

GREEN FARM ADDITION

Inst # 2013059115 Wed Nov 20 08:43:43 CST 2013
 Filing Fee: \$52.00
 Lancaster County, NE Assessor/Register of Deeds Office PLAT
 Pages 2



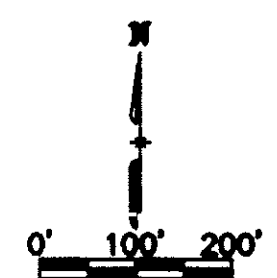
GRFA #5036



TIES:
 NE COR. NE1/4 SEC. 8-9-5E
 FOUND ALUM. CAP 0.4' BELOW GRADE
 ON CENTERLINE CO. RD. N-S
 ON CENTERLINE CO. RD. E-W
 46.72' NW TO PK NAIL & PLAST. WASHER IN P.P.
 48.16' NE TO PK NAIL & PLAST. WASHER IN P.P.
 49.62' SE TO PK NAIL & PLAST. WASHER N T.L. PED. POST

LEGEND

- M MEASURED DISTANCE
- R RECORDED DISTANCE
- FOUND CORNER (AS NOTED)
- SET 5/8"x24" REBAR W/YELLOW PLASTIC CAP STAMPED "HAYS L.S.#673"
- ⊕ SECTION CORNER
- △ CALCULATED POINT
- ▨ COMMON ACCESS EASEMENT
- ▩ ADDITIONAL R.O.W. DEDICATION



TIES:
 SE COR. NE1/4 SEC. 8-9-5E
 FOUND ALUM. CAP 0.7' BELOW GRADE
 2' W TO CENTERLINE CO. RD. N-S
 ON RANGE FENCE E-W
 33.72' W TO PK NAIL & PLAST. WASHER IN P.P.
 32.65' E TO PK NAIL & PLAST. WASHER IN P.P.
 36.56' NE TO PK NAIL & PLAST. WASHER IN P.P.

GREEN FARM ADDITION

SURVEYOR'S CERTIFICATE:

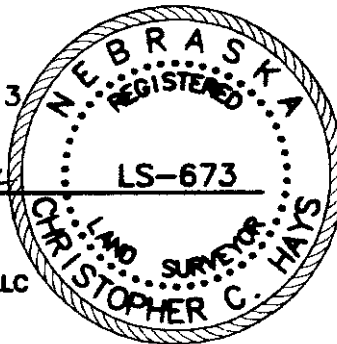
I HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED THE SUBDIVISION TO BE KNOWN AS GREEN FARM ADDITION, A SUBDIVISION OF IRREGULAR TRACT LOTS 45, 52, AND 53 LOCATED IN THE NE1/4 OF SECTION 8, TOWNSHIP 9 NORTH, RANGE 5 EAST OF THE 6TH P.M., LANCASTER COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SE CORNER OF SAID NE1/4; THENCE S87°55'32"W, 577.90 FEET TO THE POINT OF BEGINNING SAID POINT BEING THE SW CORNER OF LOT 26; THENCE S87°55'12"W, AND ON THE SOUTH LINE OF LOT 52, 671.86 FEET TO THE SW CORNER OF SAID LOT 52; THENCE S87°25'20"W, AND ON THE SOUTH LINE OF LOT 53, 213.23 FEET TO THE SW CORNER OF SAID LOT 53; THENCE N02°46'27"W, AND ON THE WEST LINE OF SAID LOT 53, 1639.97 FEET TO THE NW CORNER OF SAID LOT 53; THENCE N87°44'59"E, AND ON THE NORTH LINE OF SAID LOT 53, 213.23 FEET TO THE NW CORNER OF LOT 10; THENCE S02°48'58"E, AND ON THE WEST LINE OF SAID LOT 10, 328.09 FEET TO THE SW CORNER OF SAID LOT 10; THENCE N87°54'23"E, AND ON THE NORTHERLY LINE OF LOT 53, 1216.53 FEET TO THE WEST R.O.W. LINE OF SW 112TH STREET; THENCE S02°46'26"E, AND ON THE WEST R.O.W. LINE OF SW 112TH STREET, 25.18 FEET TO THE NE CORNER OF LOT 8; THENCE S87°53'19"W, AND ON THE NORTH LINE OF SAID LOT 8, 545.06 FEET TO THE NW CORNER OF SAID LOT 8; THENCE S02°46'58"E, AND ON THE WEST LINE OF SAID LOT 8, 322.93 FEET; THENCE S02°44'02"E, AND ON THE WEST LINE OF SAID LOT 8, 78.92 FEET TO THE SW CORNER OF SAID LOT 8; THENCE N87°53'40"E, AND ON THE SOUTH LINE OF SAID LOT 8, 545.06 FEET TO A POINT ON THE WEST R.O.W. LINE OF SW 112TH STREET; THENCE S02°46'26"E, AND ON THE WEST R.O.W. LINE OF SAID SW 112TH STREET, 481.83 FEET TO THE NE CORNER OF LOT 26; THENCE S87°54'08"W, AND ON THE NORTH LINE OF SAID LOT 26, 545.14 FEET TO THE NW CORNER OF SAID LOT 26; THENCE S02°48'34"E, AND ON THE WEST LINE OF SAID LOT 26, 401.87 FEET TO THE POINT OF BEGINNING AND CONTAINING 34.59 ACRES MORE OR LESS.

PERMANENT MONUMENTS HAVE BEEN FOUND OR SET AT ALL BOUNDARY CORNERS, LOT CORNERS, STREET INTERSECTIONS, BLOCK CORNERS, POINTS OF TANGENCY AND CURVATURE AS SHOWN ON THIS FINAL PLAT IN ACCORDANCE WITH TITLE 26 OF THE LINCOLN MUNICIPAL CODE. ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS OTHERWISE SHOWN, AND ARE IN FEET AND DECIMALS OF A FOOT.

SIGNED THIS 7TH DAY OF NOVEMBER, 2013

Christopher C. Hays
 Christopher C. Hays
 Nebraska L.S. No. 673
 Hays Land Surveying, LLC
 160 North Polk Street
 P.O. Box 432
 Osceola, NE 68651



LIEN HOLDER CONSENT AND SUBORDINATION

THE UNDERSIGNED HOLDER OF THAT CERTAIN LIEN AGAINST THE REAL PROPERTY DESCRIBED IN THE PLAT KNOWN AS GREEN FARM ADDITION, SAID LIEN BEING RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF LANCASTER COUNTY, NEBRASKA AS INSTRUMENT NO. 2010028955, (HEREINAFTER "LIEN"), DOES HEREBY CONSENT TO THE DEDICATION OF AND SUBORDINATE THE LIEN TO ANY UTILITY (SEWER, WATER, ELECTRIC, CABLE TV, TELEPHONE, NATURAL GAS) EASEMENTS, OR STREETS, OR ROADS, PEDESTRIAN WAY EASEMENTS, AND ACCESS EASEMENTS AND RELINQUISHMENTS OF ACCESS, DEDICATED TO THE PUBLIC, ALL AS SHOWN ON THE PLAT, BUT NOT OTHERWISE. THE UNDERSIGNED CONFIRMS THAT IT IS THE HOLDER OF THE LIEN AND HAS NOT ASSIGNED THE LIEN TO ANY OTHER PERSON.

CORNHUSKER BANK, TRUSTEE AND BENEFICIARY

BY: *David E. Shiffmiller*
 David E. Shiffmiller
 (PRINT NAME OF INDIVIDUAL)

STATE OF Nebraska)
 COUNTY OF Lancaster) SS.

TITLE: SVP

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7TH DAY OF November, 2013 BY David E. Shiffmiller ON BEHALF OF SAID Cornhusker Bank

Pam Schwarck
 NOTARY PUBLIC

NOTARY PUBLIC

ACKNOWLEDGEMENT OF NOTARY:

STATE OF NE)
 COUNTY OF Lancaster) SS.

TERRI L. HUTCHINSON
 My Commission Expires
 September 19, 2017

ON THIS 18 DAY OF Nov, 2013, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY CAME ~~DONALD E. BRUNKEN AND BARBARA ANN BRUNKEN (HUSBAND AND WIFE)~~ TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING INSTRUMENT JOINT TENANTS, AND THEY ACKNOWLEDGE THE SAME TO BE THEIR VOLUNTARY ACT AND DEED.

Terril Hutchinson
 NOTARY PUBLIC

MY COMMISSION EXPIRES THE 19 DAY OF Sept 2017

ACKNOWLEDGEMENT OF NOTARY:

STATE OF NE)
 COUNTY OF Lancaster) SS.

TERRI L. HUTCHINSON
 My Commission Expires
 September 19, 2017

ON THIS 18 DAY OF Nov, 2013, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY CAME GARY M. BUCHANAN AND TERRI D. BUCHANAN (HUSBAND AND WIFE) TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING INSTRUMENT JOINT TENANTS, AND THEY ACKNOWLEDGE THE SAME TO BE THEIR VOLUNTARY ACT AND DEED.

Terril Hutchinson
 NOTARY PUBLIC

MY COMMISSION EXPIRES THE 19 DAY OF Sept 2017

ACKNOWLEDGEMENT OF NOTARY:

STATE OF Nebraska)
 COUNTY OF Lancaster) SS.

ON THIS 7th DAY OF November, 2013, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY CAME ALVIN J. NINNEMAN AND WILMA J. NINNEMAN (HUSBAND AND WIFE) TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING INSTRUMENT JOINT TENANTS, AND THEY ACKNOWLEDGE THE SAME TO BE THEIR VOLUNTARY ACT AND DEED.

KATHRYN L. REYES
 My Comm. Exp. May 6, 2017

Kathryn L. Reyes
 NOTARY PUBLIC

MY COMMISSION EXPIRES THE 6th DAY OF May, 2017

LIEN HOLDER CONSENT AND SUBORDINATION

THE UNDERSIGNED HOLDER OF THAT CERTAIN LIEN AGAINST THE REAL PROPERTY DESCRIBED IN THE PLAT KNOWN AS GREEN FARM ADDITION, SAID LIEN BEING RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF LANCASTER COUNTY, NEBRASKA AS INSTRUMENT NO. 2013001522 AND 2013001715, (HEREINAFTER "LIEN"), DOES HEREBY CONSENT TO THE DEDICATION OF AND SUBORDINATE THE LIEN TO ANY UTILITY (SEWER, WATER, ELECTRIC, CABLE TV, TELEPHONE, NATURAL GAS) EASEMENTS, OR STREETS, OR ROADS, PEDESTRIAN WAY EASEMENTS, AND ACCESS EASEMENTS AND RELINQUISHMENTS OF ACCESS, DEDICATED TO THE PUBLIC, ALL AS SHOWN ON THE PLAT, BUT NOT OTHERWISE. THE UNDERSIGNED CONFIRMS THAT IT IS THE HOLDER OF THE LIEN AND HAS NOT ASSIGNED THE LIEN TO ANY OTHER PERSON.

MARGARET L. RADA
 My Commission Expires
 January 24, 2017

PINNACLE BANK, TRUSTEE AND BENEFICIARY

BY: *Douglas Gatz*
 Douglas A. Gatz
 (PRINT NAME OF INDIVIDUAL)

STATE OF Nebraska)
 COUNTY OF Lancaster) SS.

TITLE: Vice President

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF November, 2013 BY Douglas Gatz ON BEHALF OF SAID Pinnacle Bank

Margaret L. Rada
 NOTARY PUBLIC

FINAL PLAT DEDICATION:

THE FOREGOING PLAT, KNOWN AS GREEN FARM ADDITION, AS DESCRIBED IN THE SURVEYOR'S CERTIFICATE IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED, THE SOLE OWNER(S), AND THE EASEMENTS SHOWN THEREON ARE HEREBY GRANTED IN PERPETUITY TO LANCASTER COUNTY, WINDSTREAM NEBRASKA INC., TIME WARNER CABLE MIDWEST LLC, BLACK HILLS ENERGY, AND LINCOLN ELECTRIC SYSTEM (OR NORRIS PUBLIC POWER DISTRICT), THEIR SUCCESSORS AND ASSIGNS, TO ALLOW ENTRY FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, REPAIR, OPERATION AND MAINTENANCE OF WIRES, CABLES, CONDUITS, FIXTURES, POLES, TOWERS, PIPES, AND EQUIPMENT FOR THE DISTRIBUTION OF ELECTRICITY AND GAS; TELEPHONE AND CABLE TELEVISION; WASTEWATER COLLECTORS; STORM DRAINS; WATER MAINS AND ALL APPURTENANCES THERETO, OVER, UPON, OR UNDER THE EASEMENTS AS SHOWN ON THE FOREGOING PLAT.

THE CONSTRUCTION OR LOCATION OF ANY BUILDING OR STRUCTURE, EXCLUDING FENCES, OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON SHALL BE PROHIBITED.

LANCASTER COUNTY, ITS SUCCESSORS AND ASSIGNS ARE HEREBY HELD HARMLESS FOR THE COST OF REPLACEMENT OR DAMAGE TO ANY IMPROVEMENT OR VEGETATION OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON.

THE 17 FEET FOR RIGHT-OF-WAY ALONG SW 112TH STREET SHOWN HEREON IS HEREBY DEDICATED TO THE PUBLIC.

THE COMMON ACCESS EASEMENT SHOWN HEREON IS FOR THE BENEFIT OF THE OWNERS OF LOT 1 OF THIS PLAT AND LOT 8 OF IRREGULAR TRACTS, AND THEY ARE HEREBY GRANTED THE RIGHT OF SUCH USE.

EACH LOT IS LIMITED TO ONLY ONE ACCESS TO SW 112TH STREET.

WITNESS MY HAND

(deceased)
 DONALD E. BRUNKEN (HUSBAND)

Barbara Ann Brunken
 BARBARA ANN BRUNKEN (WIFE) (JOINT TENANTS)

Gary M. Buchanan
 GARY M. BUCHANAN (HUSBAND)

Terril D. Buchanan
 TERRI D. BUCHANAN (WIFE) (JOINT TENANTS)

Alvin J. Ninneman
 ALVIN J. NINNEMAN (HUSBAND)

Wilma J. Ninneman
 WILMA J. NINNEMAN (WIFE) (JOINT TENANTS)

FINAL PLAT APPROVAL CERTIFICATES:

PLANNING DIRECTOR'S APPROVAL

THE PLANNING DIRECTOR PURSUANT TO SECTION 3.16 OF THE LANCASTER COUNTY LAND SUBDIVISION REGULATIONS HEREBY APPROVES THIS FINAL PLAT.

Paul Jensen
 PLANNING DIRECTOR

November 20, 2013
 DATE