

UNIVERSITY OF NEBRASKA TECHNOLOGY PARK ORIGINAL ADDITION

FINAL PLAT

LANCASTER COUNTY, NEB
Dan Miller
REGISTER OF DEEDS

Oct 17 11 26 AM '96

\$ 42.00

INST. NO 96

042110

3024

W.W.E. PAOR
REGISTERED PROFESSIONAL ENGINEER
PLAT NO. 3024
FILED
CORRECTED

**CENTER LINE CURVE DATA
PEDESTRIAN WAY**

Ⓐ Δ=49°10'56" R=100.00 L=85.84 T=45.76 LC=83.23 CB=N 62°07'43" W	Ⓚ Δ=180°00'00" R=39.00 L=122.52 T=78.00 LC=78.00 CB=S 40°17'56" W
Ⓛ Δ=43°09'34" R=100.00 L=75.33 T=39.55 LC=73.56 CB=N 51°52'43" E	

CURVE DATA

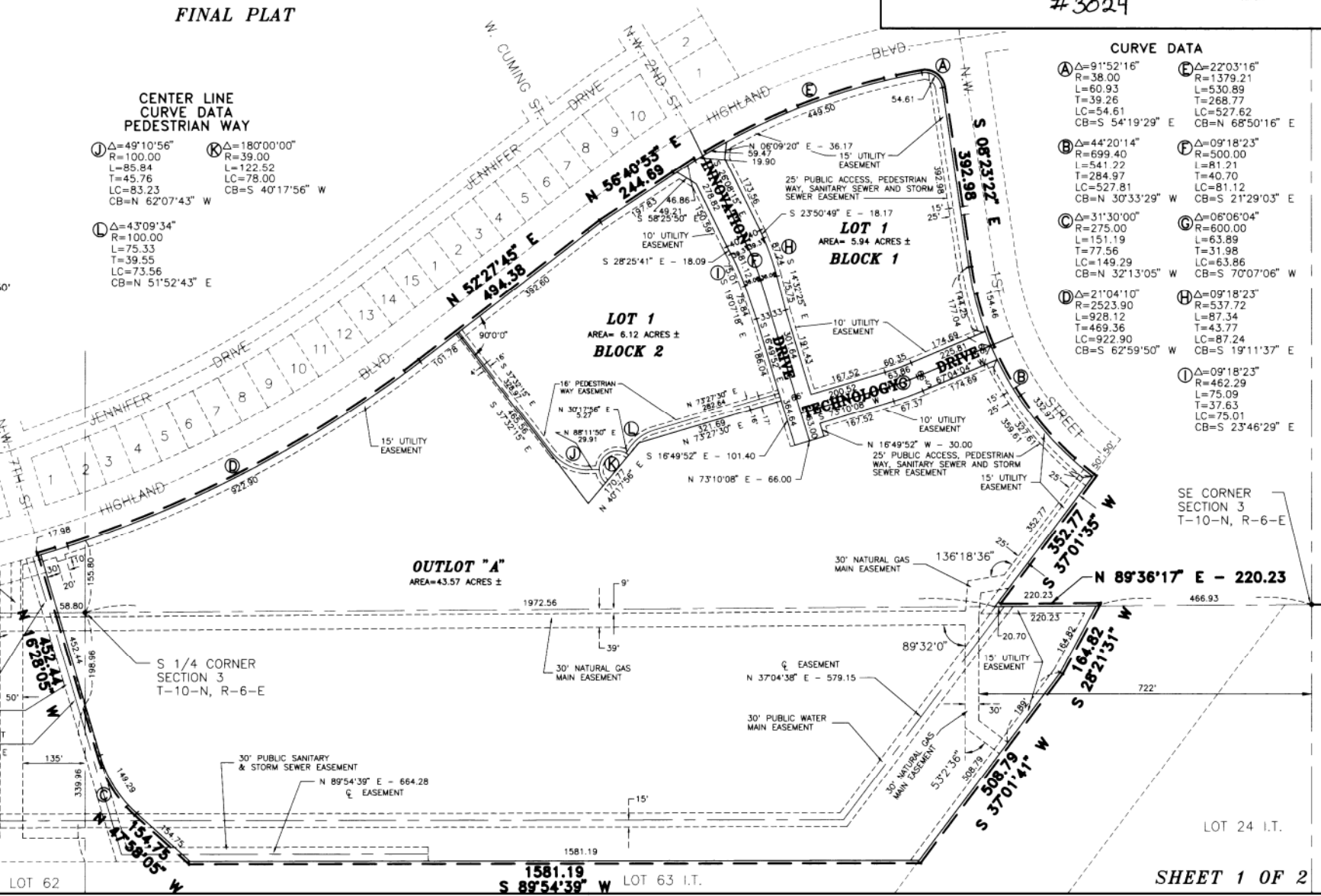
Ⓐ Δ=91°52'16" R=38.00 L=60.93 T=39.26 LC=54.61 CB=S 54°19'29" E	Ⓔ Δ=22°03'16" R=1379.21 L=530.89 T=268.77 LC=527.62 CB=N 68°50'16" E
Ⓑ Δ=44°20'14" R=699.40 L=541.22 T=284.97 LC=527.81 CB=N 30°33'29" W	Ⓕ Δ=09°18'23" R=500.00 L=81.21 T=40.70 LC=81.12 CB=S 21°29'03" E
Ⓒ Δ=31°30'00" R=275.00 L=151.19 T=77.56 LC=149.29 CB=N 32°13'05" W	Ⓖ Δ=06°06'04" R=600.00 L=63.89 T=31.98 LC=63.86 CB=S 70°07'06" W
Ⓓ Δ=21°04'10" R=2523.90 L=928.12 T=469.36 LC=922.90 CB=S 62°59'50" W	Ⓗ Δ=09°18'23" R=537.72 L=87.34 T=43.77 LC=87.24 CB=S 19°11'37" E
Ⓛ Δ=09°18'23" R=462.29 L=75.09 T=37.63 LC=75.01 CB=S 23°46'29" E	



SCALE: 1"=150'

9/30/1996 9:19 A.M. FILE: G:\36194\MIKEJ\LPUNTP SCALE: 100

20279-1



SHEET 1 OF 2

UNIVERSITY OF NEBRASKA TECHNOLOGY PARK ORIGINAL ADDITION

FINAL PLAT

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED THE SUBDIVISION TO BE KNOWN AS UNIVERSITY OF NEBRASKA TECHNOLOGY PARK ORIGINAL ADDITION, A SUBDIVISION COMPOSED OF OUTLOT "S" BLOCK 6, HIGHLANDS COALITION, LOCATED IN THE SOUTH HALF OF SECTION 3, AND THE NORTH HALF OF SECTION 10 TOWNSHIP 10 NORTH, RANGE 6 EAST OF THE 6TH. P.M., CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FROM THE SOUTHEAST CORNER OF SAID SECTION 3, THENCE ON AN ASSUMED BEARING OF SOUTH 89 DEGREES 36 MINUTES 17 SECONDS WEST ALONG THE SOUTH LINE OF SAID SECTION 3, A DISTANCE OF 466.93 FEET TO THE MOST EASTERN CORNER OF SAID OUTLOT "S", SAID POINT BEING THE TRUE POINT OF BEGINNING, THENCE SOUTH 28 DEGREES 21 MINUTES 31 SECONDS WEST ALONG THE EAST LINE OF SAID OUTLOT "S", A DISTANCE OF 164.82 FEET TO A POINT OF DEFLECTION, THENCE SOUTH 37 DEGREES 01 MINUTES 41 SECONDS WEST ALONG THE EAST LINE OF SAID OUTLOT "S", A DISTANCE OF 508.79 FEET TO THE SOUTHEAST CORNER OF SAID OUTLOT "S", THENCE SOUTH 89 DEGREES 54 MINUTES 39 SECONDS WEST ALONG THE SOUTH LINE OF SAID OUTLOT "S", A DISTANCE OF 1581.19 FEET TO THE SOUTHWEST CORNER OF SAID OUTLOT "S", THENCE NORTH 47 DEGREES 58 MINUTES 05 SECONDS WEST ALONG THE WEST LINE OF SAID OUTLOT "S", A DISTANCE OF 154.75 FEET TO A POINT OF CURVATURE, THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A DELTA ANGLE OF 31 DEGREES 30 MINUTES 00 SECONDS, AN ARC DISTANCE OF 151.19 FEET, A RADIUS OF 275.00 FEET, AND A CHORD OF NORTH 32 DEGREES 13 MINUTES 05 SECONDS WEST ALONG THE WEST LINE OF SAID OUTLOT "S", A DISTANCE OF 149.29 FEET TO A POINT OF TANGENCY, THENCE NORTH 16 DEGREES 28 MINUTES 05 SECONDS WEST ALONG THE WEST LINE OF SAID OUTLOT "S", A DISTANCE OF 452.44 FEET TO THE NORTHWEST CORNER OF SAID OUTLOT "S", SAID POINT BEING ON THE SOUTH RIGHT-OF-WAY LINE OF HIGHLANDS BLVD., THENCE AROUND A CURVE IN A COUNTERCLOCKWISE DIRECTION HAVING A DELTA ANGLE OF 21 DEGREES 04 MINUTES 10 SECONDS, AN ARC DISTANCE OF 928.12 FEET, A RADIUS OF 2523.90 FEET, AND A CHORD OF NORTH 62 DEGREES 59 MINUTES 50 SECONDS EAST ALONG THE NORTH LINE OF SAID OUTLOT "S", SAID LINE BEING THE SOUTH RIGHT-OF-WAY LINE OF HIGHLANDS BLVD., A DISTANCE OF 922.90 FEET TO A POINT OF TANGENCY, THENCE NORTH 52 DEGREES 27 MINUTES 45 SECONDS EAST ALONG THE NORTH LINE OF SAID OUTLOT "S", SAID LINE BEING THE SOUTH RIGHT-OF-WAY LINE OF HIGHLANDS BLVD., A DISTANCE OF 494.38 FEET TO A POINT OF DEFLECTION, THENCE NORTH 56 DEGREES 40 MINUTES 53 SECONDS EAST ALONG THE NORTH LINE OF SAID OUTLOT "S", SAID LINE BEING THE SOUTH RIGHT-OF-WAY LINE OF HIGHLANDS BLVD., A DISTANCE OF 244.69 FEET TO A POINT OF CURVATURE, THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A DELTA ANGLE OF 22 DEGREES 03 MINUTES 16 SECONDS, AN ARC DISTANCE OF 530.89 FEET, A RADIUS OF 1379.21 FEET, AND A CHORD OF NORTH 68 DEGREES 50 MINUTES 16 SECONDS EAST ALONG THE NORTH LINE OF SAID OUTLOT "S", SAID LINE BEING THE SOUTH RIGHT-OF-WAY LINE OF HIGHLANDS BLVD., A DISTANCE OF 527.62 FEET TO A POINT OF COMPOUND CURVATURE, THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A DELTA ANGLE OF 91 DEGREES 52 MINUTES 16 SECONDS, AN ARC DISTANCE OF 60.93 FEET, A RADIUS OF 38.00 FEET, AND A CHORD OF SOUTH 54 DEGREES 19 MINUTES 29 SECONDS EAST ALONG THE SOUTHWEST RIGHT-OF-WAY OF THE INTERSECTION OF HIGHLANDS BLVD. AND NORTHWEST 1ST STREET, A DISTANCE OF 54.61 FEET TO A POINT OF TANGENCY, THENCE SOUTH 8 DEGREES 23 MINUTES 22 SECONDS EAST ALONG THE EAST LINE OF SAID OUTLOT "S", SAID LINE BEING THE WEST RIGHT-OF-WAY LINE OF NORTHWEST 1ST STREET, A DISTANCE OF 392.98 FEET TO A POINT OF CURVATURE, THENCE AROUND A CURVE IN A COUNTERCLOCKWISE DIRECTION HAVING A DELTA ANGLE OF 44 DEGREES 20 MINUTES 14 SECONDS, AN ARC DISTANCE OF 541.22 FEET, A RADIUS OF 699.40 FEET, AND A CHORD OF SOUTH 30 DEGREES 33 MINUTES 29 SECONDS EAST ALONG THE EAST LINE OF SAID OUTLOT "S", SAID LINE BEING THE WEST RIGHT-OF-WAY LINE OF NORTHWEST 1ST STREET, A DISTANCE OF 527.81 FEET TO A POINT, THENCE SOUTH 37 DEGREES 01 MINUTES 35 SECONDS WEST ALONG THE EAST LINE OF SAID OUTLOT "S", A DISTANCE OF 352.77 FEET TO A POINT ON THE SOUTH LINE OF SAID SECTION 3, THENCE NORTH 89 DEGREES 36 MINUTES 17 SECONDS EAST ALONG THE NORTH LINE OF SAID OUTLOT "S", SAID LINE BEING THE SOUTH LINE OF SAID SECTION 3, A DISTANCE OF 220.23 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINS A CALCULATED AREA OF 57.36 ACRES MORE OR LESS.

PERMANENT MONUMENTS HAVE BEEN FOUND OR SET AT ALL BOUNDARY CORNERS, STREET INTERSECTIONS, BLOCK CORNERS, POINTS OF TANGENCY AND CURVATURE AS SHOWN ON THE PLAT IN ACCORDANCE WITH TITLE 26 OF THE LINCOLN MUNICIPAL CODE. TEMPORARY MARKERS HAVE BEEN PLACED AT ALL LOT CORNERS AND THE OWNER WILL FURNISH TO THE CITY OF LINCOLN A STAKING BOND TO INSURE THE PLACING OF PERMANENT MONUMENTS AT ALL SUCH LOT CORNERS PRIOR TO THE CONSTRUCTION ON OR CONVEYANCE OF ANY LOT SHOWN ON THIS FINAL PLAT. ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS OTHERWISE SHOWN, AND ARE IN FEET AND DECIMALS OF A FOOT.

Michael R. Johnson
MICHAEL R. JOHNSON
OLSSON ASSOCIATES
1111 LINCOLN MALL
LINCOLN, NE. 68508

526
L.S. NUMBER

April 2nd 1996
DATE



DEDICATION

THE FOREGOING PLAT, IS KNOWN AS UNIVERSITY OF NEBRASKA TECHNOLOGY PARK ORIGINAL ADDITION, A SUBDIVISION COMPOSED OF OUTLOT "S" BLOCK 6, HIGHLANDS COALITION, LOCATED IN THE SOUTH HALF OF SECTION 3, AND THE NORTH HALF OF SECTION 10 TOWNSHIP 10 NORTH, RANGE 6 EAST, OF THE 6TH PM, CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND IS MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE. THIS DEDICATION IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED, SOLE OWNER(S), AND THE EASEMENTS SHOWN THEREON ARE HEREBY GRANTED IN PERPETUITY TO THE CITY OF LINCOLN, NEBRASKA, A MUNICIPAL CORPORATION, THE LINCOLN TELEPHONE AND TELEGRAPH COMPANY, TV TRANSMISSION, INC., PEOPLES NATURAL GAS, THEIR SUCCESSORS AND ASSIGNS, TO ALLOW ENTRY FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, REPLACEMENT, REPAIR, OPERATION AND MAINTENANCE OF WIRES, CABLES, CONDUITS, FIXTURES, POLES, TOWERS, PIPES, AND EQUIPMENT FOR THE DISTRIBUTION OF ELECTRICITY AND GAS; TELEPHONE AND CABLE TELEVISION; WASTEWATER COLLECTORS; STORM DRAINS; WATER MAINS AND ALL APPURTENANCES THERETO, OVER, UPON, OR UNDER THE EASEMENTS AS SHOWN ON THE FOREGOING PLAT.

THE CONSTRUCTION OR LOCATION OF ANY BUILDING OR STRUCTURE, EXCLUDING FENCES, OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON SHALL BE PROHIBITED.

THE CONSTRUCTION OR LOCATION OF ANY FENCE OR OTHER IMPROVEMENT WHICH OBSTRUCTS DRAINAGE SHALL BE PROHIBITED OVER, UPON, OR UNDER ANY STORM DRAIN EASEMENT OR DRAINAGE EASEMENT SHOWN THEREON.

THE CITY OF LINCOLN, ITS SUCCESSORS OR ASSIGNS ARE HEREBY HELD HARMLESS FOR THE COST OF REPLACEMENT OR DAMAGE TO ANY IMPROVEMENT OR VEGETATION OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON.

THE STREETS SHOWN ARE HEREBY DEDICATED TO THE PUBLIC. THE ACCESS EASEMENTS AND THE PEDESTRIAN WAY EASEMENTS SHOWN THEREON SHALL BE USED FOR PUBLIC ACCESS AND THE PUBLIC IS HEREBY GRANTED THE RIGHT OF SUCH USE.

THE RIGHT OF DIRECT VEHICULAR ACCESS TO HIGHLANDS BLVD., AND NORTHWEST 1ST STREET FROM LOTS ABUTTING SAID STREET(S) IS HEREBY RELINQUISHED.

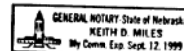
WITNESS MY HAND THIS 15th DAY OF April 1996.

Timothy L. Thietje
TIMOTHY L. THIETJE, SENIOR VICE PRESIDENT
UNIVERSITY OF NEBRASKA FOUNDATION
A NEBRASKA NONPROFIT CORPORATION

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 15 DAY OF APRIL 1996, BY TIMOTHY L. THIETJE, SENIOR VICE PRESIDENT OF UNIVERSITY OF NEBRASKA FOUNDATION, A NEBRASKA NONPROFIT CORPORATION, ON BEHALF OF THE CORPORATION.



Keith D. Miles
NOTARY PUBLIC

PLANNING COMMISSION APPROVAL

THE LINCOLN-LANCASTER COUNTY PLANNING COMMISSION HAS APPROVED THIS FINAL PLAT AND ACCEPTED THE OFFER OF DEDICATION ON THIS 25th DAY OF September 1996 BY RESOLUTION NO. PC-00314.

ATTEST: *[Signature]*
CHAIR

FILE: G:\36194\WIKER\LFL\PLATP
SCALE: 100
4/2/1996 3:35 P.M.