

COPPER DOLLAR COVE

LOTS 67 THRU 113 INCLUSIVE & LOT B BEING A PLATTING OF PART OF THE SOUTHEAST 1/4 OF SECTION 19 & PART OF THE SOUTHWEST 1/4 OF SECTION 20, ALL IN T12N, R13E, OF THE 6th P.M., CASS COUNTY, NEBRASKA.

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT I have made a boundary survey of the Subdivision herein, and that temporary monuments have been placed at all angle points on the boundary of the plat, wherever possible, and that a bond has been posted with Cass County, Nebraska, in order to insure that permanent monuments will be placed at all corners of all lots, streets, angle points, and ends of all curves; said Subdivision to be known as COPPER DOLLAR COVE, Lots 67 thru 113 inclusive, and Lot "B", being a platting of part of the Southeast 1/4 of Section 19 and part of the Southwest 1/4 of Section 20, all in T12N, R13E, of the 6th P.M., Cass County, Nebraska, and being more particularly described as follows: That part of the Southeast 1/4 of said Section 19, beginning at a point on the South line of the Southeast 1/4 of said Section 19 that is S 89°50'52" W (an assumed bearing along the South line of said Southeast 1/4 for 671.67 feet from the Southeast corner of said Section 19; thence S 89°50'52" W along the South line of the Southeast 1/4 of said Section 19 for 1499.00 feet thence N 00°09'08" W for 33.00 feet; thence N 00°01'30" W for 231.35 feet; thence W 01°33'28" W for 123.42 feet; thence S 88°25'06" E for 113.53 feet; thence Southeasterly along a 281.0 foot radius curve to the left (having a chord bearing of S 33°56'06" E and a chord distance of 202.95 feet) for an arc distance of 207.64 feet; thence N 00°09'08" W for 35.93 feet; thence Northerly along a 1593.06 foot radius curve to the right (having a chord bearing N 01°07'35" E and a chord distance of 71.10 feet); thence N 02°24'18" E for 246.12 feet; thence Easterly along a 123.23 foot radius curve to the left (having a chord bearing S 89°55'42" E and a chord distance of 50.00 feet) for an arc distance of 50.34 feet; thence N 02°56'00" W for 312.99 feet; thence North for 890.10 feet to the centerline of Eight Mile Creek; thence N 70°44'37" E along the centerline of Eight Mile Creek for 9.31 feet; thence S 77°52'02" E along the centerline of Eight Mile Creek for 800.08 feet; thence S 71°48'30" E along the centerline of Eight Mile Creek for 459.99 feet to the West line of Lot "A", COPPER DOLLAR COVE; thence South along the West line of Lot "A", COPPER DOLLAR COVE, FOR 1457.04 feet to the Point of Beginning, together with that part of the Southwest 1/4 of said Section 20, beginning at a point on the South line of the Southwest 1/4 of said Section 20 that is S 89°56'25" E for 947.15 feet along the South line of the Southwest 1/4 of said Section 20 from the Southwest corner of said Section 20; thence N 00°03'35" E for 33.00 feet to the Southeast corner of Lot 38, COPPER DOLLAR COVE; thence N 08°20'48" W along the East line of said Lot 38 for 214.52 feet to the Northeast corner of said Lot 38; thence N 24°22'29" W along the Northeast line of Lot 39 for 154.61 feet to the Northeast corner of said Lot 39; thence N 40°50'39" W along the Northeast line of Lot 40 for 152.77 feet; thence N 81°46'30" W along the Northerly line of Lots 40 and 41, COPPER DOLLAR COVE, for 230.12 feet; thence S 74°53'13" W along the North line of Lot 41, COPPER DOLLAR COVE, for 175.0 feet to the Northwest corner of said Lot 41; thence N 25°50'20" W along the Easterly line of Lot 47, COPPER DOLLAR COVE, for 120.25 feet to the Northeast corner of said Lot 47; thence N 26°10'06" E along the Southerly line of Lot "A", COPPER DOLLAR COVE, for 90.99 feet; thence continuing along the Southerly line of said Lot "A", N 15°15'18" W for 91.21 feet; thence continuing along the Southerly line of said Lot "A", N 08°25'37" W for 27.29 feet; thence continuing along the Southerly line of said Lot "A", S 73°44'23" E for 100.00 feet; thence continuing along the Southerly line of said Lot "A", S 89°11'35" E for 142.01 feet; thence continuing along the Southerly line of said Lot "A", S 83°09'26" E for 176.26 feet; thence continuing along the Southerly line of said Lot "A", S 41°11'09" E for 31.89 feet; thence continuing along the Southerly line of said Lot "A", S 22°44'10" E for 113.85 feet; thence continuing along the Southerly line of said Lot "A", N 77°00'19" E for 61.55 feet to the centerline of an existing 16" Northern Natural Gas Pipe Line; thence S 22°44'05" E along the centerline of said existing gas pipe line for 102.19 feet; thence continuing along the centerline of said existing gas pipe line, S 22°40'30" E for 478.36 feet to the South line of the Southwest 1/4 of said Section 20; thence N 89°56'25" W along the South line of the Southwest 1/4 of said Section 20 for 168.71 feet to the Point of Beginning.

6-13-80
Date

Gary D. Tinkham, Registered Land Surveyor No. 355

KNOW ALL MEN BY THESE PRESENTS: That W-M FARMS, INCORPORATED (a Nebraska corporation), being the sole Owner of the land described within the Surveyor's Certificate and embraced within this plat, has caused said land to be subdivided into lots and streets, to be numbered and named as shown, said subdivision to be hereafter known as COPPER DOLLAR COVE, and does hereby ratify and approve of the position of its property as shown on this plat; and it does hereby dedicate to the public, for public use, the streets and easements as shown on this plat. It does further grant a perpetual Easement to the Omaha Public Power District and the Lincoln Telephone and Telegraph Company, their successors and assigns, to erect, operate, maintain, repair and renew poles, wires, crossarms, down guys and anchors, cables, conduits and other related facilities, and to extend thereon wires or cables for the carrying of and transmission of electric current for light, heat and power, and for the transmission of signals and sounds of all kinds, and the reception thereof on, over, through, under and across a five (5') foot wide strip of land adjoining all side boundary lot lines; an eight (8') foot wide strip of land adjoining the rear boundary lines of all interior lots except Lot A; and a sixteen (16') foot wide strip of land adjoining the rear boundary lines of all exterior lots, provided, however, that said side lot easements are granted upon the specific condition that if either of said utility companies fail to utilize said side lot easements within sixty (60) months of the date hereof, or if any poles, wires, or conduits are constructed but hereafter removed without replacement within sixty (60) days after their removal, then this side lot Easement shall automatically terminate and become void as to such unused or abandoned Easement ways. The term "exterior lots" is herein defined as those lots forming the outer perimeter of the above described subdivision. Said sixteen (16') foot wide Easement will be reduced to an eight (8') foot wide strip when the adjacent land is surveyed, platted, and recorded if said sixteen (16') foot Easement is not occupied by utility facilities and if requested by the Owner. It does further grant a perpetual Easement to Rural Water District No. 1 of Cass County, Nebraska, their successors and assigns, to construct, operate, maintain, repair, and renew pipes, valves, hydrants and other related facilities for the purpose of carrying water for the purpose of domestic use and fire protection over, through and under a ten (10') foot wide strip of land along the frontage of all streets and county road embraces within this plat. No permanent buildings, trees, retaining walls or loose rock walls shall be placed in the said Easement ways, but the same may be used for gardens, shrubs, landscaping, and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

W-M FARMS, INCORPORATED
By Wayne Meisinger
Wayne Meisinger, President
By Herbert Elworth
Herbert Elworth, Secretary

STATE OF NEBRASKA)
COUNTY OF CASS) ss
On this 16 day of June, 1980, before me, a Notary Public, duly commissioned and qualified, in and for said county, appeared WAYNE MEISINGER and HERBERT ELWORTH, who are personally known to me to be, respectively, the President and Secretary of W-M Farms, Incorporated (a Nebraska corporation), and they did acknowledge their execution of the foregoing Dedication to be their voluntary act and deed and the voluntary act and deed of said corporation.

Witness my hand and official seal the date last aforesaid.
Notary Public
County Surveyor's Certificate
This plat of COPPER DOLLAR COVE was approved and accepted by the County Surveyor of Cass County, Nebraska, this 16th day of June, 1980.
County Surveyor

County Treasurer's Certificate
I HEREBY CERTIFY that the records of my office show no taxes due or delinquent upon the property described in the Surveyor's Certificate of June 16th, 1980.
County Treasurer
Approval of Board of Commissioners
This plat of COPPER DOLLAR COVE was approved by the Board of Commissioners of Cass County, Nebraska, this 16th day of June, 1980.
Chairman, Board of Commissioners

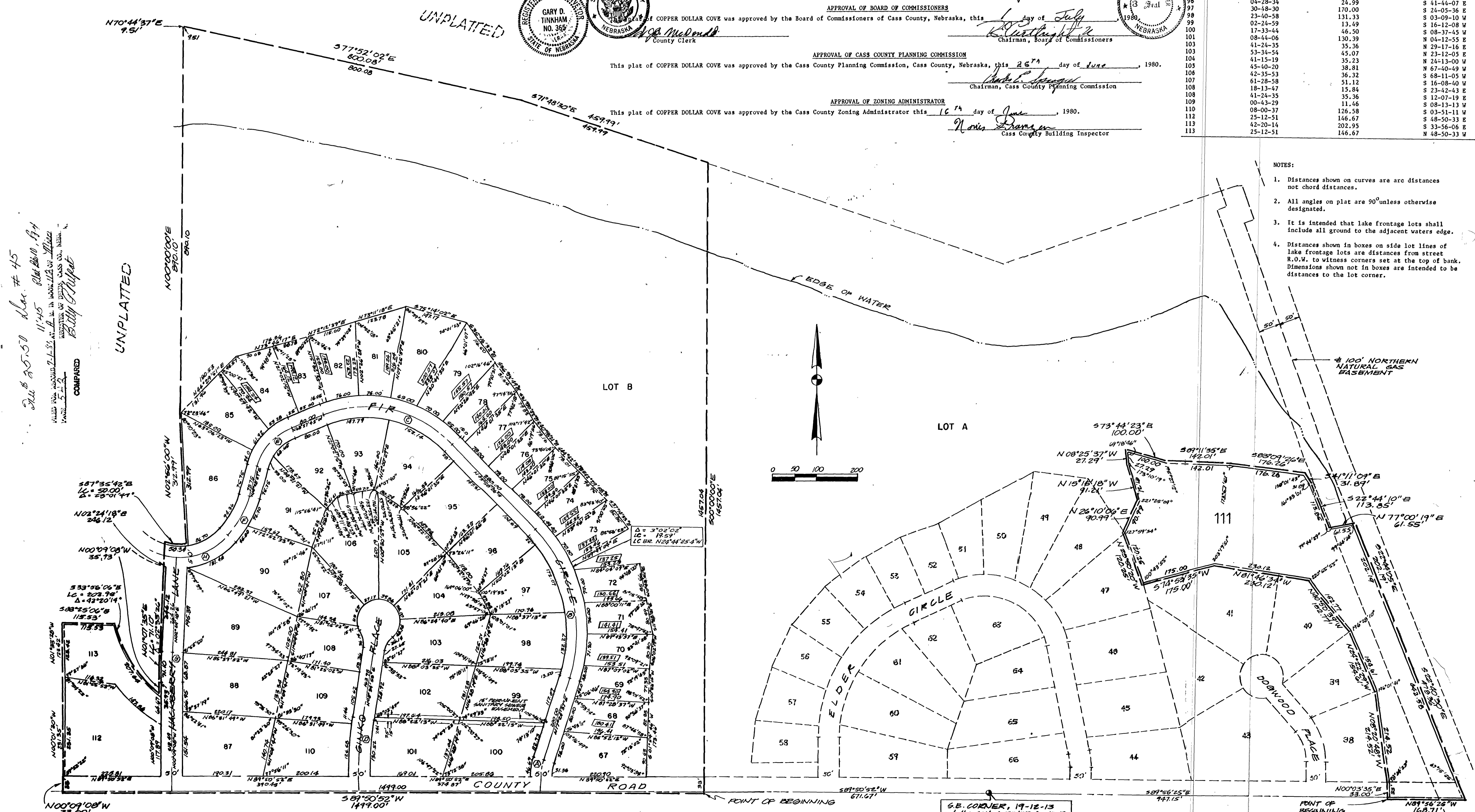
Approval of Cass County Planning Commission
This plat of COPPER DOLLAR COVE was approved by the Cass County Planning Commission, Cass County, Nebraska, this 26th day of June, 1980.
Chairman, Cass County Planning Commission

Approval of Zoning Administrator
This plat of COPPER DOLLAR COVE was approved by the Cass County Zoning Administrator this 16th day of June, 1980.
Cass County Building Inspector

CURV	R	L	L.C.	Δ	L.C. BEG.
1	127.31'	39.02'	38.87'	173°34'45"	N08°37'45"E
2	345.00	389.61	352.19	61-23-05	N13°16'54"W
3	281.24	329.18	310.71	67-03-50	N7°30'20"W
4	881.10	124.33	134.20	88-44-06	N04°12'50"E
5	131.90	125.43	120.75	54-29-06	S41°43'12"W
6	227.61	106.03	105.07	26-44-39	S27°50'59"W
7	1568.06	69.99	69.98	02-33-26	N01°07'35"E
8	150.23	159.32	151.96	60-45-44	S71°36'11"W

LOT	Δ	LONG CHORD	LONG CHORD BEARING
67	172°37'44"	31.24'	N 08°37'45" E
69	05°57'43"	38.48'	N 14°25'46" E
70	11°08'03"	71.79'	N 05°52'53" E
71	11°36'50"	74.87'	N 05°29'34" W
72	11°55'25"	76.86'	N 17°15'42" W
73	10°50'23"	69.90'	N 11°40'38" W
74	08°52'35"	44.38'	N 40°32'13" W
75	10°15'25"	54.93'	N 69°07'08" W
76	13°05'48"	69.85'	N 60°48'44" W
77	12°09'40"	64.88'	N 73°26'28" W
78	14°13'09"	75.81'	N 86°37'53" W
79	14°13'09"	75.81'	N 20°41'08" W
80	14°13'09"	75.81'	N 79°08'59" W
81	14°13'09"	75.81'	S 10°29'46" W
82	12°24'57"	33.93'	S 59°14'05" W
83	03°04'37"	16.44'	S 70°29'46" W
84	19°27'23"	53.02'	S 59°14'05" W
85	22°36'41"	61.52'	S 38°11'05" W
86	12°24'57"	33.93'	S 20°41'08" W
87	26°44'39"	93.51'	S 27°50'59" W
88	39°40'05"	84.98'	S 61°03'21" W
89	02°33'26"	68.87'	N 01°07'35" E
90	42°52'52"	128.99'	N 62°42'44" E
91	10°13'30"	44.94'	N 36°06'34" E
92	16°31'09"	72.45'	N 22°44'14" E
93	17°41'14"	32.87'	N 23°19'16" E
94	36°41'45"	67.48'	N 50°33'51" E
95	33°02'42"	145.75'	N 85°29'06" E
96	34°01'05"	149.91'	S 60°58'58" E
97	04°28'34"	24.99'	S 61°44'07" E
98	30°48'30"	170.00'	S 24°05'36" E
99	23°40'58"	131.33'	S 03°09'10" W
100	02°24'59"	13.49'	S 16°12'08" W
101	17°33'44"	46.50'	S 08°37'45" W
102	08°44'06"	130.39'	N 04°12'55" E
103	41°24'35"	35.36'	N 29°17'16" E
104	53°34'54"	45.07'	N 23°12'05" E
105	41°15'19"	35.23'	N 24°13'00" W
106	45°40'20"	38.81'	N 67°40'49" W
107	36°41'45"	67.48'	S 68°11'05" W
108	61°28'58"	51.12'	S 16°08'40" W
109	18°13'47"	15.84'	S 23°42'43" E
110	41°24'35"	35.36'	S 12°07'19" E
111	08°44'06"	11.46'	S 08°13'13" W
112	08°00'37"	126.58'	S 03°51'11" W
113	25°12'51"	146.67'	S 48°50'33" E
113	42°20'14"	202.95'	S 33°56'06" E
113	25°12'51"	146.67'	N 48°50'33" W

- NOTES:
- Distances shown on curves are arc distances not chord distances.
 - All angles on plat are 90° unless otherwise designated.
 - It is intended that lake frontage lots shall include all ground to the adjacent water edge.
 - Distances shown in boxes on side lot lines of lake frontage lots are distances from street R.O.W. to witness corners set at the top of bank. Dimensions shown not in boxes are intended to be distances to the lot corner.



Sub 25-51 Mar # 45
11/4/85 Plat 2011, P 4
ADVISOR OF SURVEY
Bobby G. Chaffee
COMPARED

FINAL PLAT

COPPER DOLLAR COVE

LAMP RYNEARSON & ASSOCIATES, INC. ENGINEERS

DESIGNER RLW

DRAFTSMAN RLT

REVISIONS

JOB NUMBER 740003-01

DATE JUNE '80

SHEET 01

MISCELLANEOUS RECORD, No. 12

40066-REDFIELD & COMPANY, INC., OMAHA

Council of the City of Plattsmouth, this 28th day of April 1980. We also approve of the variances in setback, due to the existing conditions and locations of existing buildings prior to advent of Plattsmouth Subdivision Regulations.

ATTEST:

Rosalyn Covert
ROSALYN COVER, CLERK

Clayton J. Rhylander
CLAYTON J. RHYLANDER, MAYOR

(CITY OF PLATTSMOUTH)
(SEAL)
(NEBRASKA)

APPROVAL OF PLANNING BOARD

This Plat of the subdivision of Lot 3, Block 4, Townsends Addition, is hereby approved by the Planning Commission of the City of Plattsmouth, this 17th day of April 1980. We also approve of the variances in setback, due to the existing conditions and locations of existing buildings, prior to advent of Plattsmouth Subdivision Regulations.

Charles Warga
CHAIRMAN

COUNTY TREASURER'S CERTIFICATE

This is to certify that I find no regular or special taxes due or delinquent against the property described within the Surveyor's Certificate and embraced within this plat, as shown by the records of this office, this 25th day of June 1980.

(CASS COUNTY)
(COUNTY TREASURER)
(SEAL)
(NEBRASKA)

Terry Gaebel
TERRY GAEBEL, COUNTY TREASURER

PLAT & DEDICATION
Gary D. Tinkham, Surveyor
To:
Public

COMPARED

Filed: 1 July 1980 at: 11:45 A.M.
Betty Philpot, Register of Deeds
\$ 25.50

(PLAT FILED IN PLAT BOOK 10, PAGE 4)

COPPER DOLLAR COVE

Lots 67 thru 113 inclusive & Lot B being a Platting of Part of the Southeast 1/4 of Section 19 & Part of the Southwest 1/4 of Section 20, All in T 12 N, R 13 E, of the 6th P.M., Cass County, Nebraska.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY that I have made a boundary survey of the Subdivision herein, and that temporary monuments have been placed at all angle points on the boundary of the plat, wherever possible, and that a bond has been posted with Cass County, Nebraska, in order to insure that permanent monuments will be placed at all corners of all lots, streets, angle points, and ends of all curves; said Subdivision to be known as COPPER DOLLAR COVE, Lots 67 thru 113 inclusive, and Lot "B", being a platting of part of the Southeast 1/4 of Section 19 and part of the Southwest 1/4 of Section 20, all in T 12 N, R 13 E, of the 6th P.M., Cass County, Nebraska, and being more particularly described as follows: That part of the Southeast 1/4 of said Section 19, beginning at a point on the South line of the Southeast 1/4 of said Section 19 that is S 89°50'52" W (an assumed bearing along the South line of said Southeast 1/4 for 671.67 feet from Southeast corner of said Section 19; thence S 89°50'52" W along the South line of the Southeast 1/4 of said Section 19 for 1499.00 feet thence N 00° 09' 08" W for 33.0 feet; thence N 00°01' 30" W for 231.35 feet; thence N 01°33'28" W for 123.42 feet; thence S 88°25'06" E for 115.53 feet; thence Southeasterly along a 281.0 foot radius curve to the left (having a chord bearing of S 33° 56' 06" E and a chord distance of 202.95 feet) for an arc distance of 207.64 feet; thence N 00°09'08" W for 35.93 feet; thence Northerly along a 1593.06 foot radius curve to the right (having a chord bearing N 01° 07' 35" E and a chord distance of 71.10 feet) for an arc distance of 71.10 feet; thence N 02° 24' 18" E for 246.12 feet; thence Easterly along a 125.23 foot radius curve to the left (having a chord bearing S 87°35'42" E and a chord distance of 50.00 feet) for an arc distance of 50.34 feet; thence N 02°56'00" W for 312.99 feet; thence North for 890.10 feet to the centerline of Eight Mile Creek; thence N 70° 44' 37" E along the centerline of Eight Mile Creek for 9.51 feet; thence S 77° 52'02" E along the centerline of Eight Mile Creek for 800.08 feet; thence S 71°48' 30" E along the centerline of Eight Mile Creek for 459.99 feet to the West line of Lot "A", COPPER DOLLAR COVE; thence South along the West line of Lot "A", COPPER DOLLAR COVE, FOR 1457.04 feet to the Point of beginning, together with that part of the Southwest 1/4 of said Section 20, beginning at a point on the South line of the Southwest 1/4 of said Section 20 that is S 89°56'25" E for 947.15 feet along the South line of the Southwest 1/4 of said Section 20 from the Southwest corner of said Section 20; thence N 00°03'35" E for 33.0 feet to the Southeast corner of Lot 38, COPPER DOLLAR COVE; thence N 08°20'48" W along the East line of said Lot 38 for 214.52 feet to the Northeast corner of said Lot 38; thence N 24°22'29" W along the Northeast line of Lot 39 for 154.61 feet to the Northeast corner of said Lot 39; thence N 40°50'39" W along the Northeasterly line of Lot 40 for 152.77 feet; thence N 81°46'34" W along the Northerly line of Lots 40 and 41, COPPER DOLLAR COVE for 230.12 feet; thence S 74°53'35" W along the North line of Lot 41, COPPER DOLLAR COVE, for 175.0 feet to the Northwest corner of said Lot 41; thence N 25°50'20"W along the Easterly line of Lot 47, COPPER DOLLAR COVE, for 120.25 feet to the Northeast corner of said Lot 47; thence N 26° 10' 06" E along the Southerly line of Lot "A", COPPER DOLLAR COVE for 90.99 feet; thence continuing along the Southerly line of said Lot "A", N 15° 15' 18"W for 91.21 feet; thence continuing along the Southerly line of said Lot "A", N 08° 25' 37" W for 27.29 feet; thence continuing along the Southerly line of said Lot "A", S 73°44'23" E for 100.0 feet; thence continuing along the Southerly line of said Lot "A", S 89° 11' 35" E for 142.01 feet; thence continuing along the Southerly line of said Lot "A", S 83°09'26" E for 176.26 feet; thence continuing along the Southerly line of said Lot "A", S 41°11'09" E for 31.89 feet; thence continuing along the Southerly line of said Lot "A", S 22°44'10" E for 113.85 feet; thence continuing along the Southerly line of said Lot "A", N 77°00'19" E for 61.55 feet to the centerline of an existing 16" Northern Natural Gas Pipe Line; thence S 22°44'05" E along the centerline of said existing gas pipe line for 202.19 feet; thence continuing along the centerline of said existing gas pipe line, S 22°40'30"E for 478.36 feet to the South line of the Southwest 1/4 of said Section 20; thence N 89°56'25"W along the South line of Southwest 1/4 of said Section 20 for 168.71 feet to the point of Beginning.

6-13-80
Date

Gary D. Tinkham
Gary D. Tinkham, Registered Land Surveyor No. 365

Blue Border
100% LINEN LEDGER

40066-REDFIELD & COMPANY, INC., OMAHA

FLEXIBLE HINGE
FOR
LL BRONZE FABRIC
LUBRICATED

(REGISTERED LAND SURVEYOR)
(GARY D. TINKHAM)
(NO. 365)
(STATE OF NEBRASKA)

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That W-M FARMS, INCORPORATED (a Nebraska corporation), being sole Owner of the land described within the Surveyor's Certificate and embraced within this plat, has caused said land to be subdivided into lots and streets, to be numbered and named as shown, said subdivision to be hereafter known as COPPER DOLLAR COVE, and does hereby ratify and approve of the disposition of its property as shown on this plat; and it does hereby dedicate to the public, for public use, the streets and easements as shown on this plat. It does further grant a perpetual Easement to the Omaha Public Power District and the Lincoln Telephone and Telegraph Company, their successors and assigns, to erect, operate, maintain, repair and renew poles, wires, crossarms, down guys and anchors, cables, conduits and other related facilities, and to extend thereon wires or cables for the carrying of and transmission of electric current for light, heat and power, and for the transmission of signals and sounds of all kinds, and the reception thereof on, over, through, under and across a five (5') foot wide strip of land adjoining all side boundary lot lines; and eight (8') foot wide strip of land adjoining the rear boundary lines of all interior lots except Lot A; and a sixteen (16') foot wide strip of land adjoining the rear boundary lines of all exterior lots, provided, however, that said side lot Easements are granted upon the specific condition that if either of said utility companies fail to utilize said side lot Easements within sixty (60) months of the date hereof, or if any poles, wires, or conduits are constructed but hereafter removed without replacement within sixty (60) days after their removal, then this side lot Easement shall automatically terminate and become void as to such unused or abandoned Easement ways. The term "exterior lots" is herein defined as those lots forming the outer perimeter of the above described subdivision. Said sixteen (16') foot wide Easement will be reduced to an eight (8') foot wide strip when the adjacent land is surveyed, platted, and recorded if said sixteen (16) foot Easement is not occupied by utility facilities and if requested by the Owner. It does further grant a perpetual Easement to Rural Water District No. 1 of Cass County, Nebraska, their successors and assigns, to construct, operate, maintain, repair, and renew pipes, valves, hydrants and other related facilities for the purpose of carrying water for the purpose of domestic use and fire protection over, through and under a ten (10') foot wide strip of land along the frontage of all streets and county road embraces within this plat. No permanent buildings, trees, retaining walls or loose rock walls shall be placed in the said Easement ways, but the same may be used for gardens, shrubs, landscaping, and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

W-M FARMS, INCORPORATED

By Wayne Meisinger
Wayne Meisinger, President

By Herbert Elworth
Herbert Elworth, Secretary

ACKNOWLEDGMENTS OF NOTARIES

STATE OF NEBRASKA)
) ss
COUNTY OF CASS)

On this 16 day of June, 1980, before me, a Notary Public, duly commissioned and qualified, in and for said county, appeared WAYNE MEISINGER and HERBERT ELWORTH, who are personally known to me to be, respectively, the President and Secretary of W-M Farms, Incorporated (a Nebraska corporation), and they did acknowledge their execution of the foregoing Dedication to be their voluntary act and deed and the voluntary act and deed of said corporation.

WITNESS my hand and official seal the date last aforesaid.

(GENERAL NOTARY - State of Nebraska)
(TONDA J. LUTES)
(My Comm. Expires 7-13-80)

Tonda J. Lutes
Notary Public

COUNTY SURVEYOR'S CERTIFICATE

This plat of COPPER DOLLAR COVE was approved and accepted by the County Surveyor of Cass County, Nebraska, this 16th day of June, 1980.

(NEBRASKA REGISTERED LAND SURVEYOR)
(LS-253)
(FRANCIS L. ROTTER)

Francis L. Rotter
County Surveyor

COUNTY TREASURER'S CERTIFICATE

COUNTY TREASURER'S CERTIFICATE

I HEREBY CERTIFY that the records of my office show no taxes due or delinquent upon the property described in the Surveyor's Certificate on this plat as of June 16th, 1980.

(CASS COUNTY)
(COUNTY TREASURER)
(SEAL)
(NEBRASKA)

Terry Gaebel
County Treasurer

APPROVAL OF BOARD OF COMMISSIONERS

This plat of COPPER DOLLAR COVE was approved by the Board of Commissioners of Cass County, Nebraska, this 1 day of July, 1980.

W.J.B. McDonald
County Clerk

R. E. Curttright, Jr.
Chairman, Board of Commissioners

APPROVAL OF CASS COUNTY PLANNING COMMISSION

This plat of COPPER DOLLAR COVE was approved by the Cass County Planning Commission, Cass County, Nebraska, this 26th day of June, 1980.

Blue Border
100% LINEN LEDGER

40066-REDFIELD & COMPANY, INC., OMAHA

Charles E. Spangler
Chairman, Cass County Planning Commission

APPROVAL OF ZONING ADMINISTRATOR

This plat of COPPER DOLLAR COVE was approved by the Cass County Zoning Administrator on this day of June, 1980.

Norris Franzen
Cass County Building Inspector

PLAT
Francis L. Rotter, Surveyor
To:
Public

COMPARED

Filed: 6 August 1980 at: 4:00 P.M.
Betty Philpot, Register of Deeds
\$ 12.25

PLAT FILED IN PLAT BOOK 10, PAGE 3-A

SUBDIVISION OF LOT 63

PATRICIA HEIGHTS ADDITION
TO THE CITY OF PLATTSMOUTH

SURVEYOR'S CERTIFICATE

I hereby certify that I have accurately surveyed and subdivided Lot 63, Patricia Heights Addition to the City of Plattsmouth, Nebraska, into two (2) tracts, 63-A and 63-B, the boundary of which conforms exactly to Lot 63, as platted and filed.

Signed this 6th day of Aug. 1980.

(NEBRASKA REGISTERED LAND SURVEYOR)
(LS-253)
(FRANCIS L. ROTTER)

Francis L. Rotter
FRANCIS L. ROTTER, L.S. NO. 253

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That we, BOBBY L. EMBURY and BARBARA M. EMBURY, (husband and wife), being the sole owners of LOT 63, PATRICIA HEIGHTS ADDITION, do hereby approve of the subdividing of said Lot 63, into two (2) tracts, to be known as LOT 63-A, and LOT 63-B, and we do hereby grant an easement, 5' wide on the interior of all lines of both LOT 63-A and LOT 63-B, for the placement and maintenance of any required public utilities.

Bobby L. Embury
BOBBY L. EMBURY

Barbara M. Embury
BARBARA M. EMBURY

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA)
) ss.
COUNTY OF CASS)

On this 28th day of June 1979, before me, a notary public, duly commissioned and qualified in and for said County, appeared BOBBY L. EMBURY and BARBARA M. EMBURY, (husband and wife), who are personally known by me to be the identical persons whose names are affixed on this plat, and they did acknowledge their execution of the foregoing dedication to be their voluntary act and deed.

Witness my hand and official seal the date last aforesaid.

My commission expires August 19, 1979

Donna L. Alm
NOTARY PUBLIC

(GENERAL NOTARY)
(State of Nebraska)
(My Commission Expires)
(August 19, 1979)

APPROVAL OF MAYOR AND CITY COUNCIL

This plat of Lot 63-A, and Lot 63-B, is approved by the Mayor and the City Council of the City of Plattsmouth, Nebraska, this 11th day of June 1979.

ATTEST:
(CITY OF PLATTSMOUTH)
(SEAL)
(NEBRASKA)

Virginia Bunch
VIRGINIA BUNCH, CITY CLERK

Clayton J. Rhylander
CLAYTON RHYLANDER, MAYOR

APPROVAL OF CITY PLANNING COMMISSION

This plat of LOT 63-A, and LOT 63-B, is approved by the City Planning Commission of the City of Plattsmouth, Nebraska, this 11th day of June 1979.

Charles Warga
CHAIRMAN

Blue Border
100% LINEN LEDGER