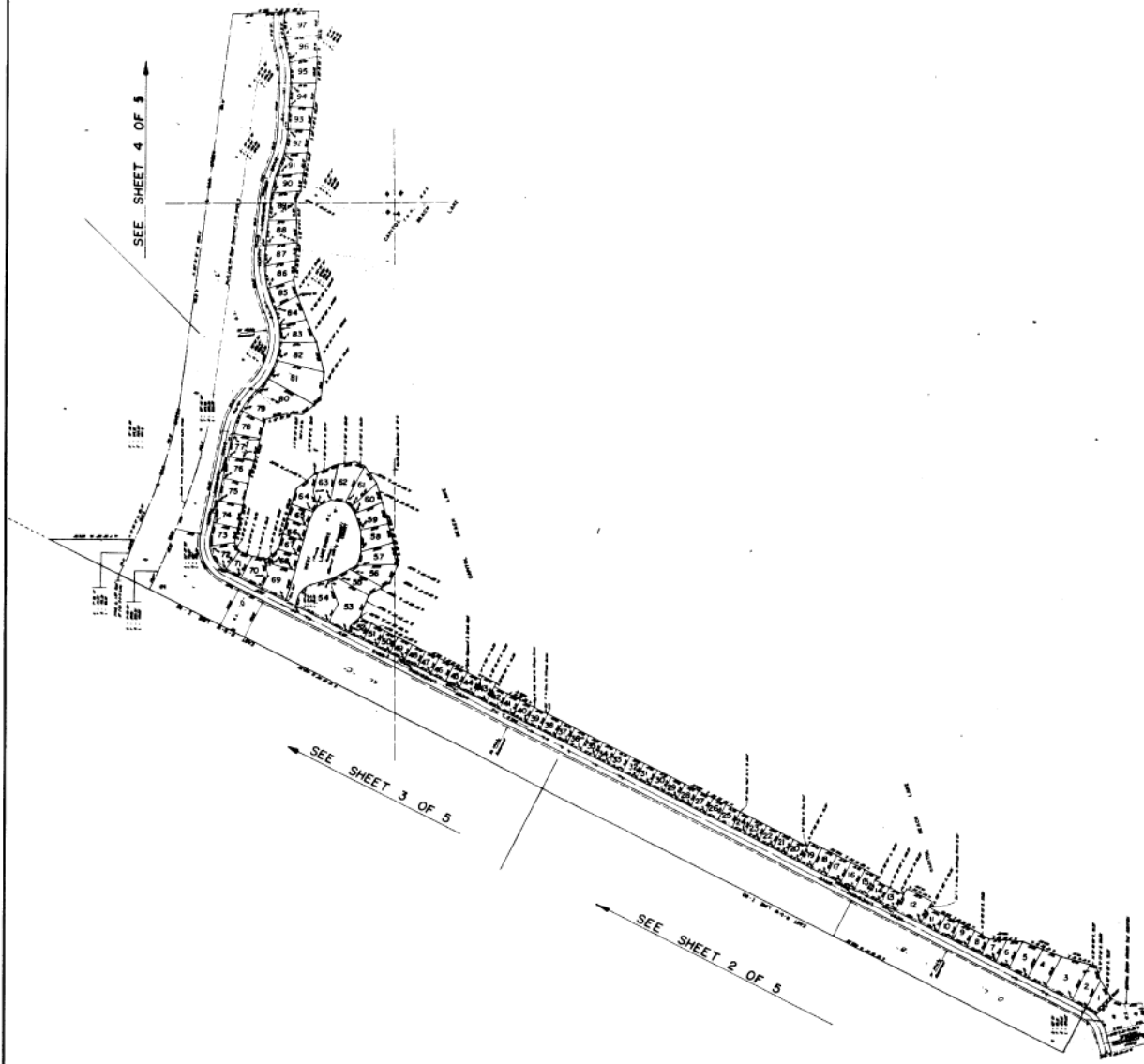
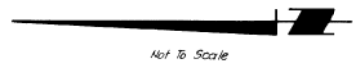
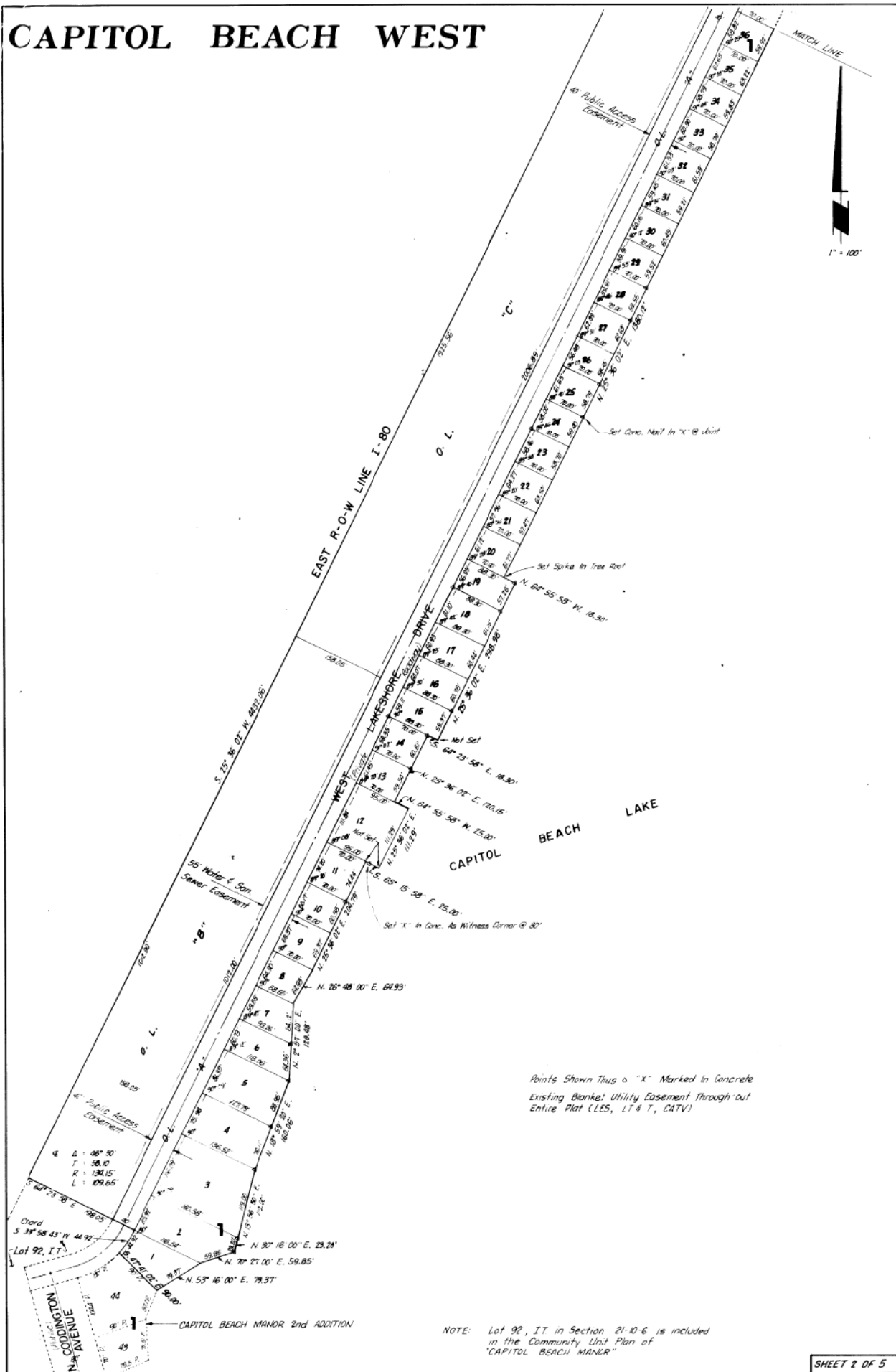


# CAPITOL BEACH WEST ADDITION



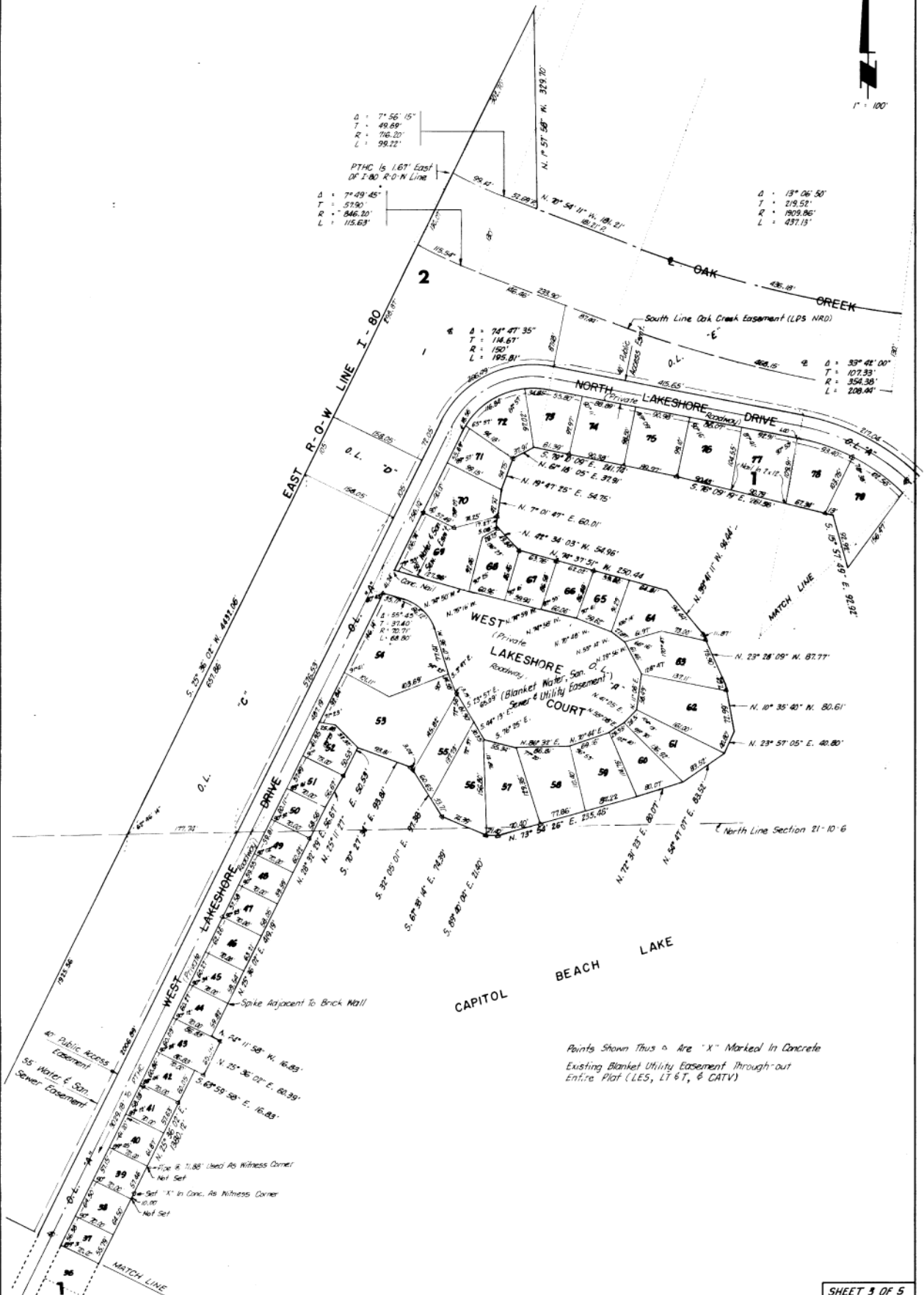
# CAPITOL BEACH WEST



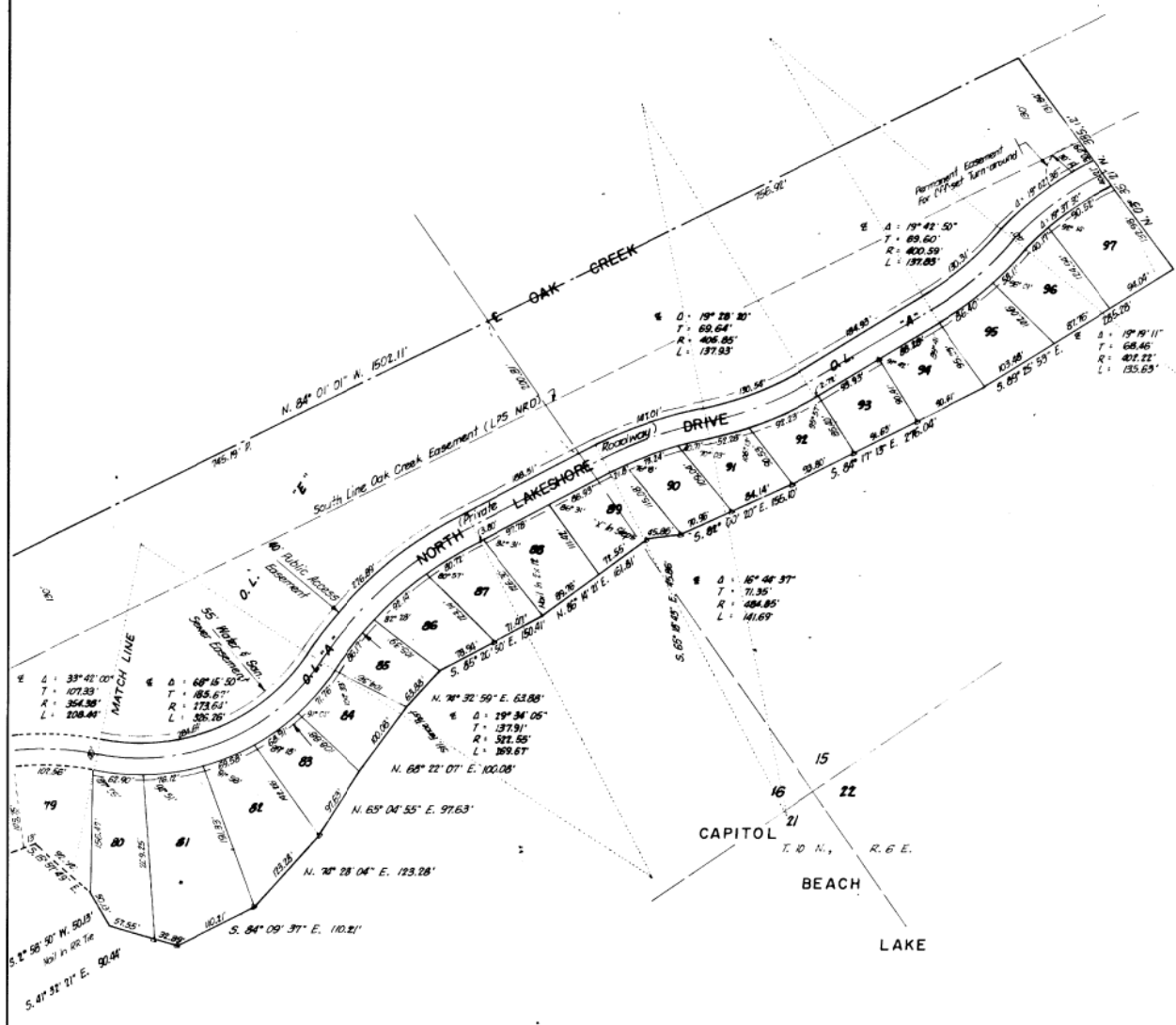
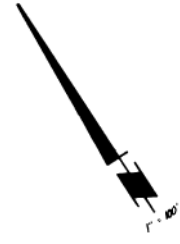
Points Shown Thus a 'X' Marked in Concrete  
Existing Blanket Utility Easement Through-out  
Entire Plot (LES, LT & T, CATV)

NOTE: Lot 92, IT in Section 21-10-6 is included  
in the Community Unit Plan of  
"CAPITOL BEACH MANOR"

# CAPITOL BEACH WEST



# CAPITOL BEACH WEST



Points Shown Thus  $\Delta$  Are "X" Marked In Concrete  
 Existing Blanket Utility Easement Throughout  
 Entire Plat (LES, LT & DATV)

# CAPITOL BEACH WEST

## SURVEYOR'S CERTIFICATE

I hereby certify that I have accurately surveyed and staked out the following plat of "Capitol Beach West Addition" a subdivision of Lots 72 and 73 in Section 15-10-6, Lots 61, 62, 65 and Part of Lots 60, 63 & 64 in Section 16-10-6, Lots 89, 90 & 91 and Part of Lot 88 in Section 21-10-6, all in the City of Lincoln, Lancaster County, Nebraska and described as follows:

Beginning at the northernmost corner of Lot 44, Block 1, Capitol Beach Manor 2nd Addition to the City of Lincoln, Nebraska and extending thence S 47°-41'-02" E., 90.0' along the northeast line of said Lot 44 to the easternmost corner of said Lot 44;

- thence N. 53°-16'-00" E., 79.37 feet;
- thence N. 70°-27'-00" E., 59.85 feet;
- thence N. 30°-16'-00" E., 23.20 feet;
- thence N. 13°-56'-50" E., 119.00 feet;
- thence N. 18°-59'-20" E., 160.06 feet;
- thence N. 2°-57'-00" E., 128.48 feet;
- thence N. 26°-48'-00" E., 64.93 feet;
- thence N. 25°-36'-02" E., 204.79 feet;
- thence S. 65°-15'-58" E., 25.00 feet;
- thence N. 25°-36'-02" E., 111.29 feet;
- thence N. 64°-55'-58" W., 25.00 feet;
- thence N. 25°-36'-02" E., 120.15 feet;
- thence S. 64°-23'-58" E., 18.30 feet;
- thence N. 25°-36'-02" E., 298.98 feet;
- thence N. 64°-55'-58" W., 18.30 feet;
- thence N. 25°-36'-02" E., 1380.12 feet;
- thence S. 63°-59'-58" E., 16.83 feet;
- thence N. 25°-36'-02" E., 60.39 feet;
- thence N. 64°-11'-58" W., 16.83 feet;
- thence N. 25°-36'-02" E., 419.19 feet;
- thence N. 28°-32'-29" E., 56.67 feet;
- thence N. 25°-11'-27" E., 50.53 feet;
- thence S. 70°-27'-34" E., 93.81 feet;
- thence S. 32°-05'-01" E., 97.38 feet;
- thence S. 67°-33'-14" E., 74.39 feet;
- thence S. 89°-40'-04" E., 21.40 feet;
- thence N. 73°-54'-37" E., 235.48 feet;
- thence N. 72°-31'-23" E., 90.07 feet;
- thence N. 54°-47'-07" E., 83.52 feet;
- thence N. 23°-57'-05" E., 40.80 feet;
- thence N. 10°-35'-40" W., 80.61 feet;
- thence N. 23°-28'-09" W., 87.77 feet;
- thence N. 39°-41'-11" W., 94.44 feet;
- thence N. 74°-37'-51" W., 250.44 feet;
- thence N. 42°-34'-03" W., 54.96 feet;
- thence N. 07°-01'-47" E., 69.01 feet;
- thence N. 19°-47'-25" E., 54.75 feet;
- thence N. 61°-18'-05" E., 37.91 feet;
- thence S. 79°-10'-09" E., 241.74 feet;
- thence S. 76°-09'-19" E., 261.56 feet;
- thence S. 15°-57'-49" E., 92.92 feet;
- thence S. 02°-58'-50" W., 50.13 feet;
- thence S. 41°-32'-27" E., 90.44 feet;
- thence S. 84°-09'-37" E., 110.21 feet;
- thence N. 74°-28'-04" E., 123.28 feet;
- thence N. 65°-04'-55" E., 97.63 feet;
- thence N. 68°-22'-07" E., 100.08 feet;
- thence N. 74°-32'-59" E., 63.88 feet;
- thence S. 85°-20'-50" E., 150.41 feet;
- thence N. 86°-14'-21" E., 161.81 feet;
- thence S. 65°-18'-43" E., 45.86 feet;
- thence S. 82°-00'-20" E., 155.10 feet;
- thence S. 84°-17'-13" E., 276.04 feet;
- thence S. 89°-25'-53" E., 285.28 feet;
- thence N. 03°-35'-21" W., 335.12 feet to the centerline of Oak Creek;
- thence N. 84°-01'-01" W., 1502.11 feet along said centerline to the point of curvature of a circular curve to the right having a central angle of 13°-06'-50", a radius of 1909.86 feet and a tangent length of 219.52 feet;
- thence along the arc of said circular curve, 437.13 feet to the point of tangency;
- thence N. 70°-54'-11" W., 181.21 feet;
- thence N. 01°-57'-58" W., 329.70 feet to the easterly right-of-way line of Interstate Highway 80;
- thence S. 25°-36'-02" W., 4,432.06 feet along said right-of-way line;
- thence S. 64°-23'-58" E., 198.05 feet to the point of curvature of a circular curve to the right having a central angle of 16°-45'-21", a radius of 154.15 feet, a tangent length of 22.70 feet; and whose long chord bears S. 33°-58'-43" W.
- thence along the arc of said circular curve 45.08 feet to the point of beginning, containing 50.09 acres, more or less.

Permanent monuments (as indicated on the plat) have been placed at all street intersections, points of curvature, centerline points of tangency and at all other points required by the City of Lincoln Land Subdivision Ordinance, Title 26 of the Lincoln Municipal Code.

All dimensions are chord measurements, unless shown otherwise, and are in feet and decimals of a foot.

Signed this 23<sup>rd</sup> day of October, 1984

*Lyle L. Loth*  
Lyle L. Loth, L.S. 314  
3341 Pioneers Blvd., Lincoln, NE 68506



## APPROVAL

The foregoing plat was approved by the Lincoln City - Lancaster County Planning Commission on this 27<sup>th</sup> day of MARCH, 1985.

ATTEST *Elaine Hammer*  
Chairman

## ACCEPTANCE

The foregoing plat and dedication was approved and accepted by the City Council of the City of Lincoln, Nebraska by Ordinance No. 14261. Passed the 12<sup>th</sup> day of November, 1985.

ATTEST *Paula Mahoney*  
City Clerk

## DEDICATION

The foregoing plat, known as "CAPITOL BEACH WEST ADDITION" 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, The Lincoln Telephone and Telegraph Company, TV Transmission, Inc., Minnegasco, 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 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.

WITNESS MY HAND this 29 day of May, 1985

CAPITOL BEACH, INC.

LAKE MANAGEMENT, INC.

By: *S. E. Copple*  
S. E. Copple, Sr., President

By: *S. E. Copple*  
S. E. Copple, Sr., President

## ACKNOWLEDGEMENT

STATE OF NEBRASKA )  
LANCASTER COUNTY ) SS

On this 29<sup>th</sup> day of May, 1985, before me, the undersigned, a Notary Public, duly commissioned, qualified for and residing in said County personally came S. E. Copple, Sr., President of Capitol Beach, Inc. and Lake Management, Inc., to me personally known to be the identical person whose name is affixed to the foregoing instrument as President of said corporations, and he acknowledged the same to be his voluntary act and deed and the voluntary act and deed of said Capitol Beach, Inc., and Lake Management, Inc., and that the corporate seals of said corporations were affixed thereto by their authority.

*John E. Queen*  
Notary Public

My commission expires the 11<sup>th</sup> day of Sept., 1988

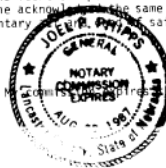
NEBRASKA DEPARTMENT OF BANKING AND FINANCE, RECEIVER OF COMMONWEALTH SAVINGS CO., INSOLVENT.

By: *John E. Queen*  
John E. Queen, Special Deputy Receiver

## ACKNOWLEDGEMENT

STATE OF NEBRASKA )  
LANCASTER COUNTY ) SS

On this 24 day of October, 1984, before me, the undersigned, a Notary Public, duly commissioned, qualified for and residing in said County personally came John E. Queen, Special Deputy Receiver to me personally known to be the identical person whose name is affixed to the foregoing instrument and he acknowledged the same to be his voluntary act and deed and the voluntary act and deed of said Special Receiver.



*Joe P. Phipps*  
Notary Public

22 day of August, 1987

FIRST NATIONAL BANK & TRUST COMPANY OF LINCOLN, NATIONAL BANK OF COMMERCE & STATE SECURITIES SAVINGS CO.

By: *Perry R. Myers*  
Perry R. Myers, Trustee

## ACKNOWLEDGEMENT

STATE OF NEBRASKA )  
LANCASTER COUNTY ) SS

In this 1<sup>st</sup> day of August, 1987, before me, the undersigned, a Notary Public, duly commissioned, qualified for and residing in said County, personally came Perry R. Myers, Trustee to me personally known to be the identical person whose name is affixed to the foregoing instrument and he acknowledged the same to be his voluntary act and deed and the voluntary act and deed of said Trustee.

My commission expires the 6 day of August, 1987



6-231-702  
6-2-608  
41-253,255  
-263,265  
-267,271  
277  
IT

INDEXED  
MAY 6 1987  
STATE OF NEBRASKA

#105

INST. NO. 85 325011

SHEET 5 OF 5