DEED 2006078623

JUL 13 2006 10:29 P 7

Nebr Doc Stamp Tax

7-13-06
Date

$ exempt

By CC

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
7/13/2006 10:29:11.20

2006078623

THIS PAGE INCLUDED FOR INDEXING

PAGE DOWN FOR BALANCE OF INSTRUMENT

OM-13730-new.

Deed

FEE 19.50 FB 01-60000-old

27-16-12 E/O

17/319 BKP 34-16-12 E/O COMP dc

DEL GS SCAN FV

27-16-12 NW SW NE SE } SE

27-16-12 SE SW

34-16-12 NW NE NE NW

RETURN: E & A Consulting Group
330 No. 117th St.
Omaha, NE. 68154

GLENMOOR

LOTS 1 THRU 313 INCLUSIVE & OUTLOTS A,B,C,D

BEING A PLATTING OF PART OF THE SE1/4 OF SECTION 27; AND ALSO TOGETHER WITH PART OF THE SW1/4 OF SECTION 27; AND ALSO TOGETHER WITH PART OF TAX LOT 4, A TAX LOT LOCATED IN SAID SE1/4 OF SECTION 27; AND ALSO TOGETHER WITH PART OF NE1/4 OF SECTION 34; AND ALSO TOGETHER WITH PART OF THE NW1/4 OF SAID SECTION 34; ALL LOCATED IN TOWNSHIP 16 NORTH, RANGE 12, EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA

APPROVAL OF CITY ENGINEER OF OMAHA

I hereby approve this plat of GLENMOOR (lots numbered as shown) as to the Design Standards.

Charles Krajewski 10/25/05
CITY ENGINEER DATE

I hereby certify that adequate provisions have been made for compliance with Chapter 53 of the Omaha Municipal Code.

Charles Krajewski 3/30/06
CITY ENGINEER DATE

OMAHA CITY COUNCIL ACCEPTANCE

This plat of GLENMOOR (Lots numbered as shown) was approved by the City Council of Omaha.

Mike Fahey February 28, 2006
MAYOR DATE

ATTEST *Buster Brown*
CITY CLERK

Dan Welch
PRESIDENT OF COUNCIL

CITY OF OMAHA, NEBRASKA — INCORPORATED FEBRUARY 2, 1857

COUNTY TREASURER'S CERTIFICATE

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

COUNTY TREASURER DATE

JOHN M. HANEY — OFFICIAL SEAL — DOUGLAS COUNTY TREASURER

APPROVAL OF OMAHA CITY PLANNING BOARD

This plat of GLENMOOR (Lots numbered as shown) was approved by the City Planning Board.

Robert P Marcuzzo 11/2/05
CHAIRMAN OF CITY PLANNING BOARD DATE

REVIEW OF DOUGLAS COUNTY ENGINEER

This plat of GLENMOOR (Lots numbered as shown) was reviewed by the office of the Douglas County Engineer.

DOUGLAS COUNTY ENGINEER DATE

DOUGLAS COUNTY SURVEYOR — OFFICIAL SEAL — NEBRASKA

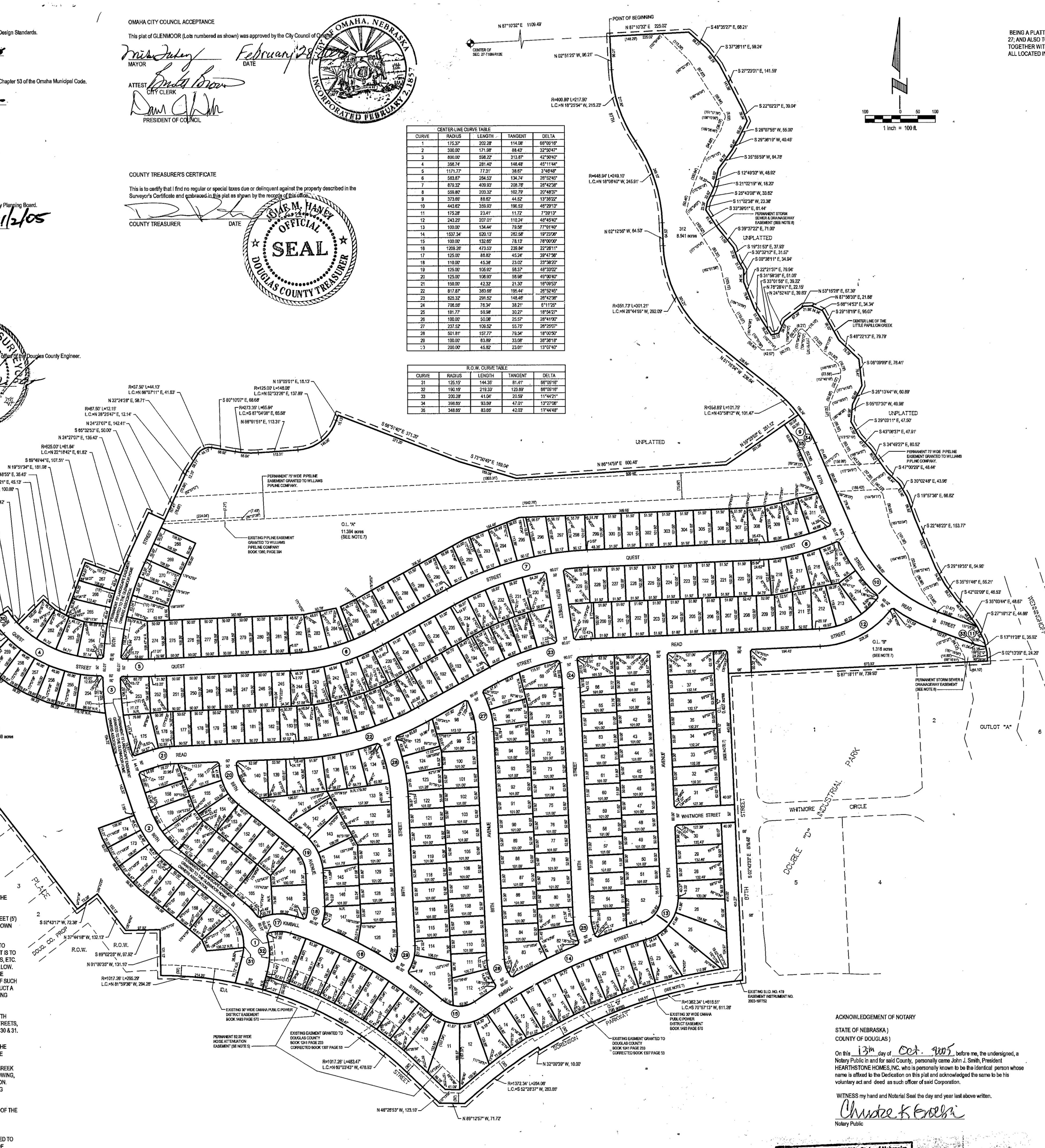
CENTER-LINE CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	DELTA
1	175.37'	202.28'	114.08'	66°05'16"
2	300.00'	171.98'	88.43'	32°50'47"
3	800.00'	598.22'	313.87'	42°50'40"
4	356.74'	281.40'	148.48'	45°11'44"
5	1171.77'	77.31'	38.67'	3°46'48"
6	563.87'	264.53'	134.74'	26°52'45"
7	879.32'	409.93'	208.76'	26°42'38"
8	559.80'	203.32'	102.79'	20°48'37"
9	373.65'	88.82'	44.52'	13°35'22"
10	443.62'	359.93'	190.53'	46°29'13"
11	175.28'	23.41'	11.72'	7°39'13"
12	243.25'	207.01'	110.24'	48°45'40"
13	100.00'	134.44'	79.58'	77°01'40"
14	1537.34'	520.13'	262.58'	19°23'06"
15	100.00'	132.65'	78.13'	76°00'00"
16	1209.26'	473.53'	239.84'	22°26'11"
17	125.00'	86.82'	45.24'	39°47'36"
18	110.00'	45.38'	23.02'	23°38'20"
19	125.00'	105.92'	58.37'	48°33'02"
20	125.00'	106.93'	58.98'	49°00'40"
21	150.00'	42.32'	21.30'	16°09'53"
22	817.87'	383.68'	195.44'	26°52'45"
23	825.32'	291.52'	148.46'	26°42'38"
24	706.56'	76.34'	38.21'	6°11'25"
25	181.77'	59.98'	30.27'	18°54'27"
26	100.00'	50.06'	25.57'	28°41'00"
27	237.52'	109.52'	55.75'	26°25'07"
28	501.81'	157.77'	79.54'	18°00'50"
29	100.00'	63.89'	33.08'	36°36'18"
30	200.00'	45.82'	23.01'	13°07'40"

R.O.W. CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	DELTA
31	125.15'	144.35'	81.41'	66°05'16"
32	190.15'	219.33'	123.69'	66°05'16"
33	200.28'	41.04'	20.59'	11°44'21"
34	398.65'	93.59'	47.01'	13°27'06"
35	348.65'	83.65'	42.03'	13°44'48"

1 inch = 100 ft.



NOTES:

1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.

2. ALL LOT LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS NONRADIAL (N.R.).

3. ALL DIMENSIONS AND ANGLES SHOWN WITH PARENTHESES ARE FOR THE LOCATION OF EASEMENTS.

4. THE CHAMFERS FOR SIDEWALKS ON CORNER LOTS ARE SET AT FIVE FEET (5') RADII FROM THE INTERSECTION OF RIGHT-OF-WAY LINES. NO ANGLES SHOWN WHEN RIGHT-OF-WAY LINES HAVE 90° ANGLE.

5. A PERMANENT NOISE ATTENUATION EASEMENT IS HEREBY GRANTED TO S.I.D. 530 AND TO THE CITY OF OMAHA. THE PURPOSE OF THE EASEMENT IS TO KEEP STRUCTURES, PATIOS, DECKS, SWING SETS, PLAYGROUNDS, POOLS, ETC. AS FAR AWAY FROM TRAFFIC NOISE OF IDA STREET AS THE PLAT WILL ALLOW. THIS EASEMENT AREA MAY BE USED FOR THE CONSTRUCTION OF A NOISE ATTENUATION BARRIER (NOISE WALL) IN THE FUTURE. IF THE OWNERS OF SUCH LOTS SUBJECT TO THE EASEMENT EVER REQUEST THE CITY TO CONSTRUCT A NOISE WALL, THEY WILL BE REQUIRED TO CONFORM TO THE THEN EXISTING CITY POLICY FOR NOISE WALL CONSTRUCTION AND PAYMENT.

6. DIRECT VEHICULAR ACCESS WILL NOT BE ALLOWED TO IDA STREET, 87TH STREET OR TO SORENSON PARKWAY FROM ANY LOTS ABUTTING SAID STREETS, OR TO 90TH STREET FROM LOT 1, OR TO WHITMORE STREET FROM LOTS 30 & 31.

7. OUTLOTS "A", "B" , "C" AND "D" SHALL BE OWNED AND MAINTAINED BY THE ASSOCIATION. THE SUBDIVIDER SHALL TRANSFER OWNERSHIP OF THESE OUTLOTS CONTEMPORANEOUSLY WITH THE FILING OF THE FINAL PLAT. OUTLOTS THAT ARE DESIGNATED AS DRAINAGEWAY EASEMENTS, AS A CREEK OR NATURAL DRAINAGE CHANNEL, SHALL BE MAINTAINED INCLUDING MOWING, TREE REMOVAL AND OTHER VEGETATION CONTROL, BY THE ASSOCIATION. PUBLIC MAINTENANCE OF THESE OUTLOTS WILL BE LIMITED TO CLEANING OBSTACLES FROM WITHIN THE DRAINAGEWAY AND MAY BE PAID BY THE DISTRICT FROM IT'S OPERATING FUND. AS A NATURAL OR MANMADE DRAINAGEWAY, ANY CHANNEL MAY MEANDER OUT OF THE BOUNDARIES OF THE OUTLOT. THE PUBLIC HAS NO RESPONSIBILITY TO PREVENT SUCH MEANDERING.

8. PERPETUAL SEWER AND DRAINAGE AND CHANNEL EASEMENT GRANTED TO THE PAPIO-MISSOURI RIVER NATURAL RESOURCES DISTRICT, THE CITY OF OMAHA, SANITARY AND IMPROVEMENT DISTRICT NO. 530 AND ITS SUCCESSORS AND ASSIGNS TO ENTER THE SEWER AND DRAINAGE AND CHANNEL EASEMENT AREA DELINEATED ON THIS PLAT IN LOTS 312 AND OUTLOT "B"; AND TO THEREIN CONSTRUCT, OPERATE, MAINTAIN, REPAIR, AND REPLACE SEWER AND DRAINAGE AND CHANNEL IMPROVEMENTS. NO PERMANENT BUILDINGS, FENCES, FILLS, TREES, RETAINING WALLS, OR LOOSE ROCK WALLS SHALL BE PLACED IN THE SAID EASEMENT WAYS.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A GROUND SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT TEMPORARY MONUMENTS HAVE BEEN PLACED ON THE BOUNDARY OF THE WITHIN PLAT AND THAT A BOND HAS BEEN FURNISHED TO THE CITY OF OMAHA TO ENSURE PLACING OF PERMANENT MONUMENTS AND STAKES AT ALL CORNERS OF ALL LOTS, STREETS, ANGLE POINTS AND ENDS OF ALL CURVES IN GLENMOOR (THE LOTS NUMBERED AS SHOWN) BEING A PLATTING OF PART OF THE SE1/4 OF SECTION 27; AND ALSO TOGETHER WITH PART OF THE SW1/4 OF SAID SECTION 27; AND ALSO TOGETHER WITH PART OF TAX LOT 4, A TAX LOT LOCATED IN SAID SE1/4 OF SECTION 27; AND ALSO TOGETHER WITH PART OF THE NE1/4 OF SECTION 34; AND ALSO TOGETHER WITH PART OF THE NW1/4 OF SECTION 34; ALL LOCATED IN TOWNSHIP 16 NORTH, RANGE 12 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SAID SECTION 27; THENCE N87°10'32"E (ASSUMED BEARING) ALONG THE NORTH LINE OF SAID SE1/4 OF SECTION 27, A DISTANCE OF 1109.49 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N87°10'32"E ALONG SAID NORTH LINE OF THE SE1/4 OF SECTION 27, A DISTANCE OF 225.02 FEET TO A POINT ON THE CENTERLINE OF THE LITTLE PAPILLION CREEK; THENCE SOUTHERLY ALONG SAID CENTERLINE OF THE LITTLE PAPILLION CREEK ON THE FOLLOWING DESCRIBED COURSES; THENCE S48°35'27"E, A DISTANCE OF 68.21 FEET; THENCE S37°26'11"E, A DISTANCE OF 59.24 FEET; THENCE S27°23'01"E, A DISTANCE OF 141.59 FEET; THENCE S22°02'27"E, A DISTANCE OF 39.04 FEET; THENCE S26°07'55"W, A DISTANCE OF 55.00 FEET; THENCE S29°36'19"W, A DISTANCE OF 40.45 FEET; THENCE S35°55'59"W, A DISTANCE OF 64.78 FEET; THENCE S12°49'33"W, A DISTANCE OF 48.92 FEET; THENCE S21°02'19"W, A DISTANCE OF 18.20 FEET; THENCE S25°43'08"W, A DISTANCE OF 33.62 FEET; THENCE S11°02'38"W, A DISTANCE OF 23.38 FEET; THENCE S33°39'01"E, A DISTANCE OF 61.44 FEET; THENCE S39°37'22"E, A DISTANCE OF 71.00 FEET; THENCE S19°31'53"E, A DISTANCE OF 37.93 FEET; THENCE S30°32'12"E, A DISTANCE OF 31.57 FEET; THENCE S00°36'11"E, A DISTANCE OF 34.94 FEET; THENCE S22°21'37"E, A DISTANCE OF 79.94 FEET; THENCE S31°58'36"E, A DISTANCE OF 51.05 FEET; THENCE S33°01'56"E, A DISTANCE OF 39.22 FEET; THENCE N76°28'41"E, A DISTANCE OF 22.15 FEET; THENCE N24°52'40"E, A DISTANCE OF 39.83 FEET; THENCE N53°15'28"E, A DISTANCE OF 67.39 FEET; THENCE N87°56'30"E, A DISTANCE OF 21.88 FEET; THENCE S66°14'53"E, A DISTANCE OF 34.34 FEET; THENCE S29°18'19"E, A DISTANCE OF 95.07 FEET; THENCE S46°22'13"E, A DISTANCE OF 79.79 FEET; THENCE S06°09'09"E, A DISTANCE OF 76.41 FEET; THENCE S26°13'44"W, A DISTANCE OF 60.69; THENCE S05°07'30"W, A DISTANCE OF 49.98 FEET; THENCE S29°03'11"E, A DISTANCE OF 47.50 FEET; THENCE S43°06'37"E, A DISTANCE OF 47.91 FEET; THENCE S34°49'27"E, A DISTANCE OF 80.52 FEET; THENCE S47°00'29"E, A DISTANCE OF 48.44 FEET; THENCE S30°02'48"E, A DISTANCE OF 43.96 FEET; THENCE S19°57'36"E, A DISTANCE OF 66. 82 FEET; THENCE S22°46'23"E, A DISTANCE OF 153.77 FEET; THENCE S29°19'35"E, A DISTANCE OF 54.95 FEET; THENCE S35°51'46"E, A DISTANCE OF 55.21 FEET; THENCE S42°02'09"E, A DISTANCE OF 46.53 FEET; THENCE S35°03'44"E, A DISTANCE OF 48.67 FEET; THENCE S27°10'12"E, A DISTANCE OF 44.66 FEET; THENCE S13°11'28"E, A DISTANCE OF 35.92 FEET; THENCE S02°13'39"E, A DISTANCE OF 24.20 FEET TO A POINT ON THE NORTH LINE OF OUTLOT "A", DOUBLE "D" INDUSTRIAL PARK, A SUBDIVISION LOCATED IN SAID SE1/4 OF SECTION 27, SAID LINE ALSO BEING THE SOUTH LINE OF SAID TAX LOT 4; THENCE S87°18'11"W ALONG SAID NORTH LINE OF OUTLOT "A", DOUBLE "D" INDUSTRIAL PARK, AND ALSO THE NORTH LINE OF LOTS 2 AND 1, SAID DOUBLE "D" INDUSTRIAL PARK, AND ALSO THE NORTH RIGHT-OF-WAY LINE OF 87TH STREET, SAID LINE ALSO BEING SAID SOUTH LINE OF TAX 4, A DISTANCE OF 739.93 FEET TO THE POINT OF INTERSECTION OF SAID NORTH RIGHT-OF-WAY LINE OF 87TH STREET, AND THE WEST RIGHT-OF-WAY LINE OF SAID 87TH STREET; THENCE S02°43'33"E ALONG SAID WEST RIGHT-OF-WAY LINE OF 87TH STREET, A DISTANCE OF 879.48 FEET TO THE POINT OF INTERSECTION OF SAID WEST RIGHT-OF-WAY LINE OF 87TH STREET, AND THE NORTHERLY RIGHT-OF-WAY LINE OF SORENSON PARKWAY; THENCE SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF SORENSON PARKWAY ON A CURVE TO THE LEFT WITH A RADIUS OF 1362.34 FEET, A DISTANCE OF 616.51 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S70°57'13"W, A DISTANCE OF 611.26 FEET; THENCE N32°00'39"W ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF SORENSON PARKWAY, A DISTANCE OF 10.00 FEET; THENCE SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF SORENSON PARKWAY ON A CURVE TO THE LEFT WITH A RADIUS OF 1372.34 FEET, A DISTANCE OF 264.06 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S52°28'37"W, A DISTANCE OF 263.65 FEET; THENCE N89°12'57"W ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF SORENSON PARKWAY, A DISTANCE OF 71.72 FEET TO THE POINT OF INTERSECTION OF SAID NORTHERLY RIGHT-OF-WAY LINE OF SORENSON PARKWAY AND THE NORTHERLY RIGHT-OF-WAY LINE OF IDA STREET; THENCE N46°26'53"W ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF IDA STREET, A DISTANCE OF 123.10 FEET; THENCE NORTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF IDA STREET ON A CURVE TO THE LEFT WITH A RADIUS OF 1017.26 FEET, A DISTANCE OF 483.47 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N60°03'43"W, A DISTANCE OF 478.93 FEET TO A POINT ON THE EAST LINE OF SAID NW1/4 OF SECTION 34, SAID POINT ALSO BEING ON THE WEST LINE OF SAID NE1/4 OF SECTION 34; THENCE NORTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF IDA STREET ON A CURVE TO THE LEFT WITH A RADIUS OF 1017.26 FEET, A DISTANCE OF 295.29 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N81°59'36"W, A DISTANCE OF 294.26 FEET; THENCE N01°00'35"W ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF IDA STREET, A DISTANCE OF 131.10 FEET; THENCE S89°02'25"W ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF IDA STREET, A DISTANCE OF 97.92 FEET; THENCE N37°44'18"W, A DISTANCE OF 132.13 FEET; THENCE S52°43'17"W, A DISTANCE OF 72.38 FEET TO THE NORTHEAST CORNER OF LOT 1 EVERGREEN PLACE, A SUBDIVISION LOCATED IN SAID SW1/4 OF SECTION 27, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LOT 2, SAID EVERGREEN PLACE; THENCE N37°47'57"W ALONG THE EASTERLY LINE OF LOTS 2 THRU 6, (INCLUSIVE), SAID EVERGREEN PLACE, AND ALSO THE EASTERLY LINE OF LOTS 1 AND 2, EVERGREEN PLACE REPLAT, A SUBDIVISION LOCATED IN SAID SW1/4 OF SECTION 27, AND ALSO THE EASTERLY LINE OF LOTS 8 THRU 10, INCLUSIVE, SAID EVERGREEN PLACE, AND ALSO THE EASTERLY RIGHT-OF-WAY LINE OF PEARL STREET, A DISTANCE OF 1030.13 FEET; THENCE S54°47'49"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID PEARL STREET, A DISTANCE OF 7.40 FEET; THENCE N02°41'25"W ALONG THE EAST LINE OF SAID LOT 11, EVERGREEN PLACE, AND THE SOUTHERLY EXTENSION THEREOF, A DISTANCE OF 197.10 FEET; THENCE S 45°52'05" E, A DISTANCE OF 211.29 FEET; THENCE N77°55'44"E, A DISTANCE OF 79.57 FEET; THENCE N69°06'54"E, A DISTANCE OF 142.04 FEET; THENCE S21°24'07"E, A DISTANCE OF 70.23 FEET; THENCE SOUTHERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 225.00 FEET, A DISTANCE OF 34.25 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S25°45'48"E, A DISTANCE OF 34.22 FEET; THENCE N59°52'32"E, A DISTANCE OF 50.00 FEET; THENCE SOUTHERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 175.00 FEET, A DISTANCE OF 40.10 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S36°41'18"E, A DISTANCE OF 40.01 FEET; THENCE SOUTHERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 331.74 FEET, A DISTANCE OF 10.42 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S44°09'06"E, A DISTANCE OF 10.42 FEET; THENCE N44°56'55"E, A DISTANCE OF 100.00 FEET; THENCE S50°38'21"E, A DISTANCE OF 45.13 FEET; THENCE S61°48'55"E, A DISTANCE OF 35.45 FEET; THENCE N19°51'34"E, A DISTANCE OF 161.08 FEET; THENCE S69°49'44"E, A DISTANCE OF 107.51 FEET; THENCE NORTHERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 825.00 FEET, A DISTANCE OF 61.64 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N 22°18'42" E, A DISTANCE OF 61.62 FEET; THENCE N24°27'07"E, A DISTANCE OF 135.43 FEET; THENCE S65°32'53"E, A DISTANCE OF 50.00 FEET; THENCE N24°27'07"E, A DISTANCE OF 142.41 FEET; THENCE NORTHERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 87.50 FEET, A DISTANCE OF 12.15 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N28°25'47"E, A DISTANCE OF 12.14 FEET; THENCE N32°24'28"E, A DISTANCE OF 58.71 FEET; THENCE EASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 37.50 FEET, A DISTANCE OF 44.13 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N66°07'11"E, A DISTANCE OF 41.63 FEET; THENCE S80°10'07"E, A DISTANCE OF 68.68 FEET; THENCE EASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 273.35 FEET, A DISTANCE OF 65.84 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S87°04'08"E, A DISTANCE OF 65.68 FEET; THENCE N86°01'51"E, A DISTANCE OF 113.31 FEET; THENCE NORTHEASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 125.00 FEET, A DISTANCE OF 146.06 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N52°33'26"E, A DISTANCE OF 137.89 FEET; THENCE N19°05'01"E, A DISTANCE OF 16.13 FEET; THENCE S68°51'40"E, A DISTANCE OF 371.20 FEET; THENCE S73°30'49"E, A DISTANCE OF 169.04 FEET; THENCE N86°14'59"E, A DISTANCE OF 600.48 FEET; THENCE N55°23'55"E, A DISTANCE OF 251.12 FEET; THENCE NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 398.65 FEET, A DISTANCE OF 101.75 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N43°58'12"W, A DISTANCE OF 101.47 FEET; THENCE N51°16'54"W, A DISTANCE OF 236.64 FEET; THENCE NORTHERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 351.73 FEET, A DISTANCE OF 301.21 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N26°44'55"W, A DISTANCE OF 292.09 FEET; THENCE N02°12'56"W, A DISTANCE OF 64.53 FEET; THENCE NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 448.94 FEET, A DISTANCE OF 249.10 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N18°06'40"W, A DISTANCE OF 245.91 FEET; THENCE NORTHERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 400.80 FEET, A DISTANCE OF 217.90 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N18°25'54"W, A DISTANCE OF 215.23 FEET; THENCE N02°51'25"W, A DISTANCE OF 96.21 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS AN AREA OF 3,853,803 SQUARE FEET OR 88.471 ACRES, MORE OR LESS.

Robert Clark OCT. 12, 2005
ROBERT CLARK L.S. 419 DATE

NEBRASKA REGISTERED LS-419 LAND SURVEYOR ROBERT CLARK

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF DOUGLAS)

On this 13th day of Oct. 2005, before me, the undersigned, a Notary Public in and for said County, personally came John J. Smith, President HEARTHSTONE HOMES, INC. who is personally known to be the identical person whose name is affixed to the Dedication on this plat and acknowledged the same to be his voluntary act and deed as such officer of said Corporation.

WITNESS my hand and Notarial Seal the day and year last above written.

Christie K Groebli
Notary Public

GENERAL NOTARY - State of Nebraska
CHRISTIE K. GROEBLI
My Comm. Exp. Jan. 1, 2009

Dedication

Know all men by these presents that we, HEARTHSTONE HOMES INC., owners of the property described in the Certification of Survey, and embraced within the 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 GLENMOOR (lots to be numbered as shown), and we do hereby ratify and approve of the disposition of our property as shown on the plat, and we do hereby dedicate to the public for public use the streets, avenues and circles, and we do hereby grant easements as shown on this plat, we do further grant a perpetual easement to the Omaha Public Power District, Qwest Communications and 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, 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 of all kinds including signals provided by a cable television system, and the reception on, over, through, under and across a five-foot (5') wide strip of land abutting all front and side boundary lot lines; an eight-foot (8') wide strip of land abutting the rear boundary lines of all interior lots; and a sixteen-foot (16') wide strip of land abutting the rear boundary lines of all exterior lots. The term exterior lots is herein defined as those lots forming the outer perimeter of the above-described addition. Said sixteen-foot (16') wide easement will be reduced to an eight-foot (8') wide strip when the adjacent land is surveyed, platted and recorded and we do further grant a perpetual easement to Metropolitan Utilities District, 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-foot (5') wide strip of land abutting all cul-de-sac streets. No permanent buildings or retaining 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.

HEARTHSTONE HOMES, INC.

BY: John J. Smith, President

E&A CONSULTING GROUP, INC.
ENGINEERS • PLANNERS • SURVEYORS

12001 Q STREET
OMAHA, NE 68137
PHONE: (402) 895-4700
FAX: (402) 895-3599

7130 SOUTH 29TH STREET, SUITE D
LINCOLN, NE 68516-5841
PHONE: (402) 420-7217
FAX: (402) 420-7218

GLENMOOR
OMAHA, NEBRASKA

FINAL PLAT

Revisions	
No	Date

Proj No:	2004196.01
Date:	08/04/2005
Designed By:	JDE
Drawn By:	TRH
Scale:	1" = 100'
Sheet	1 of 1