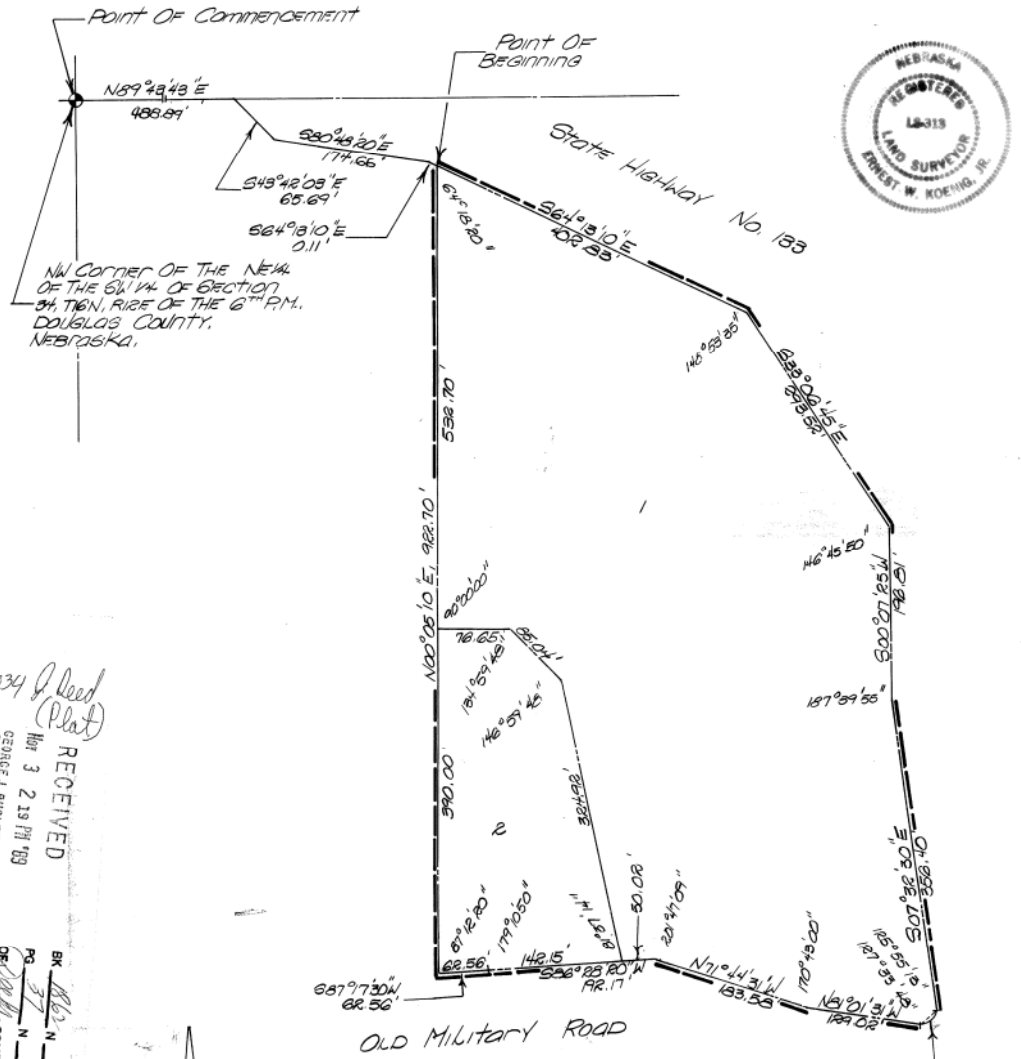
BOOK 1862 PAGE 37

O'BRIEN SUBDIVISION

Lots 1 and 2
Being a Platting of Part of the NE¼ of the SW¼ of Section 34, T16N, R12E, of the 6th P.M., Douglas County, Nebraska.



NOTE:
There shall be no vehicular ingress or egress across the south line of Lot 2 onto Old Military Road.

NEBRASKA REGISTERED LAND SURVEYOR LS-313 ERNEST W. KOENIG, JR.

SURVEYOR'S CERTIFICATE

I hereby certify that I have made a boundary survey of the subdivision herein and that iron pipes or permanent markers have been set at all corners of said boundary and at all lot corners within said subdivision to be known as O'Brien Subdivision Lots 1 and 2, being a platting of part of the N.E.1/4 of the S.W.1/4 of Section 34, T16N, R12E, of the 6th P.M., Douglas County, Nebraska, described as follows: Commencing at the N.W. corner of said N.E.1/4; thence N89°43'43"E (assumed bearing) 488.89 feet on the North line of said N.E.1/4 to the Southerly right-of-way line of State Highway 133 (Blair High Road); thence Easterly on the Southerly right-of-way line of State Highway 133 on the following described courses; thence S43°42'03"E 65.69 feet; thence S80°48'20"E 174.66 feet; thence S64°13'10"E 0.11 feet to the point of beginning, said point being 707.09 feet East of the West line of said NE1/4; thence continuing S64°13'10"E 402.83 feet; thence S33°06'45"E 293.52 feet to the West right-of-way line of 90th Street; thence S00°07'25"W 196.81 feet on the West right-of-way line of 90th Street; thence S07°32'30"E 356.40 feet on the West right-of-way line of 90th Street to the Northerly right-of-way line of Old Military Road; thence Westerly on the Northerly right-of-way line of Old Military Road the following described courses; thence Southwesterly on a 58.52 foot radius curve to the right, chord bearing S46°32'17"W chord distance 20.71 feet an arc distance of 20.82 feet; thence N81°01'31"W 129.02 feet; thence N71°44'31"W 183.58 feet; thence S86°28'20"W 192.17 feet; thence S87°17'30"W 62.56 feet to a point 707.09 feet East of the West line of said N.E.1/4; thence N00°05'10"E 922.70 feet to the point of beginning.

Date: June 26, 1989
L.S. Registration Number 313

Ernest W Koenig Jr.

DEDICATION

Know all men by these presents that we, L.C. Development Company, a Nebraska corporation, being the owner, and First National Bank of Omaha, 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 lots to be hereafter known as O'Brien Subdivision and we do hereby ratify and approve of the disposition of our property as shown on this plat. Easements to install, erect, operate, maintain, and repair utilities will be granted where needed to Omaha Public Power District, U.S. West Communications, Metropolitan Utilities District and any company which has been granted a franchise to provide a cable television system in the area to be subdivided.

L.C. DEVELOPMENT COMPANY

Robert J Horak Vice Pres
FIRST NATIONAL BANK OF OMAHA

ACKNOWLEDGEMENT OF NOTARY

State of Nebraska
County of Douglas } ss

The foregoing instrument was acknowledged before me this 30th day of June, 1989 by Salvadore Carta, of L.C. Development Company, a Nebraska corporation, on behalf of said corporation.

Pamela S. Yonty
NOTARY PUBLIC

ACKNOWLEDGEMENT OF NOTARY

State of Nebraska
County of Douglas } ss

The foregoing instrument was acknowledged before me this 3rd day of July, 1989 by Robert Horak, Vice President of First National Bank of Omaha, on behalf of said bank.

Donna M. Davis
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 in the surveyor's certificate and embraced in this plat, as shown by the records of this office, this 13 day of July, 1989.

DEPUTY

Dennis D. Hecker
DOUGLAS COUNTY TREASURER

APPROVAL OF CITY ENGINEER

I hereby approve the plat of O'Brien Subdivision on this 18 day of July, 1989.

Larry L. Neumann
CITY ENGINEER

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

October 19, 1989
DATE

Larry L. Neumann
CITY ENGINEER

APPROVAL OF CITY PLANNING BOARD

This plat of O'Brien Subdivision was approved by the City Planning Board of the City of Omaha this 26th day of July, 1989.

Michael D. Fahey
CHAIRMAN

APPROVAL OF OMAHA CITY COUNCIL

This plat of O'Brien Subdivision was approved and accepted by the City Council of Omaha this 3rd day of October, 1989.

Joseph L. Friend — MAYOR
Joseph L. Friend — PRESIDENT
Buster Brown — CITY CLERK, Deputy

REVIEW BY DOUGLAS COUNTY ENGINEER

This plat of O'Brien Subdivision was reviewed by the Douglas County Engineer's Office on this 13 day of July, 1989.

Phillip A. Burke
DOUGLAS COUNTY ENGINEER

DOUGLAS COUNTY ENGINEER OFFICIAL SEAL NEBRASKA

1634 Deed (Plat)
RECEIVED Mar 3 2 19 PM '89
GEORGE J. BUCELWICZ REGISTER OF DEEDS DOUGLAS COUNTY, NE
BK 1862 PG 37 OF
N N C/O FEE 6.00
COMP DEL MC F/B

E6 #29
O'Brien Sub.

SCALE: 1" = 100'
DATE:
DRAWN BY: TBS
CHECKED BY:
REVISION:

O'BRIEN SUBDIVISION

FINAL PLAT

THOMPSON, DREESSEN & DORNER
Consulting Engineers & Land Surveyors
OMAHA, NEBRASKA 68154
TELEPHONE: (402) 330-8860

JOB NUMBER
738-105