



BK 2050 PG 693



DEED

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RECEIVED

DEC 30 12 49 PM '96

GEORGE J. BUCLEWICZ
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

110802 H
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DEL CO
MI-21550
1/11

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INDEXING

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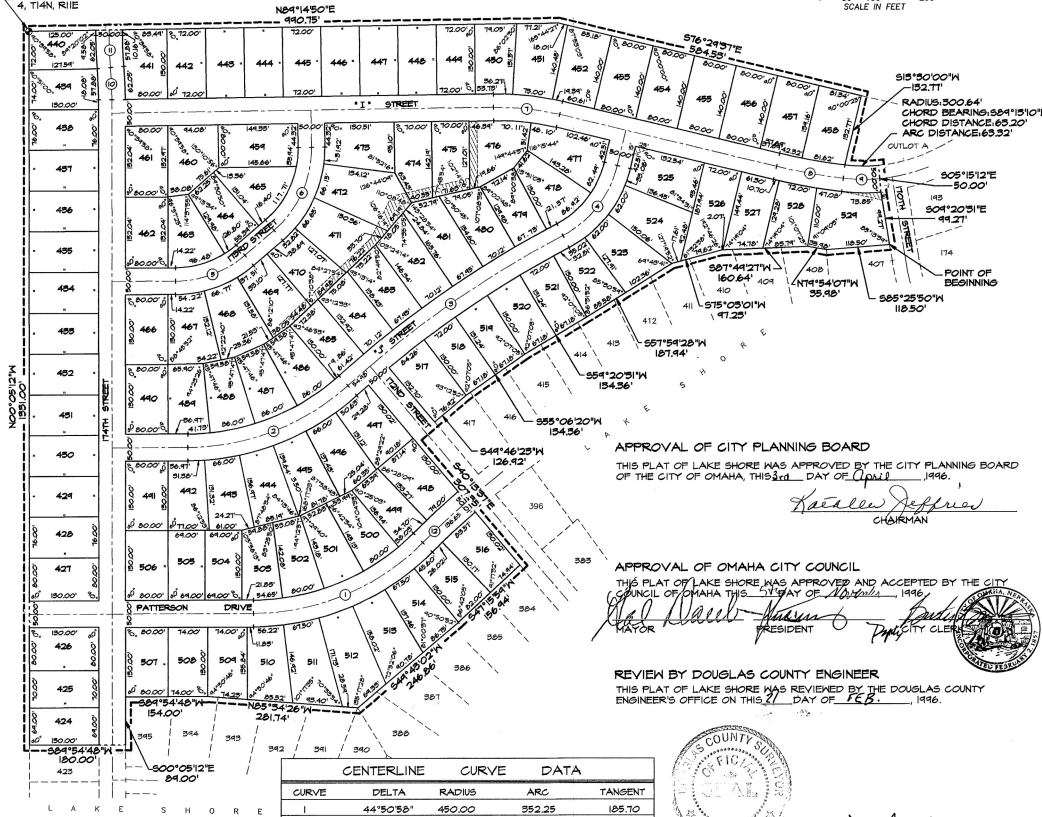
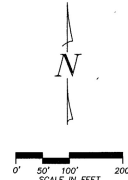
110802 14908 new
 FEB 88 88 14-14-11 FB 01-6-2000
 DEL CIO COMP
 LEGAL PG SCAN PV

LAKE SHORE

LOTS 424 THRU 529 INCLUSIVE

BEING A PLATTING OF PART OF THE SE 1/4 OF THE NE 1/4, TOGETHER WITH PART OF THE SW 1/4 OF THE NE 1/4, TOGETHER WITH PART OF THE NW 1/4 OF THE SE 1/4 OF SECTION 4, T4N, R1E OF THE 6th P.M., DOUGLAS COUNTY, NEBRASKA.

NW CORNER OF THE SOUTH
 1/2 OF THE NE 1/4 OF SECTION
 4, T4N, R1E



APPROVAL OF CITY PLANNING BOARD

THIS PLAT OF LAKE SHORE WAS APPROVED BY THE CITY PLANNING BOARD OF THE CITY OF OMAHA, THIS 2nd DAY OF April, 1996.

Kathleen Jeffries
 CHAIRMAN

APPROVAL OF OMAHA CITY COUNCIL

THIS PLAT OF LAKE SHORE WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF OMAHA, THIS 21st DAY OF March, 1996.

Del Paul Hansen
 MAYOR

REVIEW BY DOUGLAS COUNTY ENGINEER

THIS PLAT OF LAKE SHORE WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEER'S OFFICE ON THIS 21st DAY OF FEB., 1996.



Tom Doyle 2/21/96
 DOUGLAS COUNTY ENGINEER

CENTERLINE CURVE DATA				
CURVE	DELTA	RADIUS	ARC	TANGENT
1	44°50'58"	450.00	352.25	185.70
2	41°44'14"	450.00	321.80	171.56
3	14°14'56"	1472.54	440.56	246.55
4	48°55'07"	200.00	170.76	90.47
5	40°21'44"	200.00	140.84	73.51
6	50°18'14"	200.00	175.54	93.41
7	14°15'35"	500.00	124.43	62.54
8	06°41'33"	1056.05	126.66	65.50
9	12°04'00"	525.64	65.55	34.42
10	04°46'44"	718.75	54.97	30.00
11	04°46'44"	718.75	54.97	30.00
12	05°50'32"	1662.54	116.65	55.25

NOTES:

- 1) 90° = 90°00'00"
- 2) SEE RECORDED INSTRUMENT

LEGAL DESCRIPTION

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY AND THAT A BOND WILL BE POSTED WITH THE CITY OF OMAHA TO INSURE THAT PERMANENT MARKERS WILL BE SET AT ALL LOT CORNERS, ANGLE POINTS AND AT THE ENDS OF ALL CURVES WITHIN SAID SUBDIVISION TO BE KNOWN AS LAKE SHORE, LOTS 424 THRU 529 INCLUSIVE, BEING A PLATTING OF PART OF THE SE 1/4 OF THE NE 1/4, TOGETHER WITH PART OF THE SW 1/4 OF THE NE 1/4, TOGETHER WITH PART OF THE NW 1/4 OF THE SE 1/4 OF SECTION 4, T4N, R1E OF THE 6th P.M., DOUGLAS COUNTY, NEBRASKA. ALL MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NE CORNER OF LOT 407, LAKE SHORE, LOTS 529 THRU 423, INCLUSIVE, A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN SAID DOUGLAS COUNTY RECORDS, NORTHERLY, THE NORTHERLY LINE OF SAID LAKE SHORE ON THE FOLLOWING DESCRIBED IS COURSES: THENCE S85°25'50"W (ASSUMED BEARING) 118.50 FEET; THENCE N71°54'07"N 35.48 FEET; THENCE S81°22'01"N 154.56 FEET; THENCE S85°06'20"W 154.36 FEET; THENCE S44°46'23"N 126.42 FEET; THENCE S40°13'31"E 507.58 FEET; THENCE S41°15'34"N 156.94 FEET; THENCE S41°45'02"N 246.96 FEET; THENCE N85°54'26"W 291.74 FEET; THENCE S84°14'48"W 154.00 FEET; THENCE S00°05'12"E 84.00 FEET; THENCE S84°54'48"W 180.00 FEET; THENCE N00°05'12"W 180.00 FEET ON THE WEST LINE OF SAID SE 1/4 AND ON THE WEST LINE OF SAID NE 1/4 TO THE NW CORNER OF THE SOUTH 1/2 OF SAID NE 1/4; THENCE N84°14'50"E 880.79 FEET ON THE NORTH LINE OF THE SOUTH 1/2 OF SAID NE 1/4 TO THE SOUTHERLY LINE OF A TRACT OF LAND DESCRIBED ON A DEED RECORDED IN A DEED BOOK 1721 AT PAGE 144 OF THE DOUGLAS COUNTY RECORDS, THENCE S76°24'51"E 584.55 FEET ON THE SOUTHERLY LINE OF SAID TRACT TO THE NW CORNER OF OUTLOT 'A', LAKE SHORE, LOTS 114 THRU 183, INCLUSIVE, AND OUTLOT 'A', A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN SAID DOUGLAS COUNTY RECORDS, THENCE SOUTHERLY ON THE WESTERLY LINE OF SAID LAKE SHORE ON THE FOLLOWING DESCRIBED 4 COURSES: THENCE S15°30'00"W 152.71 FEET; THENCE S05°15'12"E 50.00 FEET; THENCE S04°20'31"E 94.21 FEET; THENCE S05°15'12"E 50.00 FEET ON A NONTANGENT LINE, THENCE N04°20'31"W 94.21 FEET TO THE POINT OF BEGINNING.



JAMES D. HARNER
 NEBRASKA R.L.S. 508

JANUARY 25, 1996

DATE:

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT I, PACESETTER HOMES, INC., A NEBRASKA CORPORATION, BEING THE OWNER OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND ENBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO STREETS AND LOTS TO BE NAMED AND NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS LAKE SHORE, LOTS 424 THRU 529, INCLUSIVE, AND I DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND I DO HEREBY DEDICATE TO THE PUBLIC, FOR PUBLIC USE, THE STREETS AS SHOWN ON THIS PLAT, AND I DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT AND U.S. WEST COMMUNICATIONS, INC. 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, CROSSARMS, DOWN GUYS 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 FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS, AND THE RECEPTION THEREOF, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEMS AND THEIR RECEPTION ON OVER, THROUGH, UNDER, AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ADJOINING ALL FRONT AND SIDE BOUNDARY LOT LINES, AN EIGHT (8) FOOT WIDE STRIP OF LAND ADJOINING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS, AND A SIXTEEN (16) FOOT WIDE OF LAND ADJOINING 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 (16) FOOT WIDE EASEMENT WILL BE REDUCED TO AN EIGHT (8) FOOT WIDE STRIP WHEN THE ADJACENT LAND IS PLATTED, PLATTED AND RECORDED IF SAID SIXTEEN (16) EASEMENT IS NOT OCCUPIED BY UTILITY FACILITIES, AND IF REQUESTED BY THE OWNER, NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

PACESETTER HOMES, INC.

Ralph J. Heavrin
 RALPH J. HEAVRIN, PRESIDENT

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)

COUNTY OF DOUGLAS)

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 12th DAY OF February, 1996, BY RALPH J. HEAVRIN, THE PRESIDENT OF PACESETTER HOMES, INC., A NEBRASKA CORPORATION, ON BEHALF OF THE CORPORATION.



Joyce E. Blair
 NOTARY PUBLIC

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 ENBRACED IN THIS PLAT, AS SHOWN ON THE RECORDS OF DELINQUENCY, AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S THIS OFFICE THIS 22nd DAY OF February, 1996.



APPROVAL OF CITY ENGINEER

I HEREBY APPROVE THIS PLAT OF LAKE SHORE ON THIS 22nd DAY OF July, 1996.

Raymond J. Heavrin
 CITY ENGINEER

I HEREBY CERTIFY THAT ADEQUATE PROVISIONS HAVE BEEN MADE FOR COMPLIANCE WITH CHAPTER 53 OF THE OMAHA MUNICIPAL CODE.

December 30, 1996
 DATE: CITY ENGINEER

AS SHOWN	JAN. 25, 1996	JKZ	JDM
DATE	DATE	DATE	DATE
LAKE SHORE			
FINAL PLAT			
2 THOMPSON, DRESSEN & DORNER, INC. Consulting Engineers & Land Surveyors 10800 N. 148th Street Omaha, Nebraska 68148 (402) 380 - 8860			
245-142			
A245142A.DWG			