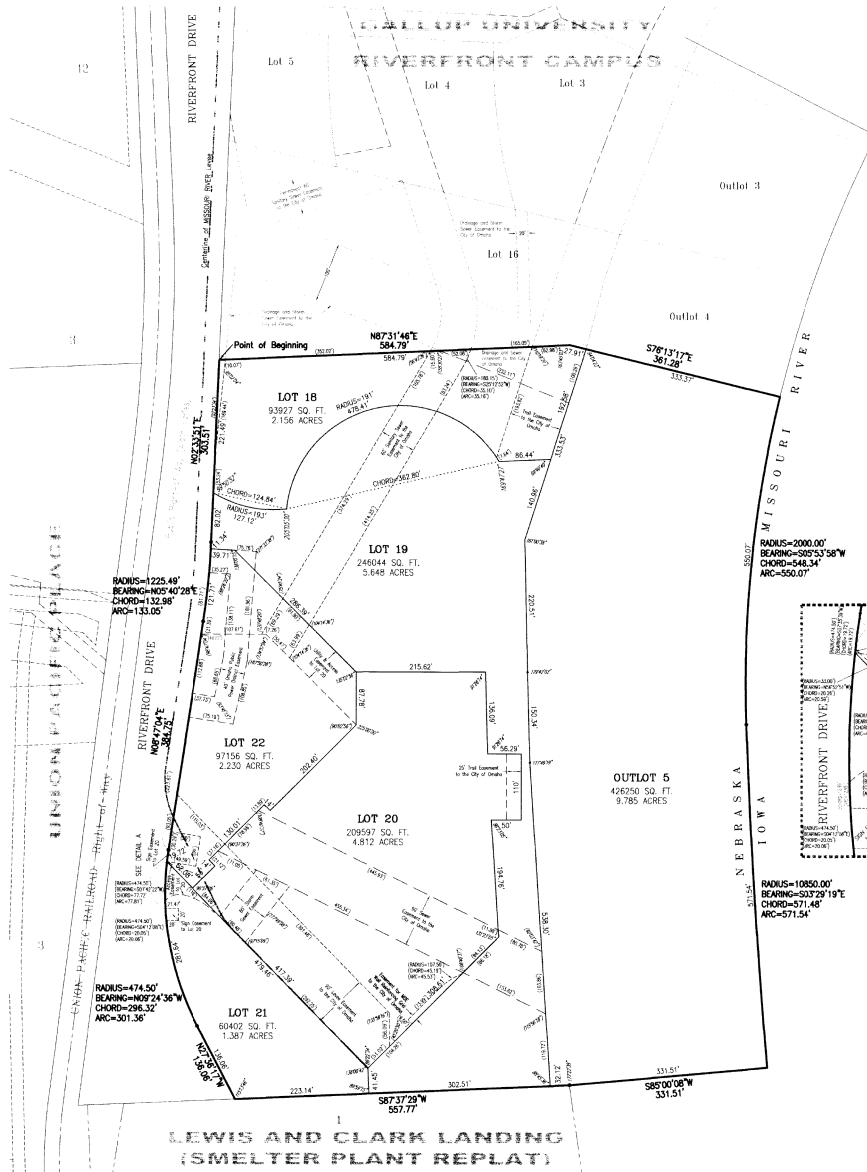


# GALLUP UNIVERSITY RIVERFRONT CAMPUS

Lots 18 through 22, inclusive, and Outlot 5, being a platting of part of Government Lot 4, Section 14, Township 15 North, Range 13 East of the 6th P.M., Douglas County, Nebraska.



- NOTES**
- ALL DISTANCES ARE SHOWN IN DECIMAL FEET.
  - ALL DISTANCES SHOWN ALONG CURVES ARE ARC DISTANCES NOT CHORD DISTANCES.
  - ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
  - DISTANCES AND ANGLES SHOWN IN PARENTHESES REFER TO ADJACENTS.
  - CENTERLINE OF MISSOURI RIVER AS ESTABLISHED BY U.S. ARMY CORPS OF ENGINEERS 1908 RIVER SURVEY (M 417-618).
  - ALL LAND LYING SOUTHEAST OF THE NORMAL HIGH WATER LINE OF THE MISSOURI RIVER IS SUBJECT TO NAVIGATION SERVICE AND IS CONTROLLED BY THE UNITED STATES ARMY CORPS OF ENGINEERS UNDER SECTION 10 OF THE RIVERS AND HARBORS ACT OF 1899.
  - THE WEST PROPERTY LINE OF OUTLOT 5 IS AT ELEVATION 985.
  - LOT 21 IS SUBJECT TO GOVERNMENT RESTRICTING USE AS STATED IN THE BOUNDARY SURVEY OF LOT 1, SMELTER PLANT REPLAT, PERFORMED BY CHAD MURKIN, L.S. 560 KIRKHAM MICHAEL CONSULTING ENGINEERS, DATED MAY 16, 2001.

## LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I have made a boundary survey of the subdivision herein and that permanent monuments have been placed at all corners, angle points and all ends of curves on the boundary of the plat and that permanent monuments will be placed at all corners, angle points and all ends of curves on all lots within the subdivision to be known as GALLUP UNIVERSITY RIVERFRONT CAMPUS (Lots 18 through 22, inclusive, and Outlot 5) being a platting of part of Government Lot 4, Section 14, Township 15 North, Range 13 East of the 6th P.M., Douglas County, Nebraska, described as follows:

Beginning at the southwest corner of Lot 16, GALLUP UNIVERSITY RIVERFRONT CAMPUS;

Thence North 87°31'40" East (bearing referenced to the Final Plat of GALLUP UNIVERSITY RIVERFRONT CAMPUS) for 584.79 feet along the south line of Lot 16 to an angle point thereat;

Thence South 78°13'17" East for 361.25 feet along the south line of said Lot 16 and Outlot 4 to the southeast corner of said Outlot 4 and the Nebraska and Iowa State Line;

Thence along a curve to the left (having a radius of 2000.00 feet and a long chord bearing South 05°3'58" West for 548.34 feet) for an arc length of 550.07 feet along said State Line;

Thence along a curve to the left (having a radius of 10850.00 feet and a long chord bearing South 03°29'19" East for 571.48 feet) for an arc length of 571.54 feet along said State Line;

Thence South 85°00'08" West for 331.51 feet to the northeast corner of Lot 1, SMELTER PLANT REPLAT, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska;

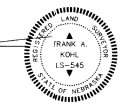
Thence South 87°32'29" West for 557.77 feet along the north line of said Lot 1 to the east right of way line of 6th Street as platted in the Final Plat of GALLUP UNIVERSITY RIVERFRONT CAMPUS;

Thence along said east right of way line for the following 5 courses:

- 1) Thence North 27°36'17" West for 136.06 feet;
- 2) Thence along a curve to the right (having a radius of 474.50 feet and a long chord bearing North 09°40'28" East for 132.98 feet) for an arc length of 301.56 feet;
- 3) Thence North 08°47'04" East for 384.75 feet;
- 4) Thence along a curve to the left (having a radius of 1225.49 feet and a long chord bearing North 09°40'28" East for 132.98 feet) for an arc length of 133.00 feet;
- 5) Thence North 02°33'17" East for 303.51 feet to the Point of Beginning.

Containing 1,133,375 square feet or 26,019 acres. The uplands of which contain 707,125 square feet or 16,233 acres

Signature: *Frank A. Kohl*  
 Frank A. Kohl LS #45  
 Date: April 9, 2003



## PETITION

KNOW ALL MEN BY THESE PRESENTS: That we the CITY OF OMAHA, a Municipal Corporation in the State of Nebraska, being the sole OWNER of the land described within the Land Surveyor's Certificate, HEREBY PETITION the City Council of Omaha, Nebraska, to locate all existing streets and alleys within the boundaries of this plat of GALLUP UNIVERSITY RIVERFRONT CAMPUS, (Lots 18 through 22, inclusive, and Outlot 5).

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That we the CITY OF OMAHA, a Municipal Corporation in the State of Nebraska, being the sole OWNER of the land described within the Land Surveyor's Certificate and embraced within this plat, have caused said land to be subdivided into lots to be numbered as shown herein, said subdivision to be hereafter known as GALLUP UNIVERSITY RIVERFRONT CAMPUS, (Lots 18 through 22, inclusive, and Outlot 5) and we do hereby grant and agree to the location of all streets and alleys shown on this plat and do hereby grant the easements shown on the plat. We further agree to grant utility easements as needed to Omaha Public Power District, Gas 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, for the installation of any facilities necessary to provide service to said lots.

## OWNER

Signature: *Mike Foley*  
 Mike Foley  
 Mayor, City of Omaha



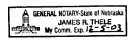
## ACKNOWLEDGMENT OF NOTARIES

State of Nebraska )  
 County of Douglas ) SS

On this 16th day of April, 2003, A.D., before me, a Notary Public, duly commissioned and qualified for said County, appeared Mike Foley, who is personally known to me to be the identical person whose name is affixed to the above instrument as Mayor of the CITY OF OMAHA, OMAHA, and he did acknowledge his execution of the foregoing instrument and petition to be his voluntary act and deed as such Mayor and the voluntary act and deed of said City.

Witness my hand and official seal the date last aforesaid.

Signature: *James R. Thiele*  
 James R. Thiele  
 Notary Public



## COUNTY ENGINEER'S CERTIFICATE

This plat of GALLUP UNIVERSITY RIVERFRONT CAMPUS (Lots 18 through 22, inclusive, & Outlot 5) was reviewed by the Douglas County Engineer's Office.

Date: 4/9/2003  
 Signature: *John W. Kelly*  
 John W. Kelly  
 Douglas County Engineer

## 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 Land Surveyor's Certificate and embraced in this plat, as shown by the records of this office.

This 22nd day of April, 2003.

Signature: *John W. Kelly*  
 John W. Kelly  
 Douglas County Treasurer

## APPROVAL OF CITY ENGINEER OF OMAHA

I HEREBY APPROVE this plat of GALLUP UNIVERSITY RIVERFRONT CAMPUS (Lots 18 through 22, inclusive, & Outlot 5) as to the design standards.

This 21st day of April, 2003.

Signature: *Henry Vianegga*  
 Henry Vianegga  
 City Engineer

I HEREBY CERTIFY that adequate provisions have been made for the compliance with Chapter 53 of the Omaha Municipal Code.

Date: April 23 2003  
 Signature: *John W. Kelly*  
 John W. Kelly  
 City Engineer for Henry Vianegga

## APPROVAL OF CITY PLANNING BOARD

This plat of GALLUP UNIVERSITY RIVERFRONT CAMPUS (Lots 18 through 22, inclusive, & Outlot 5) was approved by the CITY PLANNING BOARD,

this 21st day of April, 2003.

Signature: *James R. Thiele*  
 James R. Thiele  
 Chairman, CITY PLANNING BOARD

## APPROVAL OF OMAHA CITY COUNCIL

This plat of GALLUP UNIVERSITY RIVERFRONT CAMPUS (Lots 18 through 22, inclusive, & Outlot 5) was approved and accepted by the City Council of Omaha, Nebraska,

this 20th day of April, 2003.

Signature: *John W. Kelly*  
 John W. Kelly  
 Mayor

Signature: *James R. Thiele*  
 James R. Thiele  
 City Clerk



drawn by: JPHD  
 designed by: FAK  
 reviewed by: RJP

path filename: 00001-00002-501.dwg

revisions	references

**lamp, rynearson & associates, inc.**  
 engineers, planners, surveyors

14710 west dodge road, suite 100  
 omaha, nebraska 68134-2059

ph 402 486 2482  
 fax 402 486 2750

GALLUP UNIVERSITY RIVERFRONT CAMPUS (Lots 18-22, inclusive, & Outlot 5)  
 Omaha, Douglas County, Nebraska

FINAL PLAT

Job number-tasks: 00006.01 / 252  
 book page: 00008

date: 04/09/03

sheet: 1 of 1

G16-#55