

APPRIAN WAY 4TH ADDITION

FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT

NO. 01006 FOR APPRIAN WAY)

04027807

20th MAY -3 P 4 19

LANCASTER COUNTY, NC

INST. NO 2004

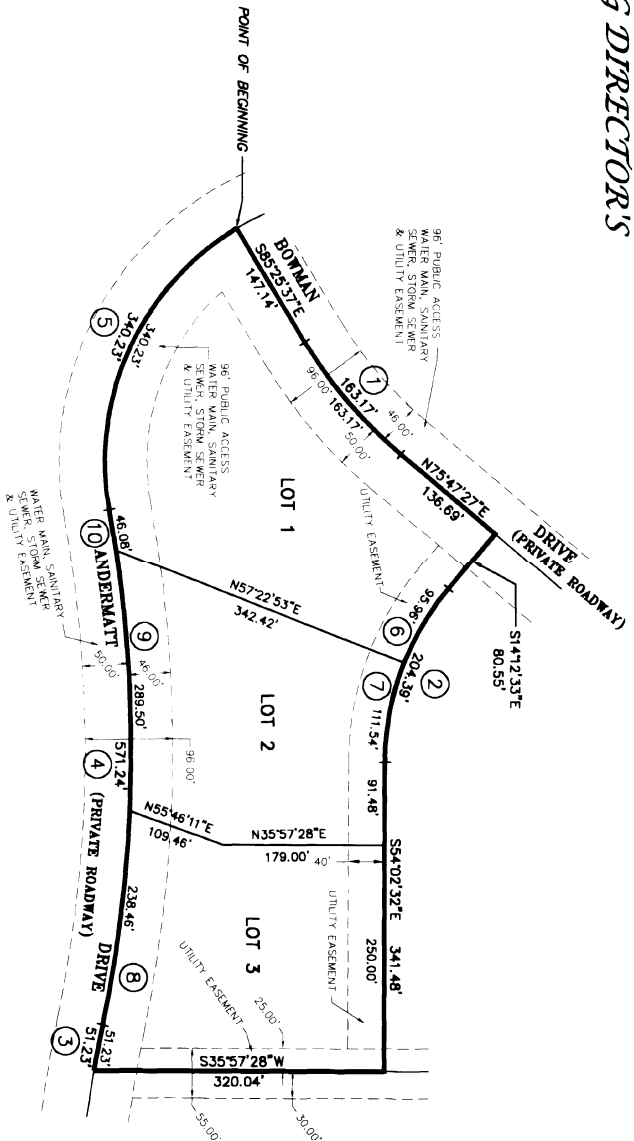
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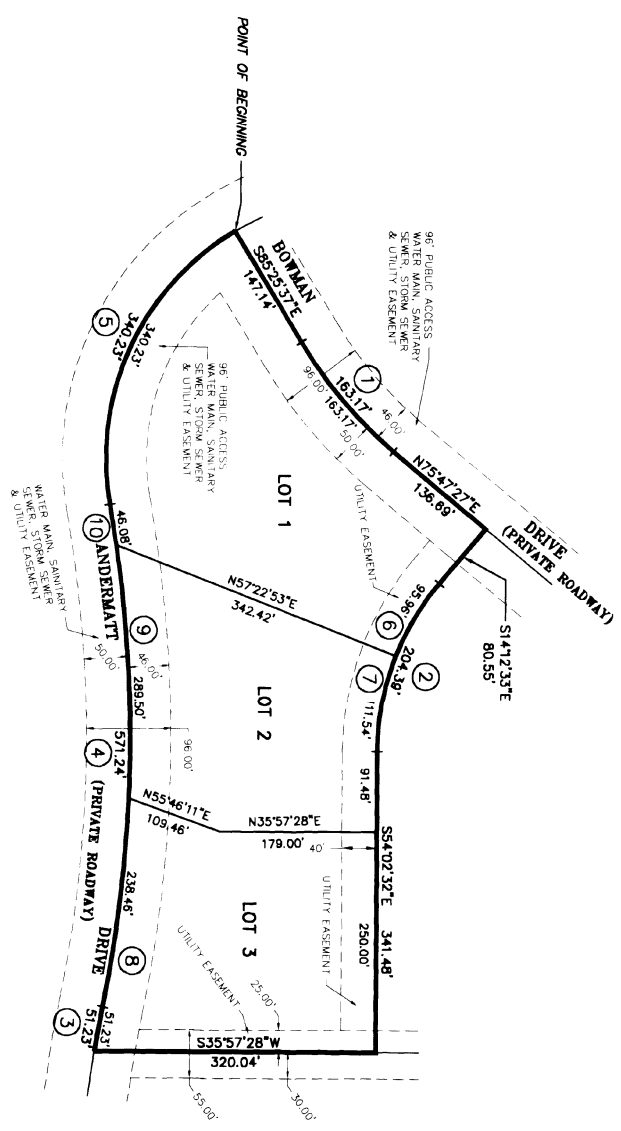
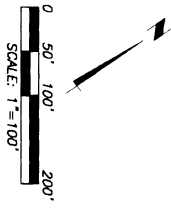
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 CONSENT, ACKNOWLEDGMENT OF
 NOTARY, PLANNING DIRECTOR'S
 APPROVAL



SHEET 1 OF 3

APPIAN WAY 4TH ADDITION

FINAL PLAT
 (THIS PLAT BASED UPON PRELIMINARY PLAT
 NO. 01006 FOR APPIAN WAY)



CURVE DATA

- ① Δ=18°46'56"
R=500.00
L=163.90
C=82.69
CB=N85°10'55"E
- ② Δ=38°49'59"
R=300.00
L=208.57
C=106.28
CB=S34°07'32"E
- ③ Δ=01°57'25"
R=1500.00
L=51.23
C=163.90
CB=N43°32'32"W
- ④ Δ=21°57'13"
R=1500.00
L=574.75
C=290.94
CB=N53°32'27"W
- ⑤ Δ=69°05'26"
R=300.00
L=361.76
C=206.53
CB=N29°58'20"W
- ⑥ Δ=18°24'21"
R=300.00
L=96.37
C=50.86
CB=S23°24'43"E
- ⑦ Δ=21°25'38"
R=300.00
L=112.20
C=56.76
CB=N11°54'
- ⑧ Δ=09°07'06"
R=1500.00
L=238.72
C=136.61
CB=N47°07'23"W
- ⑨ Δ=11°04'30"
R=1500.00
L=289.95
C=145.43
CB=N57°13'11"W
- ⑩ Δ=01°45'37"
R=1500.00
L=46.08
C=25.04
CB=N63°38'15"W

LOT AREA TABLE

LOT NUMBER	AREA IN SF	AREA IN AC
LOT 1	110,632.76 SF	2.54 AC
LOT 2	74,430.33 SF	1.71 AC
LOT 3	76,739.49 SF	1.76 AC

APPLIAN WAY 4TH ADDITION
FINAL PLAT
(THIS PLAT BASED UPON PRELIMINARY PLAT
NO. 01006 FOR APPLIAN WAY)

SURVEYOR'S CERTIFICATION

I, JOHN R. EGGER, A REGISTERED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA, CERTIFY THAT THE SURVEY REPRESENTED ON THIS PLAT WAS PERFORMED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND IN ACCORDANCE WITH THE REQUIREMENTS OF THE NEBRASKA SURVEYING ACT AND THE NEBRASKA PLAT ACT. THE PLAT CORNERS ON THE CENTERLINE OF EACH STREET INTERSECTION AT EACH POINT OF INTERSECTION AND CORNERS AND AT EACH OF THE LOT AND BLOCK CORNERS ALL DIMENSIONS SHOWN ARE CHORD DIMENSIONS UNLESS OTHERWISE NOTED AND ALL DIMENSIONS ARE IN FEET AND DIMENSIONS OF A FOOT.

I HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED OUTLOT C, APPLIAN WAY ADDITION, LOCATED IN THE SE 1/4 OF THE NW 1/4, SECTION 23, TOWNSHIP 9 NORTH, RANGE 7 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF LINCOLN, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

RECOMMING AT THE NORTHWEST CORNER OF SAID OUTLOT C, SAID CORNER BEING AT THE INTERSECTION OF ROWLAND DRIVE, A PRIVATE ROADWAY, AND AMERSONITE DRIVE, A PRIVATE ROADWAY, THENCE S 89°23'07"E BEARING OF A 30.00 FOOT RADIAL CURVE, CONVALE TO THE NORTH, THENCE EASTERLY, ALONG SAID CURVE AND SAID CENTERLINE OF ROWLAND DRIVE, THROUGH A DELTA ANGLE OF 18°49'38", AN ARC DISTANCE OF 253.00 FEET, THE CHORD OF SAID CURVE BEING 187.00 FEET, A DISTANCE OF 18.75 FEET, THENCE S 83°02'00"E BEARING OF A 30.00 FOOT RADIAL CURVE, CONVALE TO THE NORTHWEST, THENCE SOUTHWESTERLY, ALONG SAID CURVE THROUGH A DELTA ANGLE OF 38°49'59", 204.20 FEET, THENCE S 50°07'57"E, A DISTANCE OF 341.64 FEET, THENCE S 35°57'28"W, A DISTANCE OF 10.00 FEET TO A POINT ON THE CENTERLINE OF SAID AMERSONITE DRIVE, AND THE BEGINNING OF A 10.00 FOOT CENTRAL ANGLE OF AMERSONITE DRIVE THROUGH A DELTA ANGLE OF 01°37'22", AN ARC DISTANCE OF 31.23 FEET, THE CHORD OF SAID CURVE BEING N 42°32'32"W, A DISTANCE OF 31.23 FEET TO THE POINT OF REVERSE CURVATURE OF A 10.00 FOOT RADIAL CURVE, CONVALE TO THE SOUTHWEST, THENCE S 21°07'15"W, A DISTANCE OF 57.14 FEET TO THE POINT OF REVERSE CURVATURE OF A 30.00 FOOT RADIAL CURVE, AMERSONITE DRIVE, THROUGH A DELTA ANGLE OF 89°05'21", AN ARC DISTANCE OF 301.78 FEET, THE CHORD OF SAID CURVE BEING N 28°32'20"W, A DISTANCE OF 340.23 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 281,822.04 SQUARE FEET, 630 ACRES, MORE OR LESS.

DEDICATION

THE FOREGOING PLAT IS KNOWN AS APPLIAN WAY 4TH ADDITION, A SUBDIVISION COMPOSED OF OUTLOT C, APPLIAN WAY ADDITION, AND IS DESCRIBED IN THE SURVEYORS CERTIFICATE. I HAVE WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE INTERESTED, SAID OWNERS, AND THE ASSIGNEES SHOWN THEREON, THE WHOLLY ENTIRETY OF THE FOREGOING, TOGETHER WITH ALL RIGHTS AND INTERESTS THEREIN, HEREBY ASSIGN TO ALLOW ENTRY FOR THE PURPOSES OF CONSTRUCTION, RECONSTRUCTION, REPLACEMENT, REPAIR AND MAINTENANCE OF ELECTRIC AND GAS TELEPHONE AND CABLE TELEVISION, WIRELESS TELEVISION, BROADCASTING, AND OTHER UTILITIES, WATER MAINS AND ALL APPURTENANCES THEREON, 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 DEDICATED SHOW THEREON SHALL BE PROHIBITED.

THE CITY OF LINCOLN, NEBRASKA, ITS SUCCESSORS AND ASSIGNS ARE HEREBY HELD HARMLESS FROM THE COST OF ANY DEDICATION SHOWN THEREON WHICH SHALL BE PROHIBITED.

THE ACCESS EASEMENT SHOWN THEREON SHALL BE USED FOR PUBLIC ACCESS AND THE PUBLIC IS HEREBY GRANTED THE RIGHT OF SUCH USE.

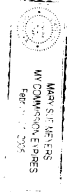
WITNESS MY HAND THIS 14th DAY OF April, 2004.

[Signature]
JOHN R. EGGER, REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF NEBRASKA

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LINCOLN
ON THIS 14th DAY OF April, 2004, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, DULY QUALIFIED AND COMMISSIONED FOR SAID STATE, PERSONALLY APPEARED [Name], WHOSE NAME IS PERSONALLY KNOWN TO ME TO BE THE EXACT PERSON WHOSE NAME IS ATTACHED TO THIS PLAT AS PRESIDENT OF THE APPLIAN WAY ADDITION, A NEBRASKA CORPORATION, AND HE ACKNOWLEDGES THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED AND THE VALIDITY AND DEED OF SAID COMPANY.

[Signature]
NOTARY PUBLIC



PLANNING DIRECTOR'S APPROVAL

THE PLANNING DIRECTOR, PURSUANT TO SECTION 26-111,006 OF THE L.A.C., HEREBY APPROVES THIS PLAT.

[Signature]
PLANNING DIRECTOR

DATE APRIL 13, 2004

LIEN HOLDER CONSENT AND SUBORDINATION

THE UNDERSIGNED, HOLDER OF THAT CERTAIN LIEN AGAINST THE REAL PROPERTY DESCRIBED IN THE PLAT KNOWN AS APPLIAN WAY 4TH ADDITION (HEREINAFTER "PLAT"), SAID LIEN BEING RECORDED IN THE OFFICE OF RECORDS OF LINCOLN, NEBRASKA, UNDER RECORD NO. 01006, DO HEREBY CONSENT TO THE DEEDING OF ANY SUBDIVISION OF SAID PLAT TO ANY OUTLOT (HEREIN, WATER, ELECTRIC, CABLE TV, TELEPHONE, WIRELESS TELEVISION, BROADCASTING, AND OTHER UTILITIES, WATER MAINS AND ALL APPURTENANCES AND EASEMENTS OF CONSTRUCTION, RECONSTRUCTION, REPLACEMENT, REPAIR AND MAINTENANCE THEREON) AND HEREBY AGREE THAT IT IS THE HOLDER OF THE LIEN AND HAS NOT ASSIGNED THE LIEN TO ANY OTHER PERSON, TRUSTEE AND BENEFICIARY.

[Signature]
NAME [Name]
TITLE First Vice President

[Signature]
NAME [Name]
TITLE Trustee

[Signature]
NAME [Name]
TITLE Trustee

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LINCOLN
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14th DAY OF April, 2004, BY (NAME) [Name], TITLE First Vice President, TRUSTEE AND BENEFICIARY, ON BEHALF OF SAID BANK.

[Signature]
NOTARY PUBLIC



ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LINCOLN
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 15 DAY OF April, 2004, BY (NAME) [Name], TRUSTEE AND BENEFICIARY, AT THE INSTANCES OF SAID BANK.

[Signature]
NOTARY PUBLIC



ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LINCOLN
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 15th DAY OF April, 2004, BY (NAME) [Name], TRUSTEE AND BENEFICIARY, ON BEHALF OF SAID LIMITED LIABILITY COMPANY, BENEFICIARY, ON BEHALF OF SAID LIMITED LIABILITY COMPANY.

[Signature]
NOTARY PUBLIC