

24191
Fee \$ No. Fee..

NO 2451

NE 1/4, SEC 8 T. 10 N., R. 7 E.

APPLICATION FOR SUBDIVISION PERMIT

TO THE LINCOLN CITY—LANCASTER COUNTY PLANNING DEPARTMENT

The undersigned hereby applies for a permit to subdivide the following described parcel of land:

LEGAL DESCRIPTION OF PROPERTY Lots 162 and 70, both Irregular Tracts located in the
NE 1/4, Section 8, Township 10 North, Range 7 East of the 6th P.M., Lincoln
in Lancaster County, Nebraska

DESCRIPTION OF PARCELS CREATED:

DESCRIPTION KEY: Parcel numbers are not to be used for legal descriptions.

PARCEL 1 See attached Exhibit "A"

PARCEL 2 See attached Exhibit "A"

PARCEL 3

PARCEL 4

NOTE: The approval of this subdivision permit is granted subject to the terms and requirements contained in the agreement attached to and made a part of this subdivision approval as Exhibit "C"

SKETCH OF SUBDIVISION:

See attached Exhibit "B"

APPROVED THIS 23rd DAY OF December 1981

1. CITY OF LINCOLN, AND ITS CITY COUNCIL

Garrett Stoll by Richard A. Hanks
PLANNING DIRECTOR

—OR—

2. LANCASTER COUNTY, AND ITS COUNTY BOARD

CHAIRMAN, COUNTY BOARD

COUNTY SURVEYOR

PLANNING DIRECTOR

I HEREBY CERTIFY THAT THE ABOVE STATEMENTS ARE CORRECT

City of LINCOLN, a municipal corporation

By: Roland A. Luedtke
OWNER Roland A. Luedtke

ADDRESS

34191

EXHIBIT "A"

ITEM 1

All of Lots 162 and 70, both Irregular Tracts located in the Northeast Quarter of Section 8, Township 10 North, Range 7 East of the Sixth Principal Meridian in the City of Lincoln, Lancaster County, Nebraska.

ITEM 2

Parcel 1 A portion of Lots 162 and 70, both Irregular Tracts located in the Northeast Quarter of Section 8, Township 10 North, Range 7 East of the Sixth Principal Meridian in the City of Lincoln, Lancaster County, Nebraska, more particularly described as follows:

Beginning at a point on the north line of said Lot 70, located 50.0 feet east of the west line of the Northeast Quarter of said Section 8; thence east along the north line of said Lot 70, a distance of 315.20 feet to the intersection with the west line of said Lot 162; thence north along the west line of said Lot 162, deflecting 89 degrees 56 minutes 53 seconds left, a distance of 409.20 feet to the intersection with the north line of said Lot 162; thence east along the north line of said Lot 162, deflecting 90 degrees 39 minutes 03 seconds right, a distance of 690.43 feet to the intersection with the northeasterly line of said Lot 162; thence southeasterly along the northeasterly line of said Lot 162, deflecting 50 degrees 31 minutes 21 seconds right, a distance of 158.11 feet; thence southwesterly along a line which deflects 93 degrees 41 minutes 43 seconds right, a distance of 729.97 feet; thence south along a line which deflects 55 degrees 20 minutes 18 seconds left, a distance of 207.93 feet to a point located 50.0 feet north of the south line of said Lot 70; thence west along a line located 50.0 feet north of and parallel with the south line of said Lot 70, deflecting 90 degrees 25 minutes 49 seconds right, a distance of 509.22 feet to a point located 50.0 feet east of the west line of the Northeast Quarter of said Section 8; thence north along a line located 50.0 feet east of and parallel with the west line of the Northeast Quarter of said Section 8, deflecting 90 degrees 05 minutes 45 seconds right, a distance of 350.0 feet to the point of beginning; containing an area of 481,075 sq. ft. more or less.

34191
Parcel 2 A portion of Lots 162 and 70, both Irregular Tracts located in the Northeast Quarter of Section 8, Township 10 North, Range 7 East of the Sixth Principal Meridian in the City of Lincoln, Lancaster County, Nebraska, more particularly described as follows:

Beginning at a point on the south line of said Lot 70, located 50.0 feet east of the west line of the Northeast Quarter of said Section 8; thence east along the south line of said Lot 70, a distance of 509.60 feet to the intersection with the southwesterly line of said Lot 70; thence southeasterly along the southwesterly line of said Lot 70, a distance of 130.0 feet to the intersection with the southeasterly line of said Lot 70; thence northeasterly along the southeasterly line of said Lot 70, a distance of 535.90 feet to the intersection with the northeasterly line of said Lot 70; thence northwesterly along the northeasterly line of said Lot 70, a distance of 277.4 feet to the intersection with the southeasterly line of said Lot 162; thence northeasterly along the southeasterly line of said Lot 162, a distance of 347.0 feet to the intersection with the northeasterly line of said Lot 162; thence northwesterly along the northeasterly line of said Lot 162, a distance of 60.0 feet; thence southwesterly along a line located 60.0 feet north of and parallel with the southeasterly line of said Lot 162, deflecting 86 degrees 18 minutes 17 seconds left, a distance of 729.97 feet; thence south along a line which deflects 55 degrees 20 minutes 18 seconds left, a distance of 207.93 feet to a point located 50.0 feet north of the south line of said Lot 70; thence west along a line located 50.0 feet north of and parallel with the south line of said Lot 70, deflecting 90 degrees 25 minutes 49 seconds right, a distance of 509.22 feet to a point located 50.0 feet east of the west line of the Northeast Quarter of Section 8; thence south along a line located 50.0 feet east of and parallel to the west line of the Northeast Quarter of said Section 8, a distance of 50.0 feet to the point of beginning; containing an area of 211,873 sq. ft. more or less.

PARCEL 'A' TO BE RETAINED BY THE CITY OF LINCOLN AS ADDITIONAL
RIGHTOFWAY FOR 48TH STREET

A portion of Lot 70, an Irregular Tract located in the Northeast Quarter of Section 8, Township 10 North, Range 7 East of the Sixth Principal Meridian in the City of Lincoln, Lancaster County, Nebraska, more particularly described as follows:

Beginning at the southwest corner of said Lot 70, said point being 33.0 feet east of the west line of the Northeast Quarter of said Section 8; thence north along the west line of said Lot 70, 33.0 feet east of and parallel with the west line of the Northeast Quarter of said Section 8, a distance of 400.0 feet to the northwest corner of said Lot 70; thence east along the north line of said Lot 70, a distance of 17.0 feet to a point located 50.0 feet east of the west line of the Northeast Quarter of said Section 8; thence south along a line located 50.0 feet east of and parallel with the west line of the Northeast Quarter of said Section 8, a distance of 400.0 feet to the intersection with the south line of said Lot 70; thence west along the south line of said Lot 70, a distance of 17.0 feet to the point of beginning; containing an area of 6,800 sq. ft. more or less.

Official Survey Record

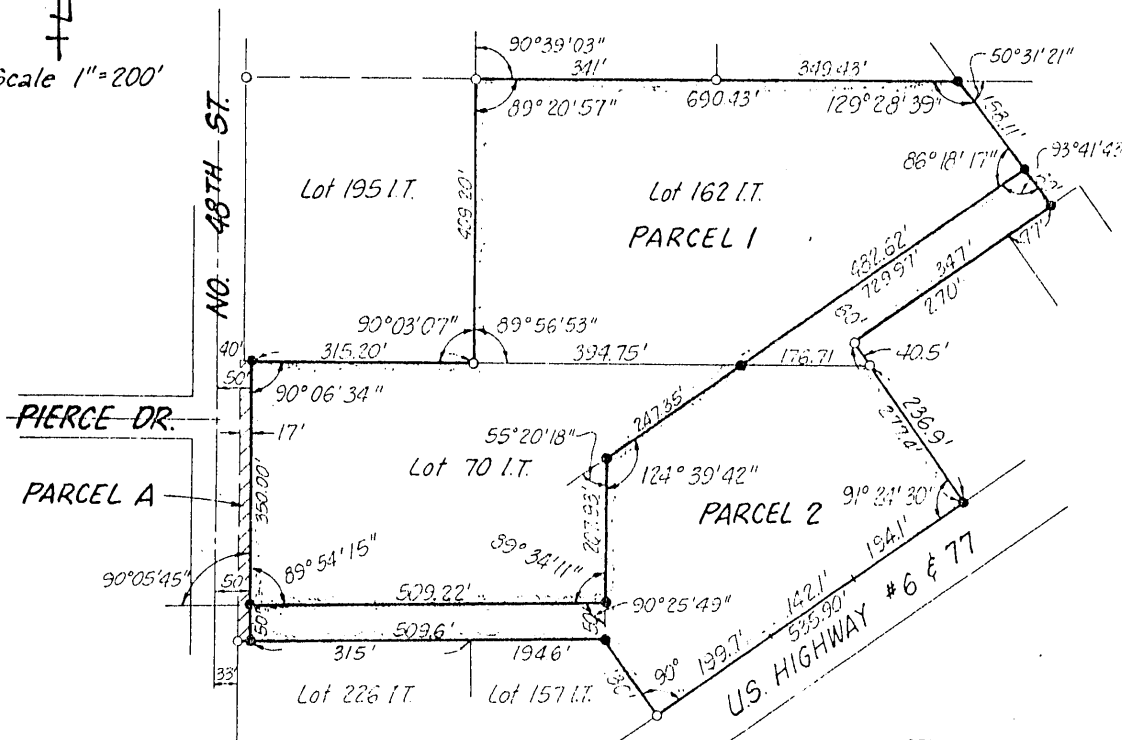
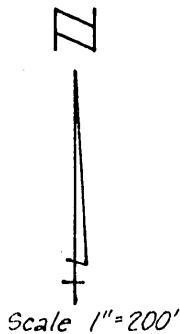
LANCASTER COUNTY NEBRASKA

CITY OF LINCOLN, NEBRASKA

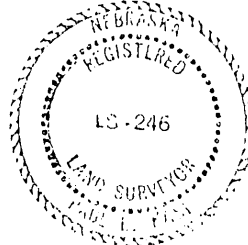
CITY ENGINEER'S OFFICE

Survey of Lot 70 I.T. & Lot 162 I.T. in NE 1/4 Sec. 8-T10N-R7E

Monuments: ○ Found, ● Set



Total Sq.Ft.
PARCEL A- 6800.0 Sq.Ft.
PARCEL 1-481,075 Sq.Ft.
PARCEL 2-211,873 Sq.Ft.



CERTIFICATION

I hereby certify that the plat hereon is a true, correct, and accurate representation of the property as determined by survey, the lines and dimensions of said property being as indicated on the plat; the size and location of buildings and improvements are as shown, all improvements being within the boundaries of the property, set back from property lines the distances indicated, and that there are no encroachments, conflicts or protrusions except as shown on said survey.

Sheet 1 of 1

Date April 30 1984

Paula Paul

EXHIBIT "C"


AGREEMENT

The City of Lincoln, Nebraska, a municipal corporation, hereby agrees as follows:

1. The City is to construct sidewalk in accordance with applicable City standards in the sidewalk space along the east side of North 48th Street and the north side of Cornhusker Highway adjacent to Parcels 1 and 2 as described on attached Exhibit "A". Said sidewalk is to be constructed within four (4) years of the date of subdivision approval as shown on the attached subdivision permit.
2. The City is to retain ownership of Parcel "A" as described on attached Exhibit "A" for street right-of-way purposes.
3. The City is to retain necessary easements with the sale of either Parcel 1 or Parcel 2 as described on attached Exhibit "A" for sanitary trunk sewer, open drainage ditch, electric power and telephone and cable television service.

DATED this 6th day of January, 1984.

CITY OF LINCOLN
a municipal corporation


Roland A. Luedtke, Mayor

INDEXED
MICRO-FILED
GENERAL

INST. NO. 85 34191

MISC
7/5-76C
LANCASTER COUNTY, NEB.
Dan J. [illegible]
REGISTER OF DEEDS
1985 DEC 23 PM 3:01

\$25.00

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1/6/84
FILED