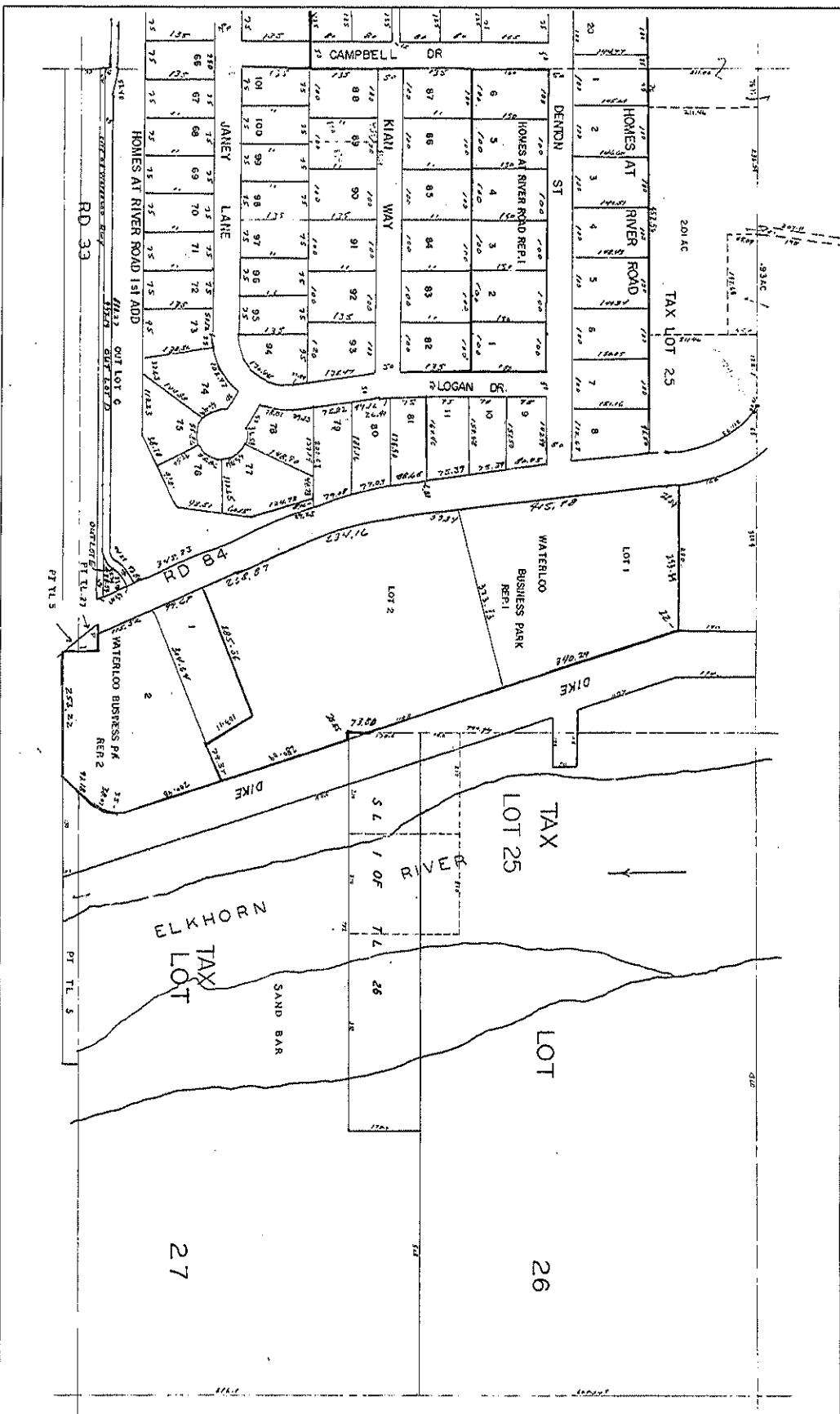


2124



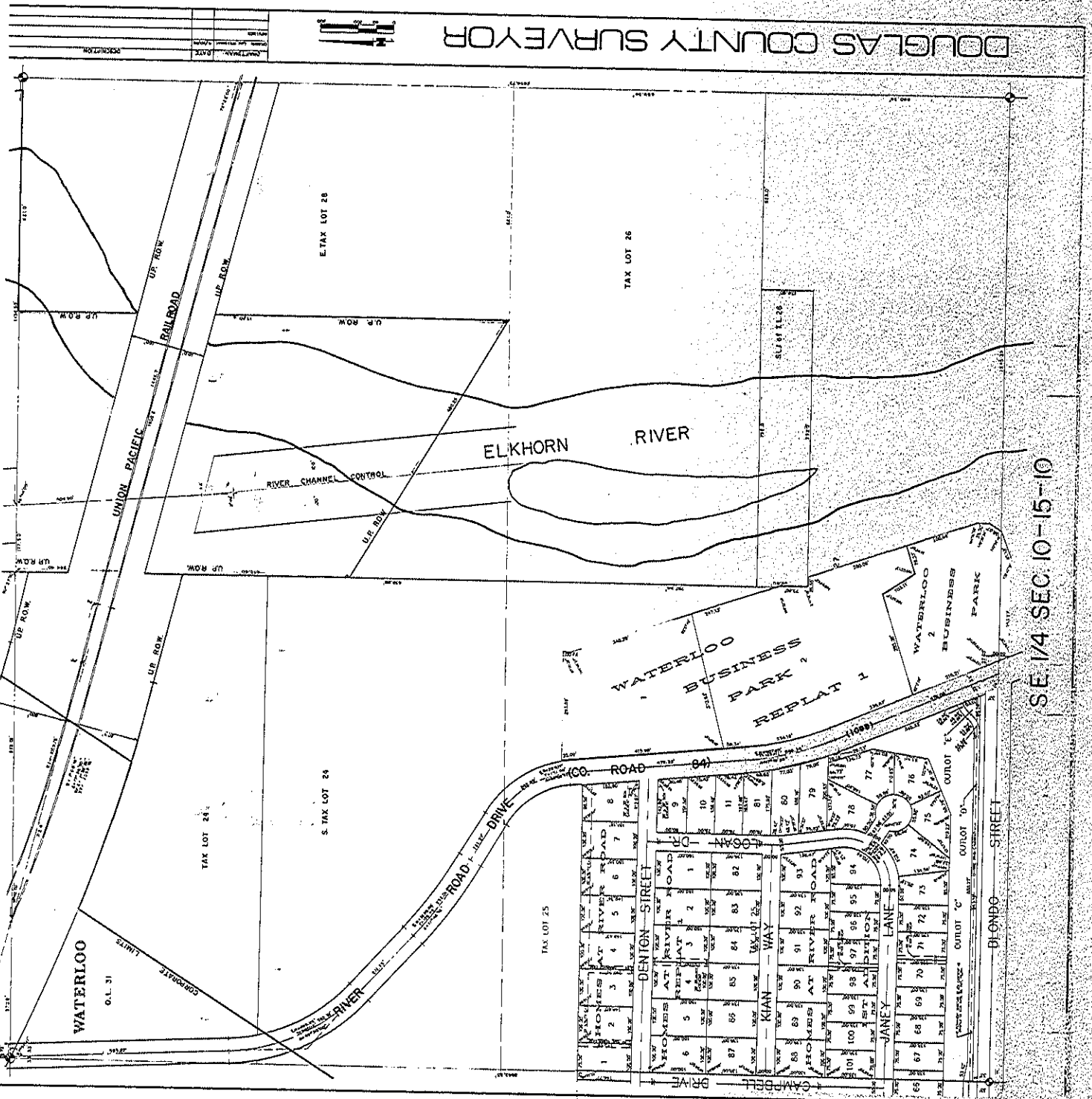
2125

2123

11-3

S 1/2 SE 1/4 10-15-10

DOUGLAS COUNTY SURVEYOR



SE 1/4 SEC. 10-15-10

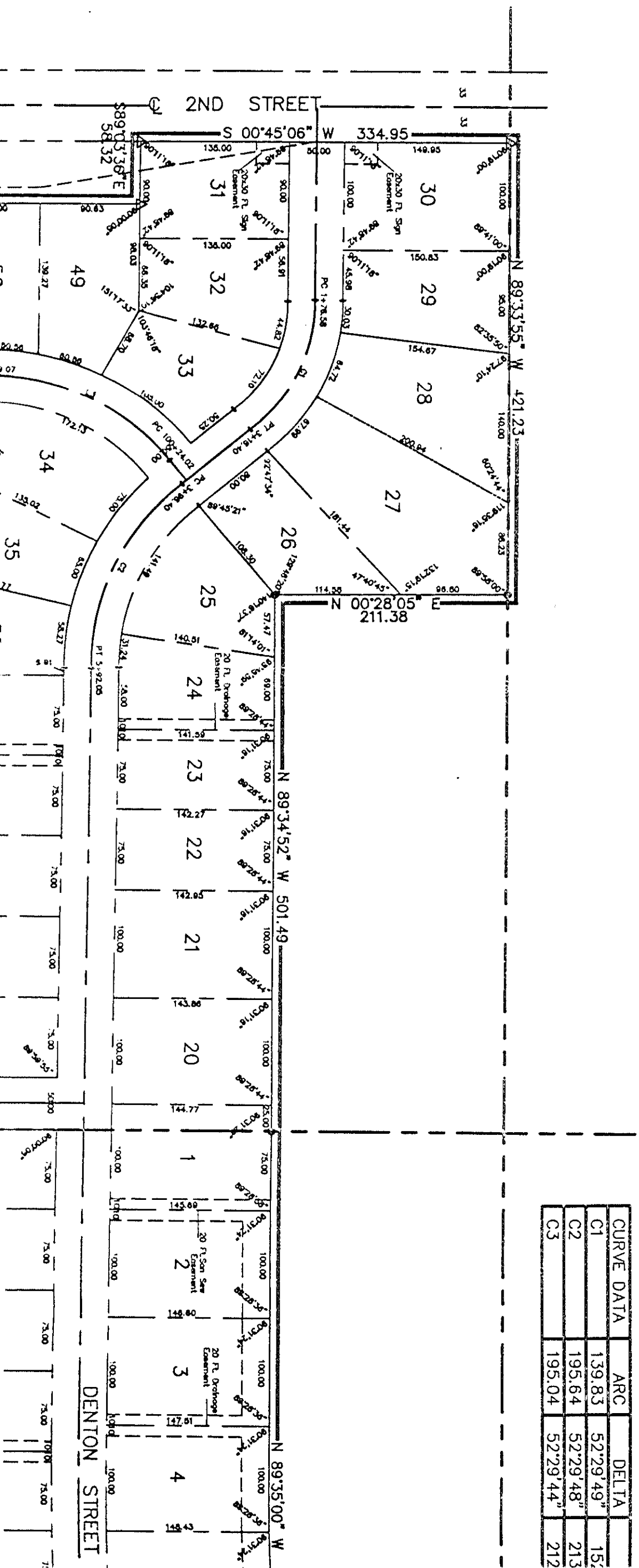
HOMES AT RIVER ROAD

LOTS 1-53, AND OUTLOT "A", INCLUSIVE

LOCATED IN THE SW1/4 OF THE SE1/4 AND THE SE1/4 OF THE SW1/4 ALL IN SECTION 10, T15N, R10E OF THE 6TH P.M., AS SURVEYED, PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA,

COE
 31°55'W,
 LONG
 STANCE
 300°56'29"W,
 100 FEET TO THE

Position
 say do
 S. West
 and, their
 extend thereon



CURVE DATA	ARC	DELTA
C1	139.83	52°29'49"
C2	195.64	52°29'48"
C3	195.04	52°29'44"

SURVEYOR'S CERTIFICATE

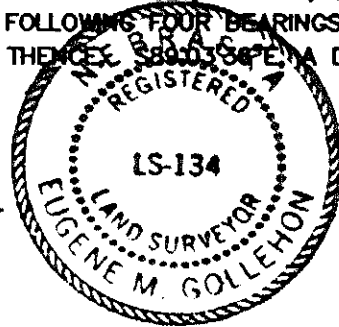
I HEREBY CERTIFY THAT I HAVE MADE A GROUND SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MONUMENTS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY, AND THAT PERMANENT MARKERS SHALL BE SET AT ALL LOT CORNERS WITHIN SAID SUBDIVISION, TO BE KNOWN AS "HOMES AT RIVER ROAD", LOTS 1 THRU 53, AND OUTLOT "A", INCLUSIVE, UPON COMPLETION OF THE GRADING. SAID TRACT OF LAND BEING LOCATED IN THE SW1/4 OF THE SE1/4, AND THE SE1/4 OF THE SW1/4, ALL IN SEC. 10-15-10, EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTIONS:

COMMENCING AT THE SW CORNER OF THE SE1/4: THENCE, N00°56'29"E (ASSUMED BEARING), ALONG THE WEST LINE OF SAID SE1/4, A DISTANCE OF 445.22 FEET, TO THE TRUE POINT OF BEGINNING; THENCE, CONTINUING N00°56'29"E, ALONG SAID WEST LINE, A DISTANCE OF 320.00 FEET; THENCE, S89°03'36"E, A DISTANCE OF 600.00 FEET, THENCE S00°56'24"W A DISTANCE OF 80.00 FEET; THENCE, S89°03'36"E, A DISTANCE OF 217.46 FEET, TO A POINT ON THE WEST R.O.W. LINE OF RIVER ROAD; THENCE, N05°07'57"W, ALONG SAID WEST R.O.W. LINE OF RIVER ROAD, A DISTANCE OF 434.48 FEET; THENCE, N89°35'00"W, A DISTANCE OF 771.52 FEET TO A POINT ON THE WEST LINE OF THE SE1/4, SEC. 10-15-10; THENCE, N89°34'52"W, A DISTANCE OF 501.49 FEET; THENCE, N00°28'05"E, TO A POINT ON THE NORTH LINE OF THE SE1/4, SW1/4, SEC. 10-15-10, A DISTANCE OF 211.38 FEET; THENCE, N89°33'55"W, ALONG SAID NORTH LINE, A DISTANCE OF 421.23 FEET TO A POINT ON THE EAST R.O.W. LINE OF 2ND STREET; THENCE, S00°45'06"W, ALONG SAID 2ND STREET R.O.W., A DISTANCE OF 334.95 FEET; THENCE, S89°03'36"E, A DISTANCE OF 58.32 FEET; THENCE, S00°56'29"W, A DISTANCE OF 390.63 FEET; THENCE, S89°03'31"E, A DISTANCE OF 320.00 FEET; THENCE, ALONG THE FOLLOWING FOUR BEARINGS AND DISTANCES: S00°56'29"W, 60.00 FEET; S37°32'22"E, 60.08 FEET; S63°13'35"E, 45.00 FEET; S68°24'46"E, 45.00 FEET; THENCE, S89°03'36"E, A DISTANCE OF 425.00 FEET TO THE TRUE POINT OF BEGINNING. CONTAINING 20.93 AC., MORE OR LESS.

Febr. 26, 2004
DATE

E.M. Gollehon
E.M. GOLLEHON, LS 134



DEDICATION

Know all men by these presents that Donald F. Day and Jess R. Berglund, being Managers of Homes at River Road, L.L.C., Thomas Fischer, and Elizabeth Bouldin, all owners of the lands described within the Surveyor's Certificate and embraced within the plat have caused said lands to be subdivided into lots and streets, to be numbered and named as shown, said subdivision to be hereafter known as "HOMES AT RIVER ROAD", Lots 1-53, and Outlot "A", inclusive, and they do hereby ratify and approve of the disposition of this property as shown on the plat, and they hereby dedicate to the public for public use the streets, avenues, and circles, and they do hereby grant easements as shown on this plat, and they do further grant a perpetual easement to the Omaha Public Power District, U.S. West 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 of, 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 they do further grant a perpetual easement to all Utility companies, 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 streets, avenues and circles, whether public or private. 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.

BY: Donald F. Day
Donald F. Day
Manager - Homes at River Road, L.L.C.

BY: Jess R. Berglund
Jess R. Berglund
Manager - Homes at River Road, L.L.C.

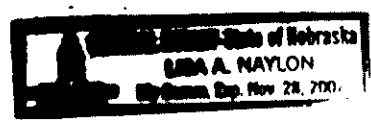
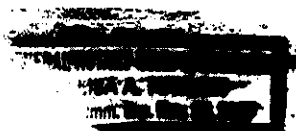
BY: Thomas Fischer
Thomas Fischer

BY: Elizabeth Bouldin
Elizabeth Bouldin

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA)
)SS
COUNTY OF DOUGLAS)

ON THIS 26 DAY OF Feb, 2004 BEFORE ME, A NOTARY PUBLIC, DULY QUALIFIED AND COMMISSIONED IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DONALD F. DAY AND JESS R. BERGLUND, MANAGERS OF HOMES AT RIVER ROAD, L.L.C., AND THOMAS FISCHER AND ELIZABETH BOULDIN, OWNERS, WHO ARE PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING INSTRUMENT AS OWNERS OF "HOMES AT RIVER ROAD", AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING CERTIFICATION TO BE THEIR VOLUNTARY ACT AND DEED AS SUCH OWNERS OF SAID PROPERTY.

USA Naylon
NOTARY PUBLIC



APPROVAL OF MORTGAGEES

Know all men by these presents that Walter D. Greer and Randall L. Greer, being mortgagees of the lands described within the Surveyor's Certificate and embraced within the plat do hereby approve of the disposition of the property as shown on this Final Plat.

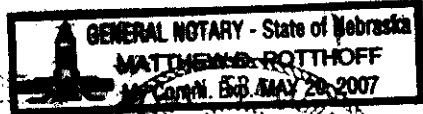
BY: Walter D. Greer
Walter D. Greer
Randall L. Greer P.O.A.

BY: Randall L. Greer
Randall L. Greer

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA)
)SS
COUNTY OF DOUGLAS)

ON THIS 28 DAY OF Feb, 2004 BEFORE ME, A NOTARY PUBLIC, DULY QUALIFIED AND COMMISSIONED IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED WALTER D. GREER AND RANDALL L. GREER, WHO ARE PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING INSTRUMENT AS MORTGAGEES OF SAID PROPERTIES, AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING CERTIFICATION TO BE THEIR VOLUNTARY ACT AND DEED AS SUCH MORTGAGEES OF SAID PROPERTY.

Matthew D. Rothoff
NOTARY PUBLIC



COUNTY TREASURER'S CERTIFICATION

THIS IS TO CERTIFY THAT I FIND NO REGULAR NOR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, AS SHOWN ON THE RECORDS OF THIS OFFICE.

THIS 26 DAY OF Feb, 04
[Signature]
DOUGLAS COUNTY TREASURER



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 of, 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 they do further grant a perpetual easement to all Utility companies, 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 streets, avenues and circles, whether public or private. 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.

BY: Donald F. Day
 Donald F. Day
 Manager - Homes at River Road, LLC.

BY: Jess R. Berglund
 Jess R. Berglund
 Manager - Homes at River Road, LLC.

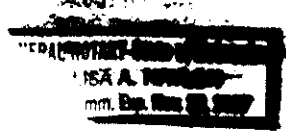
BY: Thomas Fischer
 Thomas Fischer

BY: Elizabeth Bouldin
 Elizabeth Bouldin

ACKNOWLEDGEMENT OF NOTARY
 STATE OF NEBRASKA)
)SS
 COUNTY OF DOUGLAS)

ON THIS 26 DAY OF Feb, 2004 BEFORE ME, A NOTARY PUBLIC, DULY QUALIFIED AND COMMISSIONED IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DONALD F. DAY AND JESS R. BERGLUND, MANAGERS OF HOMES AT RIVER ROAD, L.L.C., AND THOMAS FISCHER AND ELIZABETH BOULDIN, OWNERS, WHO ARE PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING INSTRUMENT AS OWNERS OF "HOMES AT RIVER ROAD", AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING CERTIFICATION TO BE THEIR VOLUNTARY ACT AND DEED AS SUCH OWNERS OF SAID PROPERTY.

Lisa Nayler
 NOTARY PUBLIC



APPROVAL OF MORTGAGEES

Know all men by these presents that Walter D. Greer and Randall L. Greer, being mortgagees of the lands described within the Surveyor's Certificate and embraced within the plat do hereby approve of the disposition of the property as shown on this Final Plat.

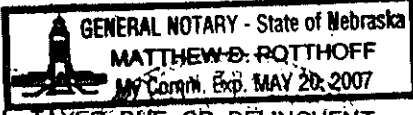
BY: Walter D. Greer
 Walter D. Greer
 Randall L. Greer P.O.A.

BY: Randall L. Greer
 Randall L. Greer

ACKNOWLEDGEMENT OF NOTARY
 STATE OF NEBRASKA)
)SS
 COUNTY OF DOUGLAS)

ON THIS 28 DAY OF Feb, 2004 BEFORE ME, A NOTARY PUBLIC, DULY QUALIFIED AND COMMISSIONED IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED WALTER D. GREER AND RANDALL L. GREER, WHO ARE PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE FOREGOING INSTRUMENT AS MORTGAGEES OF SAID PROPERTIES, AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING CERTIFICATION TO BE THEIR VOLUNTARY ACT AND DEED AS SUCH MORTGAGEES OF SAID PROPERTY.

Matthew D. Rothoff
 NOTARY PUBLIC



COUNTY TREASURER'S CERTIFICATION

THIS IS TO CERTIFY THAT I FIND NO REGULAR NOR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, AS SHOWN ON THE RECORDS OF THIS OFFICE.

THIS 26 DAY OF Feb, 04
[Signature]
 DOUGLAS COUNTY TREASURER



APPROVAL OF VILLAGE CLERK OF WATERLOO

THIS PLAT OF "HOMES AT RIVER ROAD" WAS APPROVED BY THE VILLAGE CLERK OF WATERLOO, THIS 26 DAY OF February, 2004

Nancy Hertz
 VILLAGE CLERK

APPROVAL OF VILLAGE OF WATERLOO

THIS PLAT OF "HOMES AT RIVER ROAD" WAS APPROVED BY THE BOARD OF TRUSTEES, THIS 26

Stanley E. Benke, Jr.
 CHAIRMAN

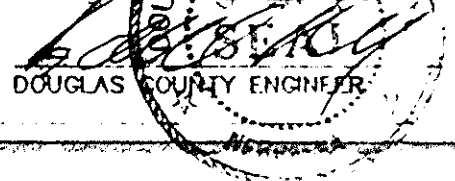
APPROVAL OF VILLAGE OF WATERLOO PLANNING BOARD

THIS PLAT OF "HOMES AT RIVER ROAD" WAS APPROVED BY THE VILLAGE OF WATERLOO PLANNING BOARD, THIS 26 DAY OF Feb, 04

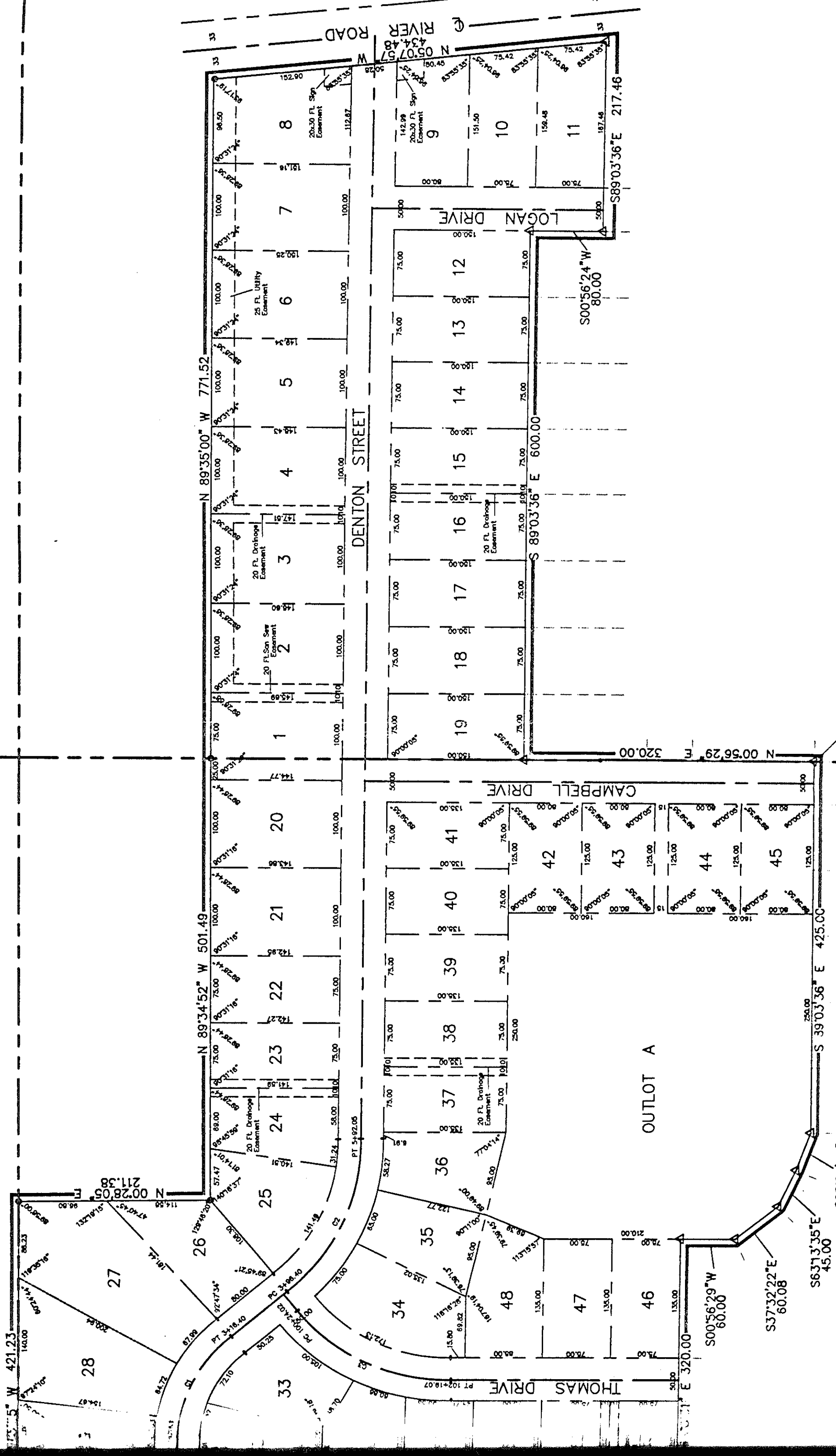
[Signature]
 BOARD PRESIDENT

REVIEW BY DOUGLAS COUNTY ENGINEER

THIS PLAT OF "HOMES AT RIVER ROAD" WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEER'S OFFICE ON THIS 26 DAY OF Feb, 04



CURVE DATA	ARC	DELTA	R	DEG	CH	T
C1	139.83	52°29'49"	152.61	37°32'39"	134.99	75.25
C2	195.64	52°29'48"	213.52	26°50'01"	188.87	105.29
C3	195.04	52°29'44"	212.87	26°54'57"	188.29	104.97



BEARINGS AND DISTANCES: 300.00 29 W,
 333.33 29 E, A DISTANCE OF 425.00 FEET TO THE



...iver Road, L.L.C.,
 ... and embraced within
 ... town, said subdivision to be
 ... and approve of the disposition
 ... avenues, and circles, and they do
 ... ndha Public Power District, U.S. West
 ... in the area to be subdivided, their
 ... other related facilities, and to extend thereon
 ... a transmission of signals and
 ... rough, under and
 ... f) wide strip
 ... nent to all
 ... lines,
 ... on, through, under
 ... private,
 ... be used for gardens,
 ... this herein granted.

L.L.C.

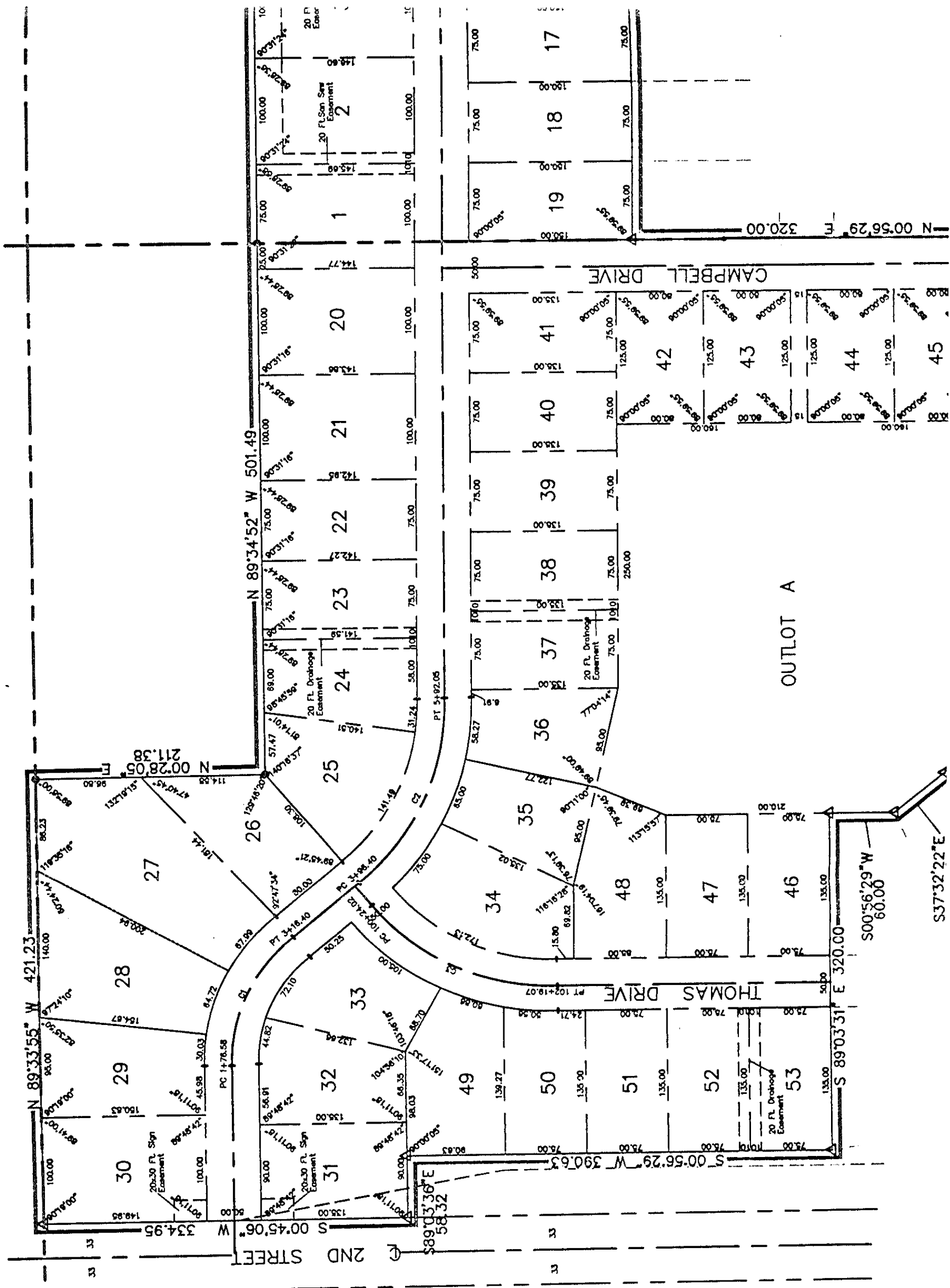
Handwritten signature: ...

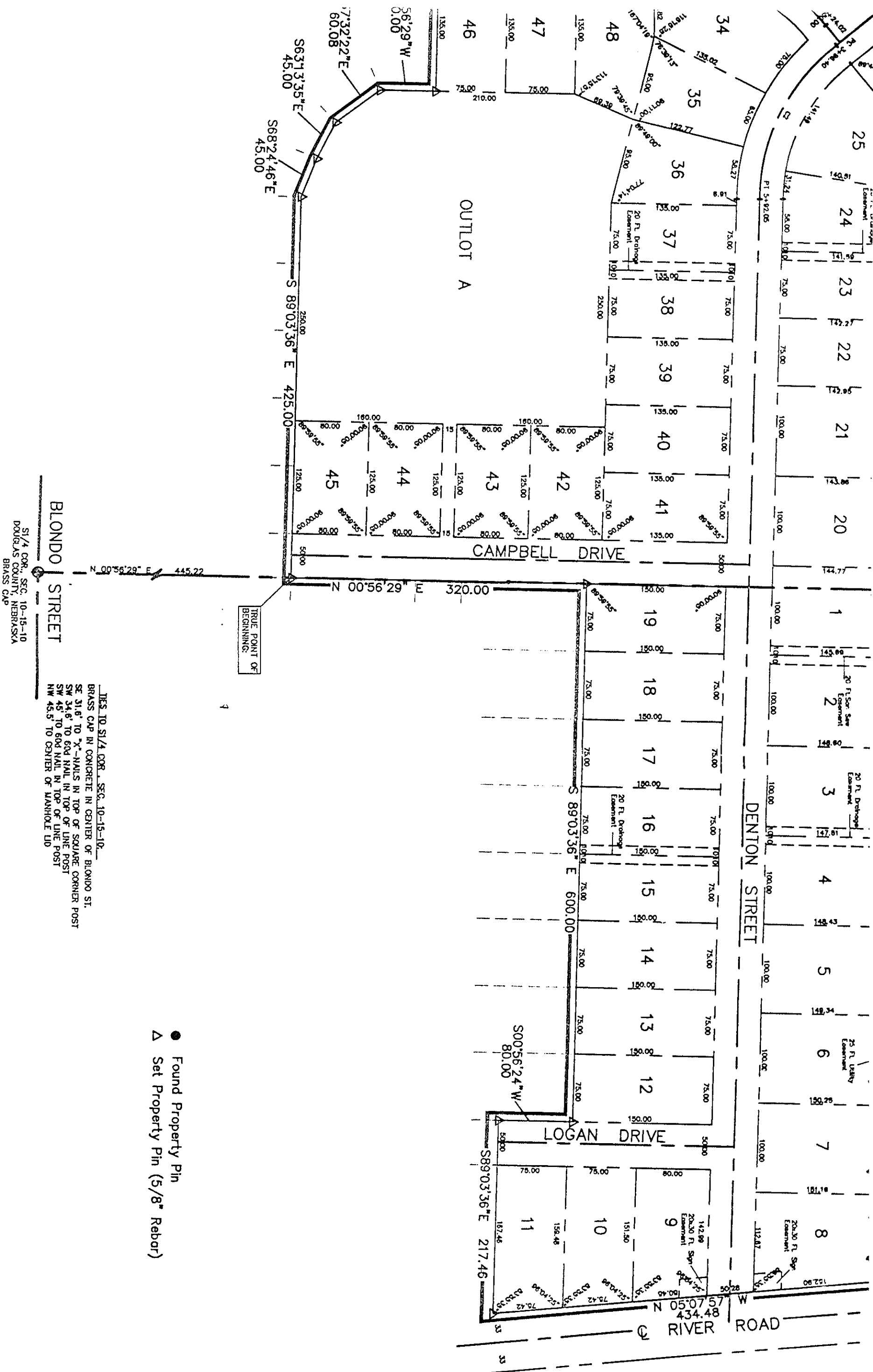
... COMMISSIONED
 ... MANAGERS OF
 ... PERSONALLY KNOWN
 ... OF
 ... TION TO BE THEIR



... nds described
 ... the property

CURVE DATA	
C1	139
C2	195
C3	195





SI 1/4 COR., SEC. 10-15-10
 DOUGLAS COUNTY, NEBRASKA
 BRASS CAP
 BLONDO STREET

THIS IS SI 1/4 COR., SEC. 10-15-10.
 BRASS CAP IN CONCRETE IN CENTER OF BLONDO ST.
 SE 31.6' TO "X"-NAILS IN TOP OF SQUARE CORNER POST
 SW 34.6' TO 60d NAIL IN TOP OF LINE POST
 NW 45.1' TO 60d NAIL IN TOP OF LINE POST
 NW 45.5' TO CENTER OF MANHOLE LID

- Found Property Pin
- △ Set Property Pin (5/8" Rebar)