2010-12830

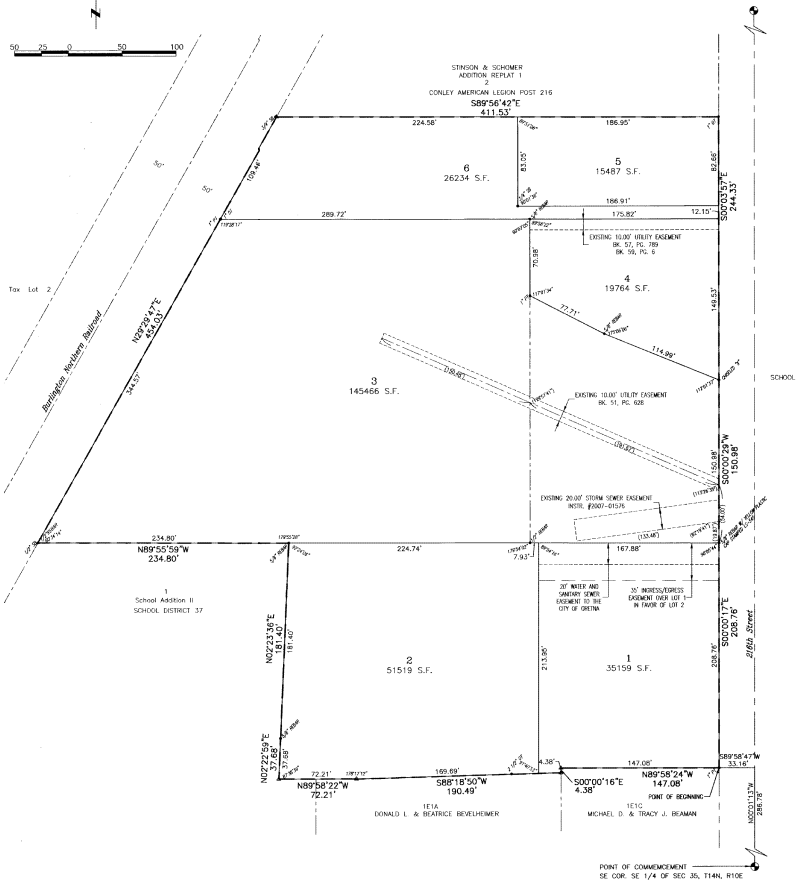
LOCATED IN:
SE 1/4 SEC 35-14-10

HOTZ KERSTEN AND SHERRY'S ADDITION

Lots 1 through 6, HOTZ KERSTEN AND SHERRY'S ADDITION, Being a replat of Taxlots 1A2A, 1A2B, 1D1, 1D2, 1E2, 1E1B, 1C, TOGETHER WITH the irregular northerly 10.05 feet of Taxlot 1E1A, AND ALSO WITH, the irregular 37.58 x 34.59 feet tract being part of Lot 1, SCHOOL ADDITION II, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska, All located in part of the Southeast Quarter of Section 35, Township 14 North, Range 10 East of the 6th P.M., Sarpy County, Nebraska.

COUNTER ____ C.E. ____
VERIFY ____ D.E. ____
PROOF ____
FEES $ 19.00
CHECK# ____
CHG ____ CASH ____
REFUND ____ CREDIT ____
SHORT ____ NCR ____

FILED SARPY COUNTY NEBRASKA
INSTRUMENT NUMBER
2010-12830
05/21/2010 11:42:31 AM
REGISTER OF DEEDS



LEGEND

PT	PINCH TOP PIPE
OT	OPEN TOP PIPE
SB	SOLID BAR
●	CORNER FOUND
△	CORNER SET (5/8" REBAR W/1 1/4" YELLOW PLASTIC CAP STAMPED LS-566, UNLESS NOTED OTHERWISE)
	SECTION LINE
	SECTION CORNER
	BOUNDARY LINE
	LOT LINE
	EXISTING LOT LINE
	EASEMENT LINE

SECTION CORNER TIES

SE COR. SE 1/4 OF SEC 35, T14N, R10E
Found 2" Brass Cap
SE cor., SE 1/4, Sec. 35, T14N, R10E
-NW 54.22' to southern most metal corner fence post
-E 43.85' to bottom of the south leg of stamped "W" on concrete right of way marker
-SW 51.77' to "X" nails in NE face of power pole 2.5' above ground

NOTES

1. ALL DISTANCES ARE SHOWN IN DECIMAL FEET.
2. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
3. DISTANCES AND ANGLES SHOWN IN PARENTHESES REFER TO EASEMENTS.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I have made a boundary survey of the subdivision herein described and that permanent monuments have been placed at all corners and angle points on the boundary of the plat and that a bond has been posted with the City of Gretna, Nebraska to ensure that monuments will be placed at all angle points, corners and ends of curves on all Lots in the subdivision to be known as Lots 1 through 6, HOTZ KERSTEN AND SHERRY'S ADDITION, Being a replat of Taxlots 1A2A, 1A2B, 1D1, 1D2, 1E2, 1E1B, 1C, TOGETHER WITH the irregular northerly 10.05 feet of Taxlot 1E1A, AND ALSO WITH, the irregular 37.58 x 34.59 feet tract being part of Lot 1, SCHOOL ADDITION II, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska, All located in part of the Southeast Quarter of Section 35, Township 14 North, Range 10 East of the 6th P.M., Sarpy County, Nebraska, the entire tract described as follows:

Commencing at the southeast corner of said Southeast Quarter;
Thence North 00°01'13" West (assumed bearings) for 286.78 feet along the east line of said Quarter Section;
Thence South 89°58'47" West for 33.16 feet to the west right of way line of 216th street at the northeast corner of Taxlot 1E1C, and THE TRUE POINT OF BEGINNING;
Thence North 89°58'24" West for 147.08 feet along the north line of said Taxlot 1E1C to the northwest corner thereof;
Thence South 00°00'16" East for 4.38 feet;
Thence South 88°18'50" West for 190.49 feet;
Thence North 89°58'22" West for 72.21 feet;
Thence North 02°22'56" East for 37.68 feet;
Thence North 02°23'36" East for 181.40 feet to the northeast corner of said Lot 1, SCHOOL ADDITION II;
Thence North 89°55'59" West for 234.80 feet along the north line of said Lot 1 to the northwest corner thereof and the east right of way line of the Burlington Northern Railroad;
Thence North 29°29'47" East for 454.03 feet along said east right of way line to the southwest corner of Lot 2 STINSON AND SCHOMER ADDITION REPLAT 1;
Thence South 89°56'42" East for 411.53 feet along said south line to the southeast corner thereof and the west right of way line of 216th Street;
Thence South 00°03'57" East for 244.33 feet along said west right of way line for the following two courses;
Thence South 00°00'29" West for 150.98 feet;
Thence South 00°00'17" East for 208.76 feet to the Point of Beginning;
Contains 6.741 acres

William E. Knight, L.S. 566

12/30/09
Date

SARPY COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT I find no regular nor special taxes due or delinquent against the property described in the Land Surveyor's Certificate and embraced in this plat, as shown by the records of this office, this

19 day of MAY 2010.

Sarpy County Treasurer

TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURERS CERTIFICATION IS ONLY VALID UNTIL DECEMBER 30th OF THIS YEAR

APPROVAL OF SARPY COUNTY SURVEYOR

This plat of HOTZ KERSTEN AND SHERRY'S ADDITION was reviewed by the Sarpy County Surveyor's Office

31st day of December, 2009.

Sarpy County Surveyor

APPROVAL OF CITY PLANNING COMMISSION

This plat of HOTZ KERSTEN AND SHERRY'S ADDITION was approved and accepted by the City Planning Commission of Gretna on this

30th day of December 2009.

Vice Chairman, City Planning Commission of Gretna

APPROVAL OF CITY ENGINEER OF GRETNA

This plat of HOTZ KERSTEN AND SHERRY'S ADDITION was approved and accepted by the City Engineer of Gretna, Nebraska on this

30th day of December 2009.

City Engineer

APPROVAL OF CITY COUNCIL OF GRETNA

This plat of HOTZ KERSTEN AND SHERRY'S ADDITION was approved by the City Council of Gretna, Nebraska, on this

30 day of December 2009.

Mayor — City Clerk — Deputy City Clerk

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That We, MARK W. AND PATRICIA A. HOTZ, HUSBAND AND WIFE, GRETNA SELF STORAGE, LLC, J. WALTER AND CONNIE L. SHERRY, HUSBAND AND WIFE AND GARY KERSTEN being the undersigned OWNERS, and SPRINGFIELD STATE BANK, being the undersigned MORTGAGEE of the land described in the Land Surveyor's Certificate and embraced within this plat, have caused said land to be subdivided into lots to be numbered and named as shown hereon, said subdivision to be hereafter known as HOTZ KERSTEN AND SHERRY'S ADDITION (Lots 1 through 6); do hereby ratify and approve of the disposition of our property as shown on this plat; and we do hereby grant or affirm the ingress/egress, water and sanitary sewer easements as shown hereon. We do hereby grant to the Grantees, their successors and assigns and their respective officers, agents, employees, and contractors, the permanent right to enter and use, the Easement Areas, shown hereon for the stated purpose. This grant of any easement shown hereon shall not pass, nor be construed to pass, to the Grantee in fee simple interest or title of the Easement Areas. Any variance or release to the rights granted herein must be approved by the Grantee in written form.

OWNERS

MARK W. HOTZ — PATRICIA A. HOTZ

MORTGAGEE

SPRINGFIELD STATE BANK

MONTE TOWN
President

ACKNOWLEDGEMENT OF NOTARIES

State of Nebraska } SS
County of Sarpy }

The foregoing instrument was acknowledged before me this 30 day of December 2009 by MARK W. HOTZ and PATRICIA A. HOTZ, husband and wife.

Witness my hand and seal the date aforesaid.

Signature of Notary Public

State of Nebraska } SS
County of Sarpy }

The foregoing instrument was acknowledged before me this 30 day of December 2009 by MONTE TOWN, PRESIDENT of SPRINGFIELD STATE BANK on behalf of said bank.

Witness my hand and seal the date aforesaid.

Signature of Notary Public

OWNER

GRETNA SELF STORAGE, LLC, OWNER

GARY KERSTEN
Partner

ACKNOWLEDGEMENT OF NOTARY

State of Nebraska } SS
County of Sarpy }

The foregoing instrument was acknowledged before me this 30 day of December 2009 by GARY KERSTEN, PARTNER of GRETNA SELF STORAGE, LLC, a Nebraska limited liability company, on behalf of said company.

Witness my hand and seal the date aforesaid.

Signature of Notary Public

OWNERS

J. WALTER SHERRY — CONNIE L. SHERRY

ACKNOWLEDGEMENT OF NOTARIES

State of Nebraska } SS
County of Sarpy }

The foregoing instrument was acknowledged before me this 30 day of December 2009 by J. WALTER SHERRY and CONNIE L. SHERRY, husband and wife.

Witness my hand and seal the date aforesaid.

Signature of Notary Public

OWNER

GARY KERSTEN

ACKNOWLEDGEMENT OF NOTARIES

State of Nebraska } SS
County of Sarpy }

The foregoing instrument was acknowledged before me this 30 day of December 2009 by GARY KERSTEN.

Witness my hand and seal the date aforesaid.

Signature of Notary Public

Lamp, Rynearson & Associates, Inc.
14710 West Dodge Road, Suite 100
Omaha, Nebraska 68154-2027
(Ph) 402.496.2498
(Fax) 402.496.2730
WWW.LRA-INC.COM

HOTZ KERSTEN AND SHERRY'S ADDITION (Lots 1 through 6)
CITY OF GRETNA, SARPY COUNTY, NEBRASKA

FINAL PLAT

drawn by EAW
designed by
reviewed by WDK
references
filename 081034F101.dwg
revisions

job number-tasks 01M081034
book page
date 10-16-09
sheet 1 of 1

2010-12830