

FINAL PLAT PIERCE-RENTFRO INDUSTRIAL PLAZA 4TH ADDITION

Inst # 2011040509 Tue Sep 20 10:47:45 CDT 2011
 Filing Fee: \$43.50
 Lancaster County, NE Assessor/Register of Deeds Office PLAT
 cpcckg
 Pages 2

NO
PIREINPL4
#4801

LAND SURVEYORS CERTIFICATION

I hereby certify that I have accurately surveyed the subdivision as required in section 26.19.041 of the land subdivision Ordinance, said land described as Lots 6, 7, 8, 9, and 10, Block 2, PIERCE-RENTFRO INDUSTRIAL PLAZA, an addition to the City of Lincoln, Lancaster County, Nebraska, more particularly described as follows:

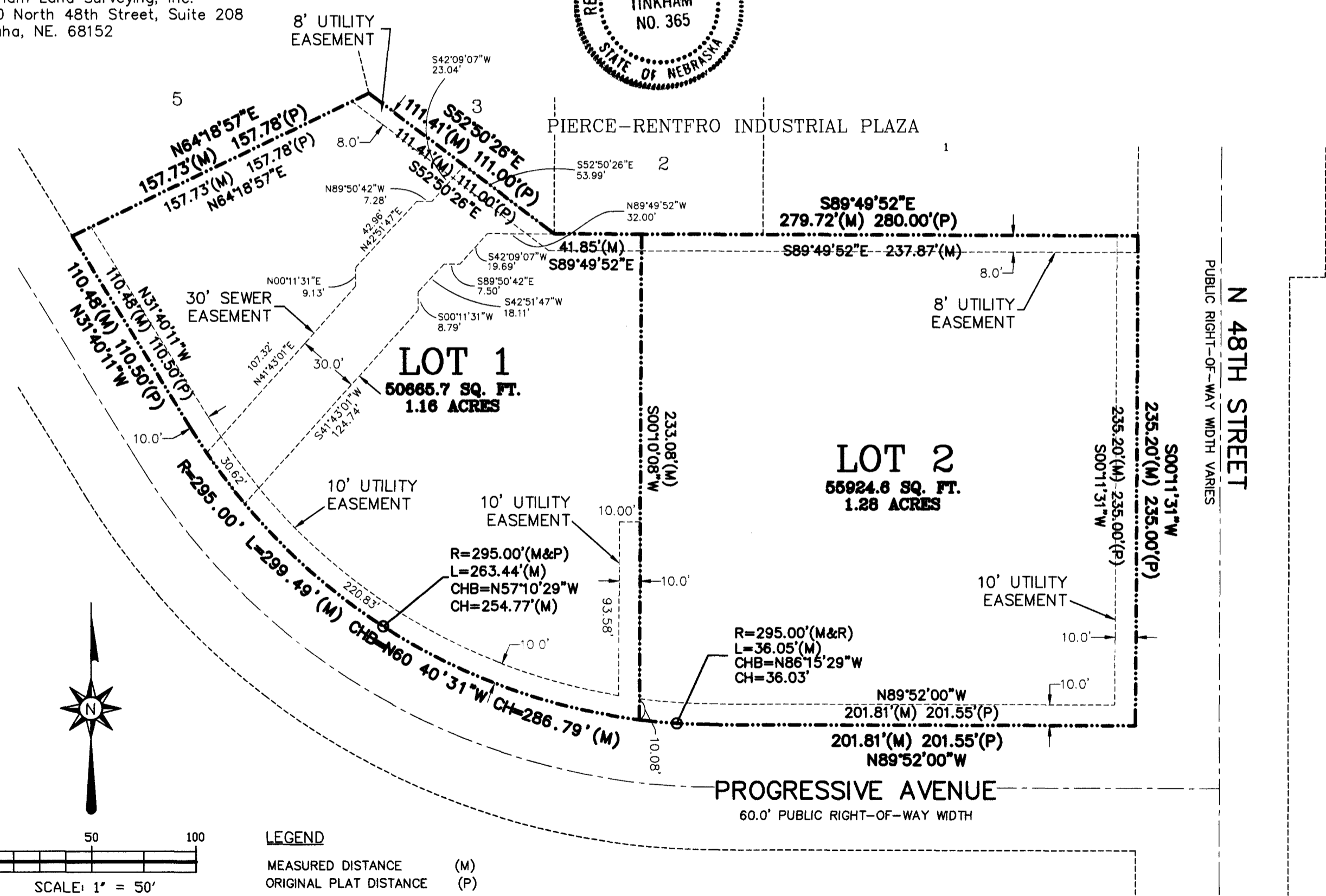
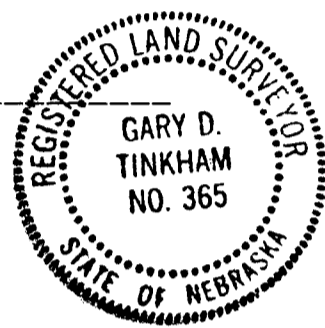
Beginning at the northwest corner of said Lot 6; thence N64°18'57"E (assumed bearing) for 157.73 feet along the northwestern most line of said Lot 6; thence S52°50'26"E for 111.41 feet along the northeastern most line of said Lots 6 and 7; thence S89°49'52"E for 279.72 feet along the north line of said Lots 8, 9 and 10; thence S00°11'31"W for 235.20 feet along the east line of said Lot 10; thence N89°52'00"W for 201.81 feet along the south line of said lots 8, 9 and 10; thence northwesterly along a 295.00 foot radius curve to the right (chord bearing N60°41'13"W for 286.79 feet) for an arc length of 299.49 feet along the southwestern most lines of said Lots 6, 7 and 8; thence N31°40'11"W for 110.48 feet along the southwestern most line of said Lot 6 to the Point of Beginning.

Permanent monuments have been found or placed at each of the final plat corners of the periphery of the subdivision. Permanent metal stakes have been placed at each lot corner and block corner. All dimensions are chord measurements unless otherwise shown, and are in feet and decimals of a foot.

Gary Tinkham RLS # 365
 Tinkham Land Surveying, Inc.
 9910 North 48th Street, Suite 208
 Omaha, NE. 68152

Date

9-16-11

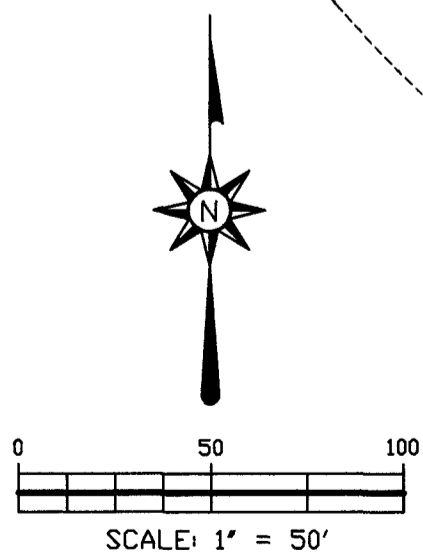


PLANNING DIRECTORS APPROVAL

The Planning Director, pursuant to Section 26.11.060 of the LMC, hereby approves this Final Plat.

Steph Heenan
 Planning Director

September 19, 2011
 Date



LEGEND
 MEASURED DISTANCE (M)
 ORIGINAL PLAT DISTANCE (P)

FINAL PLAT PIERCE-RENTFRO INDUSTRIAL PLAZA 4TH ADDITION

LIEN HOLDERS CONSENT AND SUBORDINATION

The undersigned holder of the certain lien against the real property described in the plat known as PIERCE-RENT FRO INDUSTRIAL PLAZA 4TH ADDITION (hereafter "Plat"), said lien being recorded in the Office of the Register of Deeds of Lancaster County, Nebraska as Instrument No. 2004-55714 (hereafter "Lien"), does hereby consent to the dedication of and subordinate the lien to any utility, (sewer water, electric, cable TV, telephone, natural gas, easements, or streets, or roads, pedestrian way easements, and access easements and relinquishments of access, dedicated to the public, all as shown on the Plat, but to to otherwise. The undersigned confirms that it is the holder of the Lien and has not assigned the Lien to any other person.

CORNHUSKER BANK
(Name of Lien Holder)

By: [Signature]

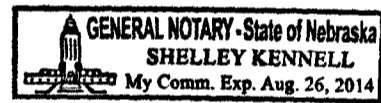
BRIAN P. JOHNSON
(Print the name of Individual)

Title: VICE PRESIDENT

STATE OF NEBRASKA)
COUNTY OF LANCASTER)ss.

The foregoing instrument was acknowledged before me his 16 day of SEPTEMBER, 2011, by BRIAN P. JOHNSON on behalf of said CORNHUSKER BANK.

Shelley Kennell
Public Notary



LIEN HOLDERS CONSENT AND SUBORDINATION

The undersigned holder of the certain lien against the real property described in the plat known as PIERCE-RENT FRO INDUSTRIAL PLAZA 4TH ADDITION (hereafter "Plat"), said lien being recorded in the Office of the Register of Deeds of Lancaster County, Nebraska as Instrument No. 2005-24715 and Instrument No. 2005-31322 (hereafter "Lien"), does hereby consent to the dedication of and subordinate the lien to any utility, (sewer water, electric, cable TV, telephone, natural gas, easements, or streets, or roads, pedestrian way easements, and access easements and relinquishments of access, dedicated to the public, all as shown on the Plat, but to to otherwise. The undersigned confirms that it is the holder of the Lien and has not assigned the Lien to any other person.

SECURITY FIRST BANK
(Name of Lien Holder)

By: [Signature]

JASON P. PETERS
(Print the name of Individual)

Title: VICE PRESIDENT

STATE OF NEBRASKA)
COUNTY OF LANCASTER)ss.

The foregoing instrument was acknowledged before me his 16th day of September, 2011, by Jason P. Peters on behalf of said Security First Bank.

Jerid Williams
Public Notary



OWNERS DEDICATION

The forgoing plat, known as PIERCE-RENTFRO INDUSTRIAL PLAZA 4TH ADDITION, as described in the Surveyors Certificate is made with the free consent and in accordance with the desires of Jack L. Irwin (Widower), the sole owner, and the easements shown thereon are hereby granted in perpetuity to the CITY OF LINCOLN, NEBRASKA, A MUNICIPAL CORPORATION, WINDSTREAM NEBRASKA INC., TIME WARNER ENTERTAINMENT, BLACK HILLS ENERGY, AND LINCOLN ELECTRIC SYSTEM, their successors and assigns, to allow entry for the purpose of construction, reconstruction, repair, operation, and maintenance of the wires, cables, conduits, fixtures, poles, towers, pipes, and equipment for the distribution of electricity and gas, telephone and cable television; wastewater collections; storm drain; water mains and all appurtenances thereto, over, upon, or under the easements as shown on the forgoing plat.

Direct vehicular access from Lot 2 to N. 48th Street is relinquished.

The construction or location of building or structure, excluding fences, over upon, or under any easement shown hereon shall be prohibited.

The City of Lincoln, its successors and assigns are hereby held harmless for the cost of replacement or damage to any improvements vegetation over, upon, or under any easement shown thereon.

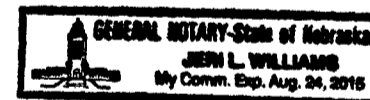
WITNESS MY HAND this 16 Day of September, 2011.

[Signature]
Jack L. Irwin (Widower)

ACKNOWLEDGMENT OF NOTARY

STATE OF Nebraska)
COUNTY OF Lancaster)

On the 16th date of September, 2011, before me, the undersigned, a Notary Public, personally came Jack L. Irwin who is personally known to me to be the identical person whose name is affixed to the forgoing plat of PIERCE-RENTFRO INDUSTRIAL PLAZA 4TH ADDITION, and he acknowledges the same to be his voluntary act and deed.



Jerid Williams
NOTARY PUBLIC

My commission expires the 24th day of August, 2015.