



1896 021 DEED



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Jan 11 3:25 PM '95

1921-1922-1923-1924
R. L. E. G.
WYOMING COUNTY, NE

FIRST NATIONAL BUSINESS

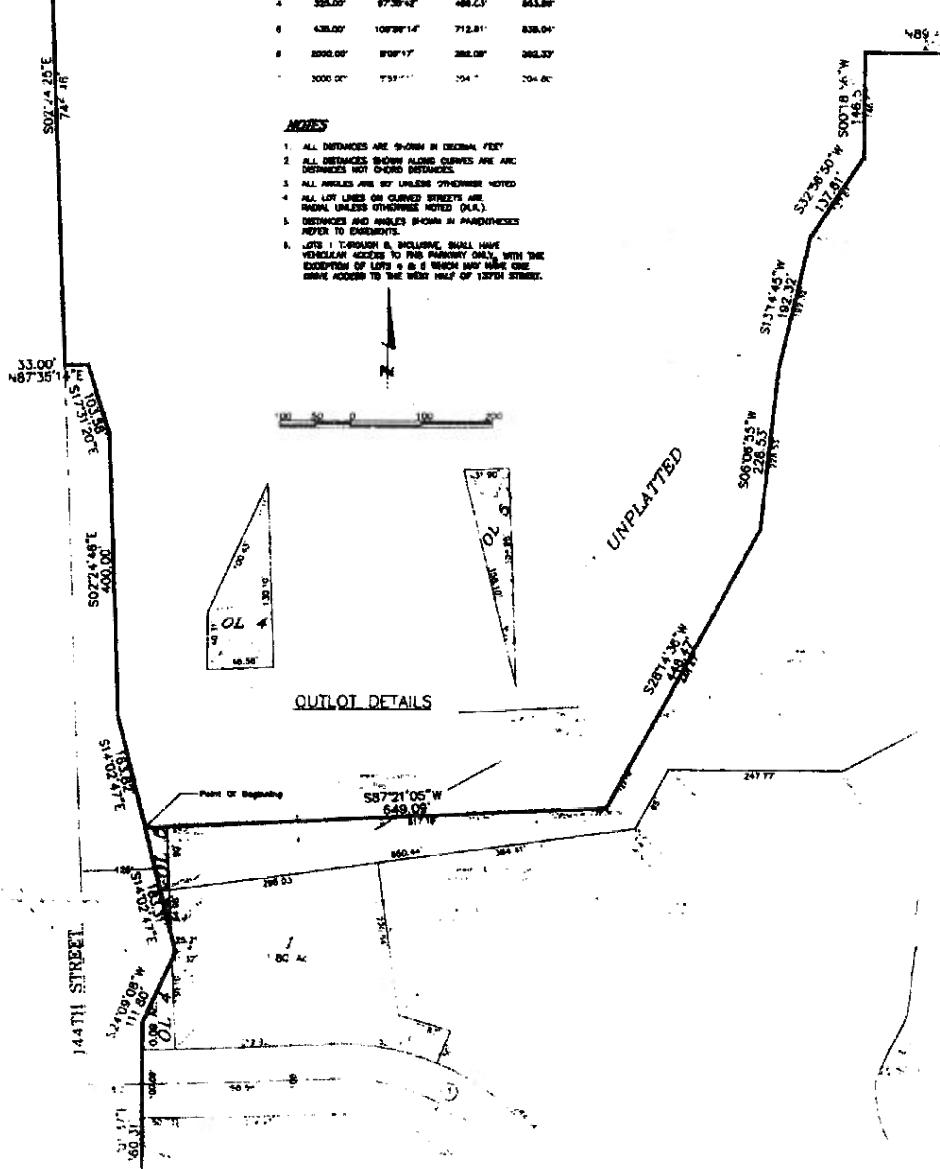
LOTS 1 THROUGH 8, INCLUSIVE, AND OUTLOTS 1 THROUGH 5, INCLUSIVE, BEING A PART
OF THE SOUTH HALF OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 11
OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.

Point Of Concentration
N.W. COR. SW 1/4, SEC. 13,
TENNE, R11E, BOONEVILLE CO., W.

STREET CENTERLINE CURVE DATA			
	NAME	DELTAS	CROSSING
300.00'	17°30'00"	300.00'	
400.00'	18°30'00"	418.79'	
1500.00'	17°30'00"	1500.00'	
325.00'	97°30'00"	400.00'	
430.00'	100°30'14"	712.81'	
2000.00'	100°30'17"	2000.00'	
3000.00'	73°30'00"	304.7'	

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1. ALL DISTANCES ARE SHOWN IN DECIMAL FEET
 2. ALL DISTANCES SHOWN ALONG CURVES ARE ARC DISTANCES NOT CHORD DISTANCES.
 3. ALL ANGLES ARE RT UNLESS OTHERWISE NOTED
 4. ALL LOT LINES ON CURVED STREETS ARE RADIALS UNLESS OTHERWISE NOTED (RTL).
 5. DISTANCES AND ANGLES SHOWN IN PARENTHESES ARE APPROXIMATE.
 6. SITE 1 TAKAHASHI IS EXCLUSIVE, SMALL NAME VENDICATED ACCESS TO THIS PROPERTY ONLY, WITH THE EXCEPTION OF LOTS 4 & 5 WHICH MAY HAVE CROWD ACCESS TO THE WEST HALF OF 13TH STREET.



S PARK

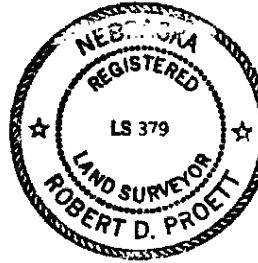
**PLATTING OF PART
1 EAST**

SE NE
SW SE SW NE

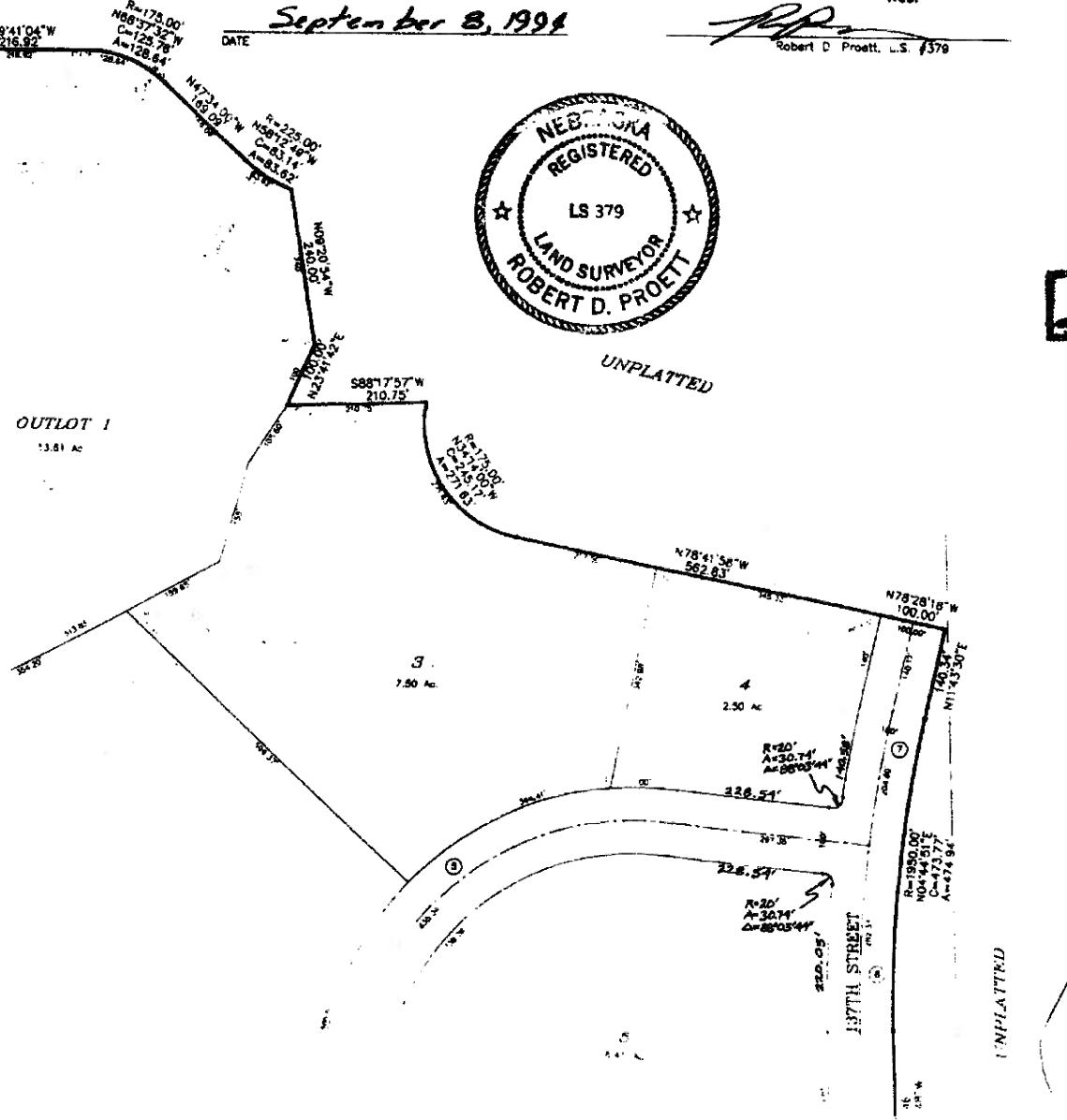
HEREBY CERTIFY that I have made a boundary survey of the subdivision herein and that permanent monuments have been placed at all angle points and ends of curves on the boundary of said plot and that a bond has been posted with the Village of Boys Town, Nebraska, in order to ensure that permanent monuments will be placed at all corners, angle points and ends of all curves on all lots and streets in the subdivision to be known as FIRST NATIONAL BUSINESS PARK, Lots 1 through 8, inclusive, and Outlots 1 through 5, inclusive, being a plotting of that part of the South Half of Section 13, Township 15 North, Range 11 East of the 6th P.M. Douglas County, Nebraska, described as follows: Commencing at the northwest corner of the Southwest Quarter of said section 13, Thence South 02°24'25" East (bearing referenced to the Nebraska State Plane System, South Zone) for 748.45 feet along the south side of the said Southwest Quarter of Section 13; Thence North 87°33'14" East for 33.00 feet to the north right of way line of 144th Street; Thence South 17°31'20" East for 103.58 feet along the east right of way line of 144th Street; Thence South 02°02'46" East for 400.00 feet along the east right of way line of 144th Street; Thence South 14°02'27" East for 163.92 feet along the east right of way line of 144th Street to the TRUE POINT OF BEGINNING; Thence South 14°02'47" East for 183.31 feet along the east right of way line of 144th Street; Thence South 24°09'08" West for 111.80 feet along the east right of way line of 144th Street; Thence South 00°01'37" East for 360.31 feet along the east right of way line of 144th Street; Thence South 18°49'39" East for 268.30 feet along the east right of way line of 144th Street; Thence South 08°52'52" East for 385.88 feet along the north right of way line of West Dodge Road (US Highway # 8); Thence South 87°47'04" East for 1007.51 feet along the north right of way line of West Dodge Road; Thence North 79°38'12" East for 100.73 feet along the north right of way line of West Dodge Road; Thence North 83°07'18" East for 1048.83 feet along the north right of way line of West Dodge Road; Thence South 08°58'27" East for 254.83 feet along the north right of way line of West Dodge Road; Thence South 78°23'40" East for 334.70 feet along the north right of way line of West Dodge Road, Thence North 76°18'12" East for 287.81 feet along the north right of way line of West Dodge Road; Thence North 80°02'02" West for 317.28 feet; Thence North 61°51'03" West for 336.15 feet; Thence North 81°06'25" West for 259.94 feet; Thence North 52°55'03" West for 125.80 feet; Thence North 02°13'48" West for 286.48 feet; Thence along a curve to the right (having a radius of 1850.00 feet and a long chord bearing North 04°44'51" East for 473.77 feet) for an arc length of 474.94 feet; Thence North 17°43'30" East for 140.34 feet; Thence North 78°28'18" West for 100.00 feet; Thence North 78°41'56" West for 582.83 feet; Thence along a curve to the right (having a radius of 175.00 feet and a long chord bearing North 34°14'00" West for 245.17 feet) for an arc length of 271.83 feet; Thence South 88°11'57" West for 210.75 feet; Thence North 23°41'42" East for 100.00 feet; Thence bearing North 08°20'54" West for 240.00 feet; Thence along a curve to the right (having a radius of 225.00 feet and a long chord bearing North 56°12'49" West for 83.14 feet) for an arc length of 83.82 feet; Thence North 47°34'00" West for 189.09 feet; Thence along a curve to the left (having a radius of 175.00 feet and a long chord bearing North 85°37'32" West for 125.78 feet) for an arc length of 128.64 feet; Thence North 89°41'04" West for 126.92 feet; Thence South 00°07'18" West for 146.57 feet; Thence South 32°56'50" West for 137.61 feet; Thence South 13°14'45" West for 192.32 feet; Thence South 06°08'35" West for 228.53 feet; Thence South 28°14'36" West for 443.47 feet; Thence South 87°21'05" West for 849.09 feet to the Point of Beginning. Contains 86.07 acres.

September 8, 1994

Robert D Proett, M.S. #379



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DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That We, First National Bank of Omaha, a National Banking Association, OWNERS of the land described within the Surveyor's Certificate and embraced within this plat, have caused said land to be subdivided into lots and streets to be numbered and named as shown, said subdivision to be hereafter known as FIRST NATIONAL BUSINESS PARK; and we do hereby ratify and approve of the disposition of our property as shown on this plat; and we do hereby dedicate to the public the streets as shown on this plat; and we also do hereby grant sewer and drainage easements as shown on this plat. We do further grant a perpetual easement to the Omaha Public Power District, US West Communications, and to any company which has been granted a franchise to provide a cable television system in the area to be subdivided, their successors and assigns, to erect, operate, maintain, repair and renew poles, wires, crossarm, dampers and anchors, cables, conduits and other related facilities, and to extend thereon wires or cables for the carrying and transmission of electric current for light, heat, and power and for the transmission of signals and sounds across a five (5) foot wide strip of land abutting all front and side boundary lot lines; on sight (8) foot wide strip of land adjoining the rear boundary lines of all interior lots; and a sixteen (16) foot wide strip of land adjoining the outer perimeter of all exterior lots. The term exterior lots is herein defined as those lots forming eight (8) foot wide strips when the adjacent land is surveyed, platted and recorded. We do further grant a perpetual easement to the Metropolitan Utilities District of Omaha, their successors and assigns, to erect, install, operate, maintain, repair and renew, pipelines, hydrants, and other related facilities, and to extend thereon pipes for the transmission of gas and water on, through, under and across a five (5) foot wide strip of land abutting all cul-de-sac 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.

First National Bank of Omaha
A National Banking Association, DINNER

By *Bruce R. Lauritzen*
BRUCE R. LAURITZEN, President

FINAL PLAT

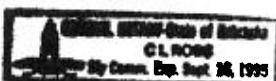
ACKNOWLEDGEMENT OF NOTARIES

1974 - REC'D. 55
County of Douglas }

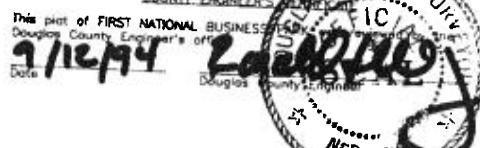
On this 9th day of SEPTEMBER, 1994, A.D., before me, a Notary Public, duly commissioned and qualified for said County, appeared BRUCE R. LAURITZEN who is personally known to me to be the identical person whose name is affixed to the above instrument as President of First National Bank of Omaha, a National Banking Association, and he did acknowledge his execution of the foregoing Dedication to be his voluntary act and deed as such Officer and the voluntary act and deed of said Association.

Witness my hand and official seal the date last aforesaid.

C. L. Ross
Notary Public



COUNTY ENGINEER'S OFFICE - FIC



COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT I find no regular or special taxes due and delinquent against the property described in the Surveyor's Certificate and embraced in this plat, as shown by the records of this office, this day of October, 1994.

Douglas County Treasurer



APPROVAL OF THE VILLAGE ENGINEER OF THE VILLAGE OF BOYS TOWN

I HEREBY APPROVE this plot of FIRST NATIONAL BUSINESS PARK (Lots 1 through 8, inclusive and Outlot 1 through 5, inclusive) as to design standards this 10th day of November, 1994.

Village Engineer

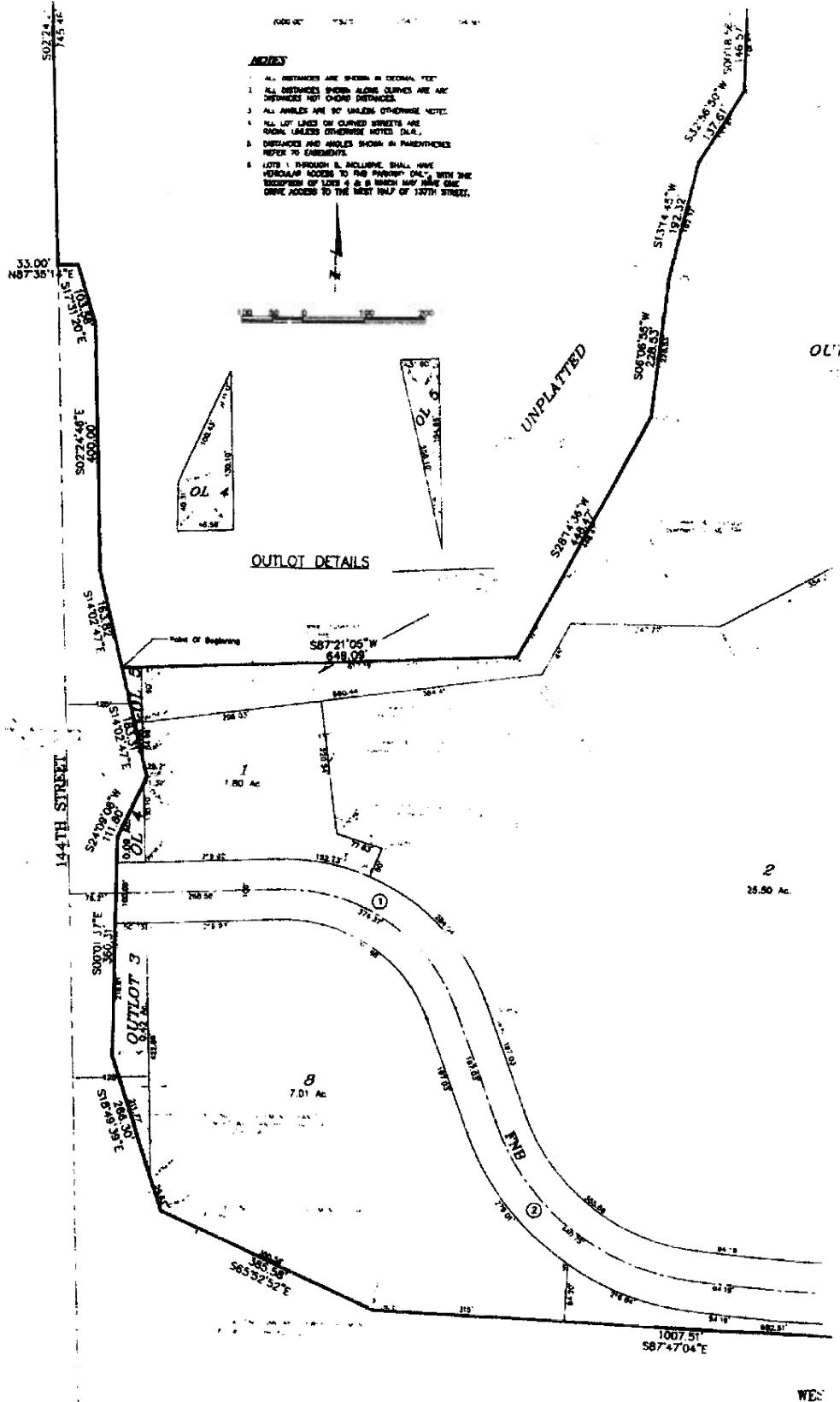
Parson & Associates, Inc.
Engineers, Architects
Contractors, Planners
605-462-3770 FAX 462-3772

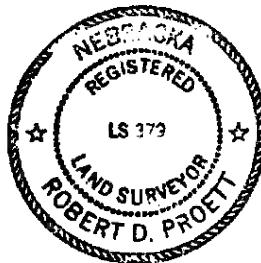
ARK

APPROVAL OF VILLAGE OF BOYS TOWN PLANNING COMMISSION

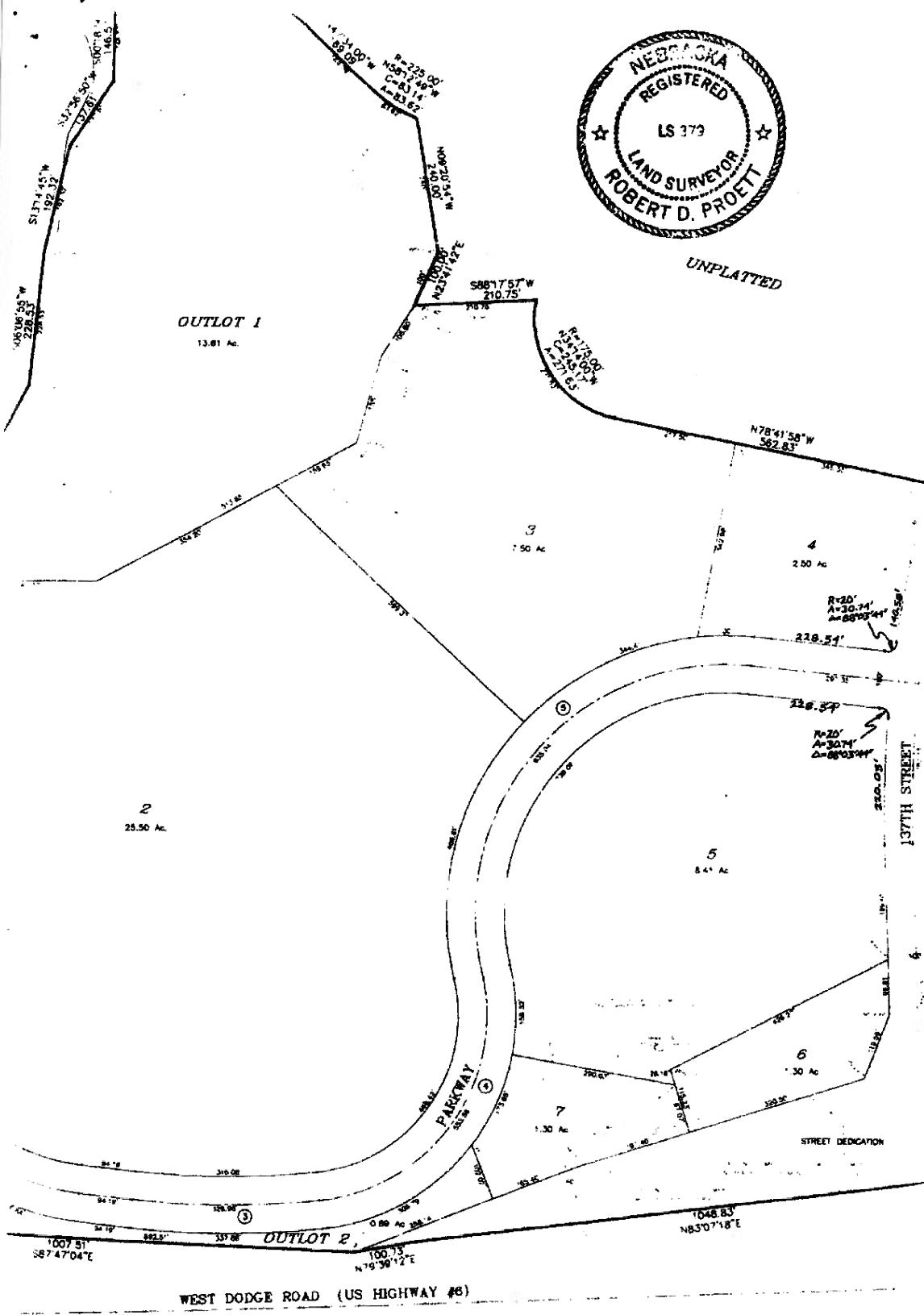
The plot of FIRST NATIONAL BUSINESS PARK was approved by the Planning Commission of the Village of Boys Town this day of November, 1994.

Parson, Hall & Wood
Parson, Hall & Wood
Village of Boys Town, Nebraska





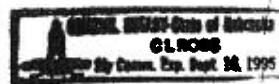
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County of Douglas

On the 9th, day of September, 1994, A.D., before me, a Notary Public, duly commissioned and qualified for said County, appeared BRUCE R. LAURSEN who is personally known to me to be the identical person whose name is affixed to the above instrument as President of First National Bank of Omaha, a National Banking Association, and he did acknowledge his execution of the foregoing Docket to be his voluntary act and deed; as such Officer and the voluntary act and deed of said Association.

Witness my hand and official seal the date last aforesaid



Notary Public

This plot of FIRST NATIONAL BUSINESS PARK
is located in the office of the
Douglas County Engineer

Date 9/12/94

Douglas County Engineer



COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT I find no regular or special taxes due and
delinquent against the property described in the Surveyor's
Certificate and embodied in this plot, as shown by the records of
this office, this 10th day of November, 1994.

Douglas County Treasurer



APPROVAL OF THE VILLAGE ENGINEER OF THE VILLAGE OF BOYS TOWN

HEREBY APPROVE this plot of FIRST NATIONAL BUSINESS PARK (Lots 1 through 6, inclusive and Outlets 1 through 5, inclusive) as to
the design standards this 10th day of November, 1994.

John Keith
Village Engineer

APPROVAL OF VILLAGE OF BOYS TOWN PLANNING COMMISSION

This plot of FIRST NATIONAL BUSINESS PARK was approved by the
Planning Commission of the Village of Boys Town this
day of Nov, 1994

John B. Wink
Chairman, Village Planning Commission

APPROVAL OF THE VILLAGE BOARD

This plot of FIRST NATIONAL BUSINESS PARK was approved and
accepted by the Village Board of the Village of Boys Town on this
day of Nov, 1994

Charles E. Kalback
President, Village Clerk

IMPRINTED SEAL
REGISTER OF DEEDS

308 13-15-11 Water mc-121412
32a)R FB 11-1000(all)
DCL C/O COMP 7/16
LEGAL PG SCAN FV

