

NROHLE

LOTS 5-16 INCLUSIVE

BEING A PLATTING OF THE NW $\frac{1}{4}$  OF SECTION 18, T15N, R11E OF THE 6th P.M.

DOUGLAS COUNTY, NEBRASKA

DEED BOOK 88 PAGE 209

MORTGAGE BOOK 88 PAGE 209

PLAT BOOK 1706 PAGE 173

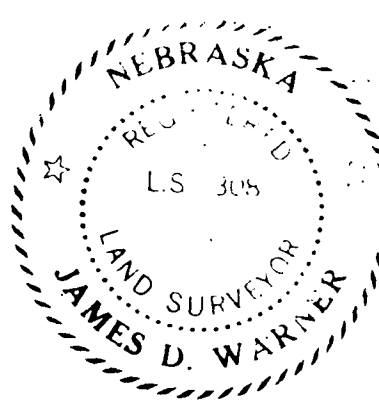
CABINET 3- 10

ROLODEX

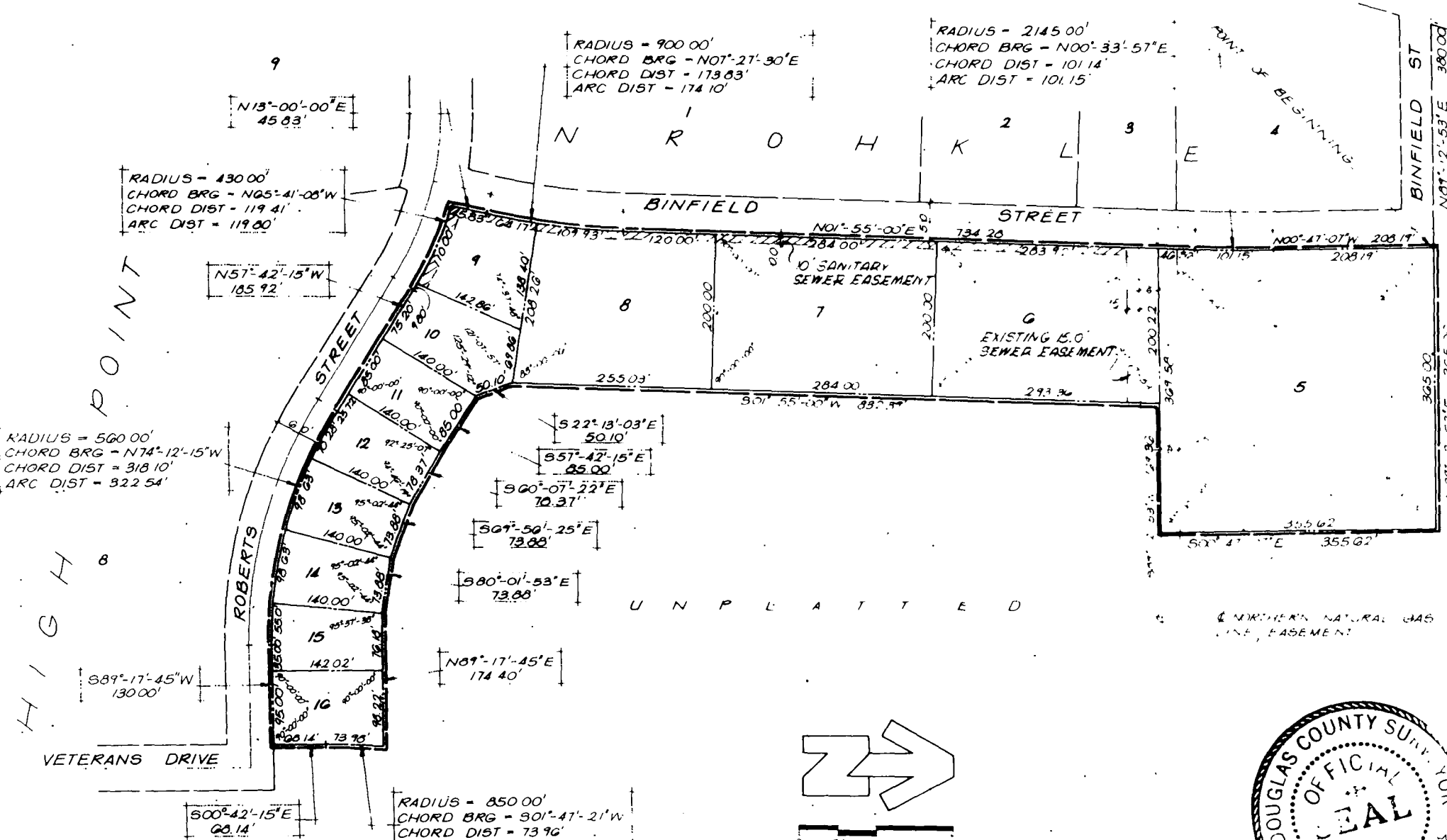
**PLAT IN BACK OF BOOK**

# NROHKE

LOTS 5 THRU 10, INCLUSIVE  
BEING A PLATTING OF PART OF THE NW¼ OF SECTION 10, T15N,  
R1E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA



NORTHWEST CORNER OF THE  
NW¼ OF SECTION 10, T15N,  
R1E OF THE 6TH P.M., DOUGLAS CO.,  
NEBRASKA  
STATE HIGHWAY NO 31



NOTE  
DIMENSIONS SHOWN ON CURVES  
ARE ARC DIMENSIONS

NOV. 11, 1982  
James D. Warner  
REGISTERED LAND SURVEYOR

DEDICATION  
I, DO HEREBY CERTIFY THAT I HAVE MADE A READING SURVEY OF THE SUBDIVISION HEREIN AND THAT THE LINES HAVE BEEN PLACED ON THE  
BOUNDARY OF SAID SUBDIVISION: ALL THE LINES WILL BE PLACED AT ALL LOT CORNERS AND AT THE ENDS OF ALL CURVES AND AT ALL OTHER  
POINTS OF SAID SUBDIVISION: SAID SUBDIVISION TO BE KNOWN AS NROHKE, LOTS 5 THRU 10, INCLUSIVE, BEING A PLATTING OF PART OF THE  
NW¼ OF SECTION 10, T15N, R1E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST  
CORNER OF SAID NW¼, THENCE S 89° 12' 53" E (ASSUMED BEARING) OF THE NORTH LINE OF SAID NW¼, 180.00 FEET TO THE POINT OF BEGINNING;  
THENCE CONTINUING N 89° 12' 53" E ON THE NORTH LINE OF SAID NW¼, 365.00 FEET, THENCE S 00° 47' 07" E, 355.62 FEET, THENCE  
S 89° 12' 53" W, 169.36 FEET, THENCE S 01° 55' 00" W, 832.39 FEET, THENCE S 22° 13' 03" E, 50.10 FEET, THENCE S 77° 42' 15" E,  
85.69 FEET, THENCE S 60° 01' 22" E, 76.31 FEET, THENCE S 69° 56' 21" E, 73.86 FEET, THENCE S 07° 01' 53" E, 73.86 FEET, THENCE  
N 89° 17' 45" E, 174.40 FEET TO A POINT OF CURVE, THENCE SOUTHWESTERLY ON A 850.00 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARING  
S 01° 47' 21" W, CHORD DISTANCE OF 73.96 FEET) AN ARC DISTANCE OF 73.96 FEET TO A POINT OF TANGENCY, THENCE S 00° 42' 15" E, 66.14  
FEET TO A POINT ON THE NORTH R.O.W. LINE OF ROBERTS STREET, THENCE S 89° 17' 45" W ON THE NORTH R.O.W. LINE OF SAID ROBERTS  
STREET, 130.00 FEET TO A POINT OF CURVE, THENCE NORTHEASTERLY ON THE NORTH R.O.W. LINE OF SAID ROBERTS STREET ON A 560.00 FOOT  
RADIUS CURVE TO THE RIGHT (CHORD BEARING N 74° 12' 15" W, CHORD DISTANCE OF 318.10 FEET) AN ARC DISTANCE OF 322.54 FEET TO A POINT  
OF TANGENCY, THENCE N 57° 42' 15" W ON THE NORTH R.O.W. LINE OF SAID ROBERTS STREET, 181.92 FEET TO A POINT OF CURVE, THENCE  
NORTHEASTERLY ON THE NORTH R.O.W. LINE OF SAID ROBERTS STREET ON A 430.00 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARING N 65° 41'  
08" W, CHORD DISTANCE OF 119.41 FEET) AN ARC DISTANCE OF 119.80 FEET TO A POINT ON THE EAST R.O.W. LINE OF BINFIELD STREET, THENCE  
N 13° 00' 00" E ON THE EAST R.O.W. LINE OF SAID BINFIELD STREET, 40.83 FEET TO A POINT OF CURVE, THENCE NORTHEASTERLY ON THE EAST  
R.O.W. LINE OF SAID BINFIELD STREET ON A 900.00 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARING N 07° 01' 53" E, CHORD DISTANCE  
OF 173.83 FEET) AN ARC DISTANCE OF 174.10 FEET TO A POINT OF TANGENCY, THENCE N 01° 55' 00" E ON THE EAST R.O.W. LINE OF SAID  
BINFIELD STREET, 734.28 FEET TO A POINT OF CURVE, THENCE NORTHEASTERLY ON THE EAST R.O.W. LINE OF SAID BINFIELD STREET ON A 2145.00  
FOOT RADIUS CURVE TO THE LEFT (CHORD BEARING N 00° 33' 57" E, CHORD DISTANCE OF 101.14 FEET) AN ARC DISTANCE OF 101.15 FEET TO A  
POINT OF TANGENCY, THENCE N 00° 47' 07" W ON THE EAST R.O.W. LINE OF SAID BINFIELD STREET, 208.19 FEET TO THE POINT OF BEGINNING.

WITNESSES:  
HARRY J. FARRHAM, GUARDIAN AND CONSERVATOR OF BESS RUTH BINFIELD NOLAN a/k/a. BETTY B. NOLAN, JANICE M. WEST, NROHKE LTD. PARTNERSHIP (A NEBRASKA LIMITED PARTNERSHIP) BEING THE OWNERS, AND HARRY J. FARRHAM, BANK OF ELKHORN, ELKHORN, NEBRASKA, NROHKE FARM, INC. (A NEBRASKA CORPORATION), ERWIN H. KIRSCH AND VIRGINIA KIRSCH (OWNERS AND WIFE), JAD INVESTMENT, INC. (A NEBRASKA CORPORATION), COTTISH FEEDING CORPORATION, MORTGAGE HOLDERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS AND STREETS TO BE NUMBERED AND NAMED AS SHOWN, SAID SUBDIVISION TO BE HEREINAFTER KNOWN AS NROHKE, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT. WE DO HEREBY GRANT A PERPETUAL EASEMENT TO THE CHINA PUBLIC POWER DISTRICT, AND NEIGHBORS 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, POLE CUTS AND ARMURES, 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, UNDER, THROUGH AND ACROSS A FIVE (5') PAUL WIRE STRIP OF LAND ADJOINING ALL PLAT AND SITE BOUNDARY LOT LINES, AN EIGHT (8') FOOT WIDE STRIP OF LAND ADJOINING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS, AND A SIXTEEN (16') FOOT WIDE STRIP OF LAND ADJOINING THE REAR BOUNDARY LINES OF ALL EXTERIOR LOTS. THE TERM EXTERIOR LOTS IS HEREIN DEFINED AS THOSE LOTS FORMING THE OUTER PERIMETER OF THE ABOVE DESCRIBED PLAT. SAID STRIP WIDE EASEMENT WILL BE REDUCED TO AN EIGHT (8') FOOT WIDE STRIP WITH THE ADJACENT LAND IS SURVEYED, PLACED AND REDUCED IF SAID SIXTEEN (16') FOOT EASEMENT IS NOT OCCUPIED BY UTILITY FACILITIES AND IF REQUESTED BY THE OWNER, NO FURNISHING, BUILDING, ERECTING, MAINTAINING OR LEAVING 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 PURPOSES HERIN GRANTED.

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 11th DAY OF NOVEMBER, 1982.  
Richard A. Malone  
COUNTY CLERK

APPROVAL OF CITY OF ELKHORN, NEBRASKA  
THIS PLAT OF 1981833 WAS APPROVED BY THE CITY COUNCIL OF ELKHORN, NEBRASKA THIS 11th DAY OF MAY, 1983.  
Richard A. Malone  
CITY CLERK

REVIEW BY THE DOUGLAS COUNTY SURVEYOR  
THIS PLAT OF 1981833 WAS REVIEWED BY THE DOUGLAS COUNTY SURVEYOR'S OFFICE ON THIS 11th DAY OF MAY, 1982.  
James D. Warner  
DOUGLAS COUNTY SURVEYOR

ACKNOWLEDGMENT OF NOTARY  
STATE OF NEBRASKA) SS  
COUNTY OF DOUGLAS) SS  
ON THIS 3rd day of May, 1983, before me, a Notary Public, duly commissioned and qualified in and for said county appeared James D. Warner and James J. Farrham and Erwin H. Kirsch and Virginia Kirsch and Jad Investment, Inc. and Cottish Feeding Corporation, all of whom are personally known by me to be the identical persons whose names are affixed above, and they did acknowledge their execution of the foregoing dedication to be their voluntary act and deed and the voluntary act and deed of said corporation.  
WITNESS MY HAND AND OFFICIAL SEAL, IN ELKHORN, NEBRASKA, THE DATE LAST AFORESAID.  
MY COMMISSION EXPIRES: Sept. 30, 1984  
NOTARY PUBLIC Jeanie Yarpe

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STATE OF NEBRASKA) SS  
COUNTY OF DOUGLAS) SS  
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THOMPSON, DRESSSEN & DOBNER  
Consulting Engineers & Land Surveyors  
PROJ. NO. 445-105