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RECEIVED

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GEORGIA  
REGISTER  
DOUGLAS

110802 H  
FEE 8850 R  
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INDEXING

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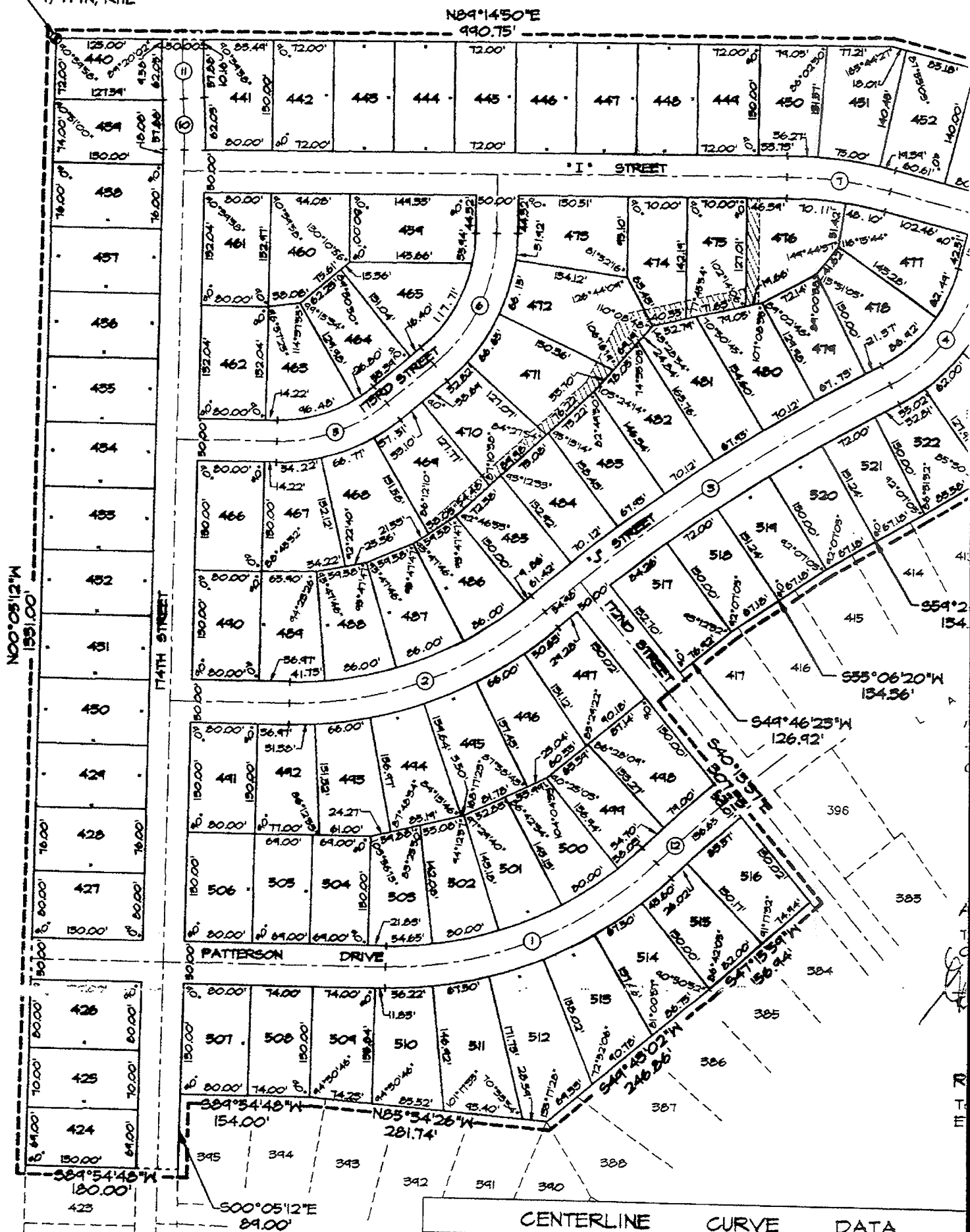
110008 14908 NW  
FEE 88 3/4 4-14-11 FB 01-60770  
DEL 0'0 30'17  
LEGAL PG SCAN FV

# 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  
TOGETHER WITH PART OF THE NW 1/4 OF THE SE 1/4 OF SECTION 4, T14N, R11E OF THE 6th P.M.  
COUNTY, NEBRASKA.

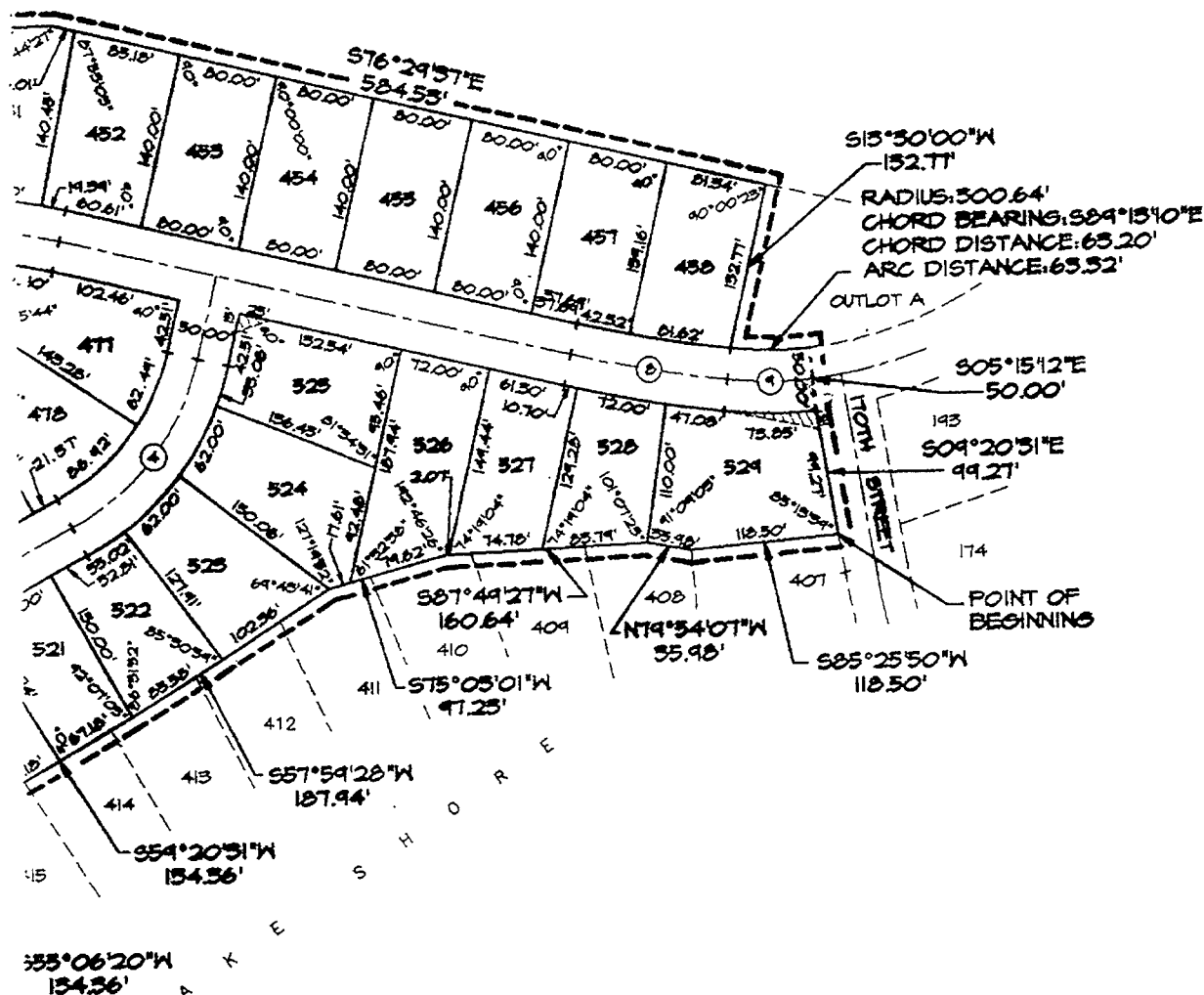
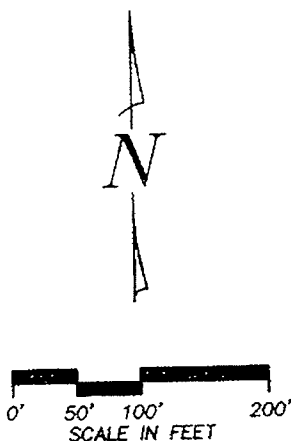
NW CORNER OF THE SOUTH  
1/2 OF THE NE 1/4 OF SECTION  
4, T14N, R11E



CENTERLINE CURVE DATA				
CURVE	DELTA	RADIUS	ARC	TANG
1	44°50'58"	450.00	352.25	185
2	41°44'14"	450.00	327.80	171

L A K E S H O R E

THE SW 1/4 OF THE NE 1/4,  
THE 6th P.M., DOUGLAS



APPROVAL OF CITY PLANNING BOARD

THIS PLAT OF LAKE SHORE WAS APPROVED BY THE CITY PLANNING BOARD  
OF THE CITY OF OMAHA, THIS 3rd 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 5 DAY OF November, 1996.

MAYOR

**PRESIDENT**

~~DE~~ CITY CLE



## REVIEW BY DOUGLAS COUNTY ENGINEER

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

LEGAL DESCRIPTION

I HEREBY CERTIFY THAT PERMANENT MARKERS POSTED WITH THE CITY POINTS AND AT THE END INCLUSIVE, BEING A PLAT TOGETHER WITH PART OF ALL MORE PARTICULAR THRU 423, INCLUSIVE, A WESTERLY ON THE N<sup>01</sup> 58°5'25"50"W (ASSUMED) THENCE S75°03'01"W (S55°06'20"W) 134.36 FEET 156.94 FEET; THENCE S4 THENCE S00°05'12"E & LINE OF SAID SE 1/4 AN N89°14'50"E 990.75 FEET LAND DESCRIBED ON A THENCE S76°29'37"E 58 SHORE, LOTS 119 THRU 16 DOUGLAS COUNTY; THEN COURSES; THENCE S13°3 THE LEFT, CHORD BEA: S05°15'12"E 50.00 FEET

JANUARY 25, 1964

DATE:

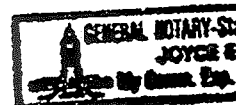
## DEDICATION

KNOW ALL MEN BY THE  
OWNER OF THE LAND I  
CAUSED SAID LAND TO  
SUBDIVISION TO BE HERE  
AND APPROVE OF THE  
THE PUBLIC, FOR PUBLIC  
EASEMENT TO THE OMA  
HAS BEEN GRANTED A  
SUCCESSORS AND ASS  
GUYS AND ANCHORS,  
CABLES FOR THE CAR  
TRANSMISSION OF SIGNALS  
PROVIDED BY A CABLE  
FIVE (5') FOOT WIDE STRIP  
OF LAND ADJOINING THE  
LAND ADJOINING THE ROAD  
AS THOSE LOTS FORM A  
WIDE EASEMENT WILL BE  
FLATTED AND RECORDED  
REQUESTED BY THE OWNER  
PLACED IN SAID EASEMENT  
DRIVEWAYS, AND OTHER  
HEREIN GRANTED.

## ACKNOWLEDGEMENT

STATE OF NEBRASKA  
 )SS  
 COUNTY OF DOUGLAS

THE FOREGOING DED  
J. HEAVRIN, THE PRES  
CORPORATION.



## COUNTY TREASURER

THIS IS TO CERTIFY THAT THE  
DESCRIPTOR DESCRIBED IN THE  
DELINQUENT, AGAINST  
THIS OFFICE THIS 21

DATA

RC TANGENT

1.25 185.70

RIPTION

Y THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT  
ERS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY AND THAT A BOND WILL BE  
CITY OF OMAHA TO INSURE THAT PERMANENT MARKERS WILL BE SET AT ALL LOT CORNERS, ANGLE  
E ENDS OF ALL CURVES WITHIN SAID SUBDIVISION TO BE KNOWN AS LAKE SHORE, LOTS 424 THRU 529,  
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,  
ART OF THE NW 1/4 OF THE SE 1/4 OF SECTION 4, T14N, R11E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA,  
ULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NE CORNER OF LOT 401, LAKE SHORE, LOTS 329  
IVE, A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN SAID DOUGLAS COUNTY; THENCE  
E NORTHERLY LINE OF SAID LAKE SHORE ON THE FOLLOWING DESCRIBED 15 COURSES; THENCE  
UMED BEARING) 118.50 FEET; THENCE N79°54'07"W 35.98 FEET; THENCE S87°49'27"W 160.64 FEET;  
1"W 97.23 FEET; THENCE S57°59'28"W 187.94 FEET; THENCE S59°20'31"W 134.36 FEET; THENCE  
36 FEET; THENCE S49°46'23"W 126.92 FEET; THENCE S40°13'37"E 307.35 FEET; THENCE S47°15'59"W  
E S49°43'02"W 246.86 FEET; THENCE N85°34'26"W 281.74 FEET; THENCE S89°54'48"W 154.00 FEET;  
2"E 89.00 FEET; THENCE S89°54'48"W 180.00 FEET; THENCE N00°05'12"W 1331.00 FEET ON THE WEST  
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  
5 FEET ON THE NORTH LINE OF THE SOUTH 1/2 OF SAID NE 1/4 TO THE SOUTHERLY LINE OF A TRACT OF  
ON A DEED RECORDED IN A DEED BOOK 1721 AT PAGE 744 OF THE DOUGLAS COUNTY RECORDS;  
"E 584.53 FEET ON THE SOUTHERLY LINE OF SAID TRACT TO THE NW CORNER OF OUTLOT "A" LAKE  
TRU 193, INCLUSIVE, AND OUTLOT "A", A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN SAID  
; THENCE SOUTHERLY ON THE WESTERLY LINE OF SAID LAKE SHORE ON THE FOLLOWING DESCRIBED 4  
313°30'00"W 132.71 FEET; THENCE SOUTHEASTERLY ON A 300.64 FOOT RADIUS NONTANGENT CURVE TO  
BEARING S89°13'10"E, CHORD DISTANCE 63.20 FEET, AN ARC DISTANCE OF 63.32 FEET; THENCE  
FEET ON A NONTANGENT LINE; THENCE N09°20'31"W 99.27 FEET TO THE POINT OF BEGINNING.



JAMES D. WARNER  
NEBRASKA R.L.S. 308

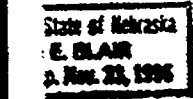
' THESE PRESENTS: THAT WE PACESETTER HOMES, INC., A NEBRASKA CORPORATION, BEING THE  
ND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE  
ID TO BE SUBDIVIDED INTO STREETS AND LOTS TO BE NAMED AND NUMBERED AS SHOWN, SAID  
HEREAFTER KNOWN AS LAKE SHORE, LOTS 424 THRU 529, INCLUSIVE, AND WE DO HEREBY RATIFY  
THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND WE DO HEREBY DEDICATE TO  
PUBLIC USE, THE STREETS AS SHOWN ON THIS PLAT, AND WE DO FURTHER GRANT A PERPETUAL  
OMAHA PUBLIC POWER DISTRICT AND U.S. WEST COMMUNICATIONS, INC. AND ANY COMPANY WHICH  
D A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR  
ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSARMS, DOWN  
RS, CABLES, CONDUITS AND OTHER RELATED FACILITIES AND TO EXTEND THEREON WIRES OR  
CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER FOR THE  
SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEPTION THEREOF, INCLUDING SIGNALS  
ABLE TELEVISION SYSTEMS AND THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS A  
E STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LOT LINES; AN EIGHT (8') FOOT WIDE  
JOINING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS; AND A SIXTEEN (16') FOOT WIDE OF  
HE REAR BOUNDARY LINES OF ALL EXTERIOR LOTS. THE TERM EXTERIOR LOTS IS HEREIN DEFINED  
ORMING THE OUTER PERIMETER OF THE ABOVE DESCRIBED ADDITION. SAID SIXTEEN (16') FOOT  
ILL BE REDUCED TO AN EIGHT (8') FOOT WIDE STRIP WHEN THE ADJACENT LAND IS SURVEYED,  
CORDED IF SAID SIXTEEN (16') EASEMENT IS NOT OCCUPIED BY UTILITY FACILITIES AND IF  
E OWNER. NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE  
ASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS,  
OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS

PACESETTER HOMES, INC.

BY Ralph J. Heavrin  
RALPH J. HEAVRIN, PRESIDENT

MENT OF OTARY

(A)  
AS)  
EDICATION WAS ACKNOWLEDGED BEFORE ME THIS 15 DAY OF February, 1996, BY RALPH  
ESIDENT OF PACESETTER HOMES, INC., A NEBRASKA CORPORATION, ON BEHALF OF THE



E. Blair  
NOTARY PUBLIC

JRER'S CERTIFICATE

' THAT I FIND NO REGULAR OR SPECIAL TAXES, DUE OR DELINQUENT, AGAINST THE PROPERTY  
SURVEYOR'S CERTIFICATE AND EMBRACED IN THIS PLAT, AS SHOWN ON THE RECORDS OF  
ST THE PROPERTY DESCRIBED IN THE SURVEYOR'S  
25 DAY OF Dec, 1996.

Julie M. Hanger  
COUNTY TREASURER



AS SHOWN	JAN. 25, 1996	JKZ	JDW
Scale:	Date:	Drawn by:	Checked by:
			Revision:

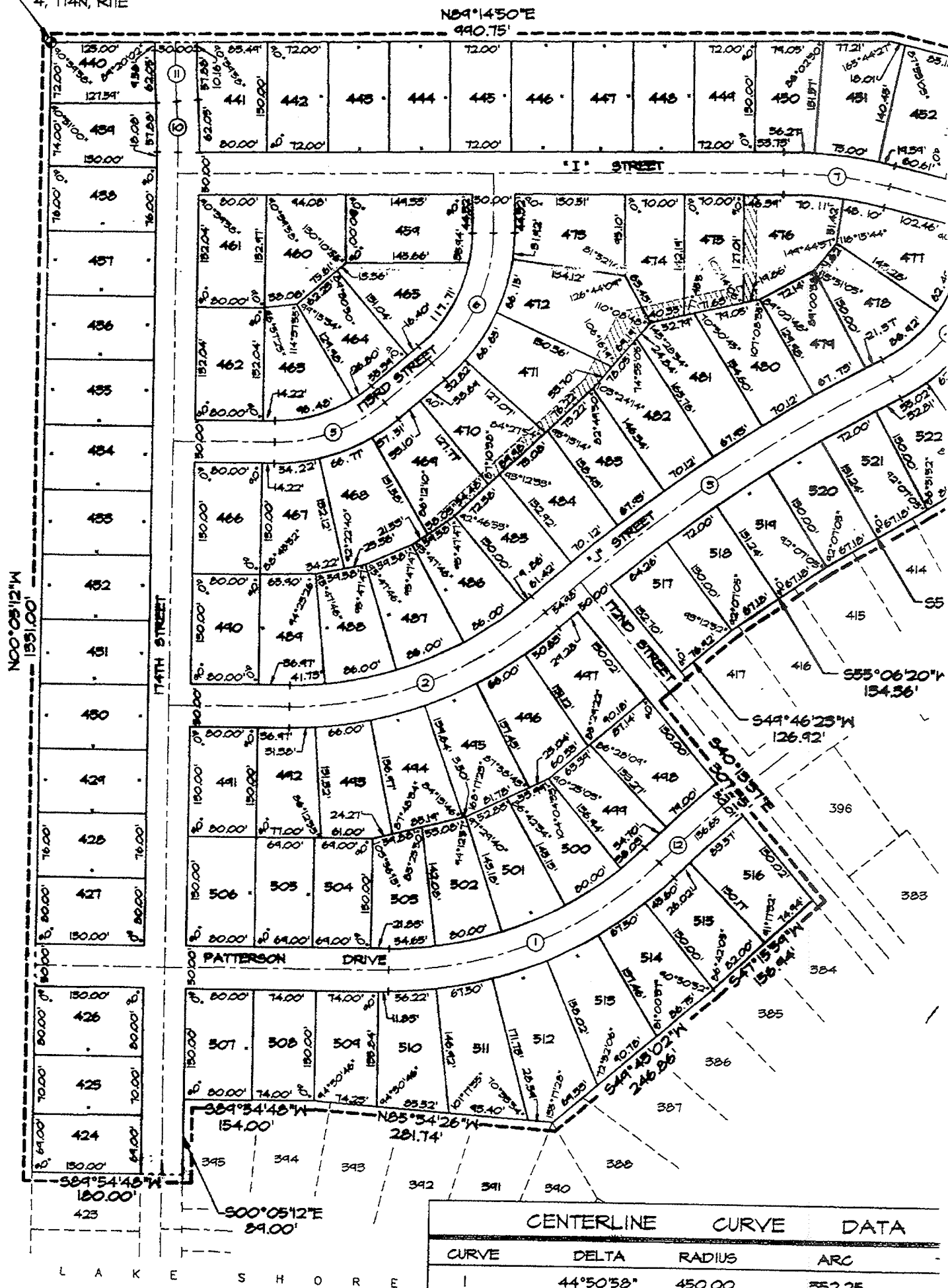
FINAL PLAT

LAKE SHORE

2 THOMPSON, DREESSEN & DORNER, INC.  
Consulting Engineers & Land Surveyors

10836 OLD MILL ROAD  
OMAHA, NE 68154  
(402) 330 - 8860

NW CORNER OF THE SOUTH  
1/2 OF THE NE 1/4 OF SECTION  
4, T14N, R11E



# NOTES:

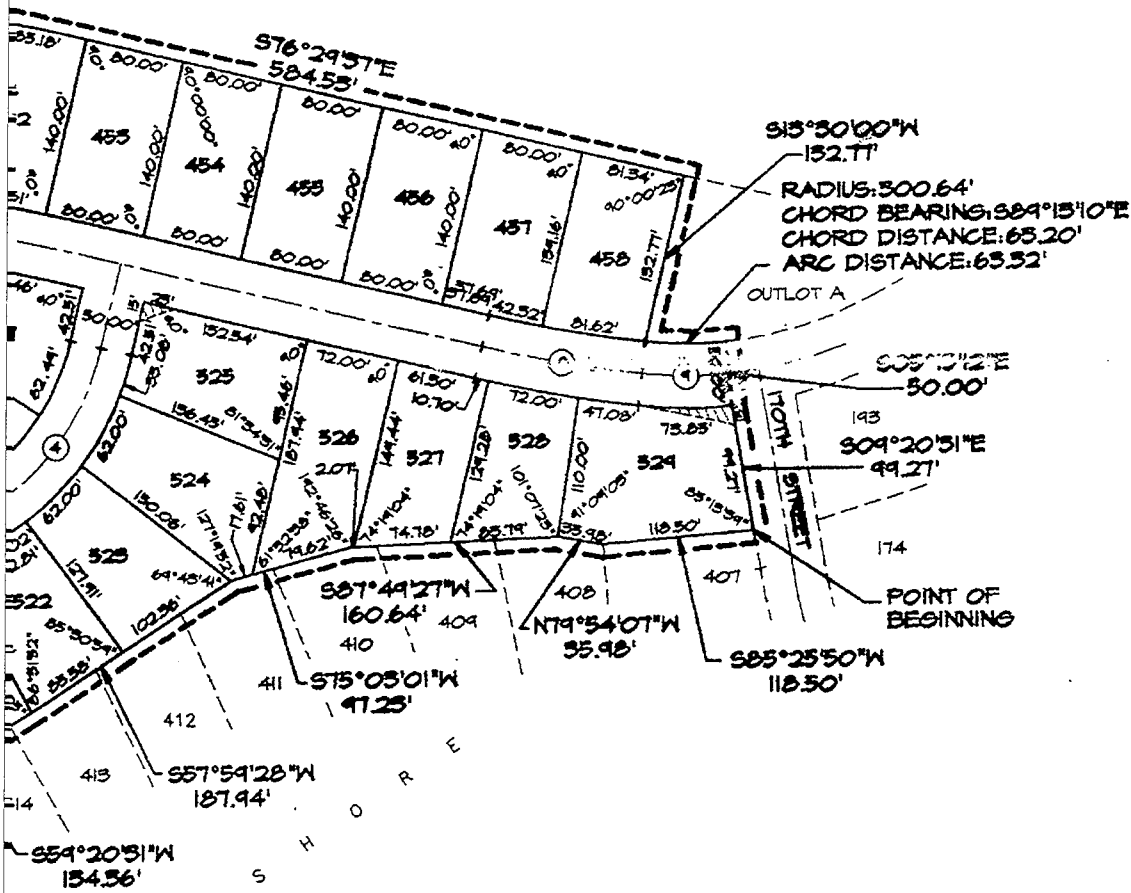
1) 90° = 90°00'00"

2)  SEWER AND DRAINAGE EASEMENT  
SEE RECORDED INSTRUMENT

CENTERLINE CURVE DATA			
CURVE	DELTA	RADIUS	ARC
1	44°50'53"	450.00	352.25
2	41°44'14"	450.00	327.80
3	14°14'36"	1912.59	490.36
4	48°55'07"	200.00	170.76
5	40°21'44"	200.00	140.89
6	50°18'14"	200.00	175.59
7	14°15'33"	500.00	124.43
8	06°41'33"	1086.08	126.86
9	12°04'00"	325.64	68.58
10	04°46'49"	718.75	59.97
11	04°46'49"	718.75	59.97
12	03°50'32"	1662.59	111.05

0' 50' 100' 200'  
SCALE IN FEET

LINE OF SAID SE 1/4 AND ON  
N89°14'50"E 990.75 FEET ON  
LAND DESCRIBED ON A DEED  
THENCE S76°29'37"E 584.53'  
SHORE, LOTS 119 THRU 193, INC.  
DOUGLAS COUNTY; THENCE SC  
COURSES; THENCE S13°30'00"W  
THE LEFT, CHORD BEARING  
S05°15'12"E 50.00 FEET ON A



JANUARY 25, 1996

DATE:

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE OWNER OF THE LAND DESCRIBED CAUSED SAID LAND TO BE SUBDIVIDED TO BE HEREAFTER AND APPROVE OF THE DISPOSITION OF THE PUBLIC, FOR PUBLIC USE EASEMENT TO THE OMAHA PL HAS BEEN GRANTED A FRANK SUCCESSORS AND ASSIGNS, GUYS AND ANCHORS, CABLE CABLES FOR THE CARRYING TRANSMISSION OF SIGNALS PROVIDED BY A CABLE TELEPHONE STRIP OF LAND ADJOINING THE REAR OF SAID THOSE LOTS FORMING THE EASEMENT WILL BE RE PLATTED AND RECORDED REQUESTED BY THE OWNER. I PLACED IN SAID EASEMENT DRIVEWAYS, AND OTHER PURPOSES HEREIN GRANTED.

### APPROVAL OF CITY PLANNING BOARD

THIS PLAT OF LAKE SHORE WAS APPROVED BY THE CITY PLANNING BOARD OF THE CITY OF OMAHA, THIS 3rd 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 5th DAY OF November, 1996.

*Hal Dahl* MAYOR  
*President* PRESIDENT  
*City Clerk* CITY CLERK

### REVIEW BY DOUGLAS COUNTY ENGINEER

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

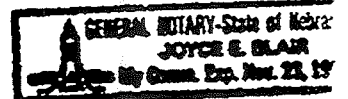
A
TANGENT
185.70
171.56
246.55
90.97
73.51
93.91
62.54
63.50
34.42
30.00
30.00
55.05

*Tom Doyle* 2/21/96  
DOUGLAS COUNTY ENGINEER

### ACKNOWLEDGEMENT OF

STATE OF NEBRASKA)  
)SS  
COUNTY OF DOUGLAS)

THE FOREGOING DEDICATION OF  
J. HEAVRIN, THE PRESIDENT OF  
CORPORATION.



### COUNTY TREASURER'S

THIS IS TO CERTIFY THAT I HAVE  
DESCRIBED IN THE SURVEY  
DELINQUENT, AGAINST THE F  
THIS OFFICE THIS 25 DAY

### APPROVAL OF CITY ENGINEER

I HEREBY APPROVE THIS PLAT

I HEREBY CERTIFY THAT AD  
OMAHA MUNICIPAL CODE.

*December 30, 1996*  
DATE.

E 190.13 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 744 OF THE DOUGLAS COUNTY RECORDS; THENCE S 89° 13' 10" E 584.53 FEET ON THE SOUTHERLY LINE OF SAID TRACT TO THE NW CORNER OF OUTLOT "A" LAKE SHORE; THENCE SOUTHERLY ON THE WESTERLY LINE OF SAID LAKE SHORE ON THE FOLLOWING DESCRIBED: 4 THENCE S 13° 30' 00" W 132.77 FEET; THENCE SOUTHEASTERLY ON A 300.64 FOOT RADIUS NONTANGENT CURVE TO CHORD BEARING S 89° 13' 10" E, CHORD DISTANCE 65.20 FEET, AN ARC DISTANCE OF 65.32 FEET; THENCE E 50.00 FEET ON A NONTANGENT LINE; THENCE N 09° 20' 31" W 99.27 FEET TO THE POINT OF BEGINNING.



25, 1996

JAMES D. WARNER  
NEBRASKA R.L.S. 308

TION

WE HEREBY GRANT BY THESE PRESENTS: THAT WE PACESETTER HOMES, INC., A NEBRASKA CORPORATION, BEING THE OWNER OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE DECIDED TO BE SUBDIVIDED INTO STREETS AND LOTS TO BE NAMED AND NUMBERED AS SHOWN, SAID LOTS TO BE HEREAFTER KNOWN AS LAKE SHORE, LOTS 424 THRU 529, INCLUSIVE, AND WE DO HEREBY RATIFY AND CONFIRM THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND WE DO HEREBY DEDICATE TO THE PUBLIC, FOR PUBLIC USE, THE STREETS AS SHOWN ON THIS PLAT, AND WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT AND U.S. WEST COMMUNICATIONS, INC. AND ANY COMPANY WHICH MAY BE GRANTED A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR OFFICIALS AND ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSARMS, DOWN-RODS, 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 RECEIVED BY A CABLE TELEVISION SYSTEMS AND THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS A SIX FOOT WIDE STRIP OF LAND ABUTTING 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 STRIP OF LAND ADJOINING THE REAR BOUNDARY LINES OF ALL EXTERIOR LOTS. THE TERM EXTERIOR LOTS IS HEREIN DEFINED TO BE LOTS FORMING THE OUTER PERIMETER OF THE ABOVE DESCRIBED ADDITION. SAID SIXTEEN (16') FOOT WIDE STRIP WILL BE REDUCED TO AN EIGHT (8') FOOT WIDE STRIP WHEN THE ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED IF SAID SIXTEEN (16') EASEMENT IS NOT OCCUPIED BY UTILITY FACILITIES AND IF USED BY THE OWNER, NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLANTED OR MAINTAINED 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 RESERVED.

PACESETTER HOMES, INC.

BY Ralph J. Heavrin  
RALPH J. HEAVRIN, PRESIDENT

#### ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)  
COUNTY OF DOUGLAS)

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 15 DAY OF February, 1996, BY RALPH J. HEAVRIN, PRESIDENT OF PACESETTER HOMES, INC., A NEBRASKA CORPORATION, ON BEHALF OF THE CORPORATION.

NOTARY PUBLIC - State of Nebraska  
JOYCE E. BLAIR  
My Comm. Exp. Nov. 23, 1996

Joyce E. Blair  
NOTARY PUBLIC

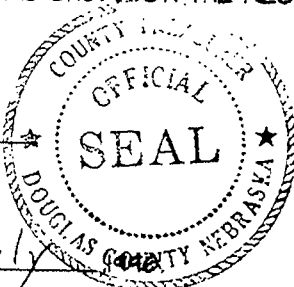
#### TREASURER'S CERTIFICATE

I 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 ON THE RECORDS OF THE COUNTY OF DOUGLAS, NEBRASKA, AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE ON THIS 25 DAY OF Dec, 1996.

Julie M. Haney  
COUNTY TREASURER

CITY ENGINEER

APPROVE THIS PLAT OF LAKE SHORE ON THIS 22<sup>nd</sup> DAY OF July, 1996.  
Randy L. Neumann  
CITY ENGINEER



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

number 30, 1996  
Randy L. Neumann  
CITY ENGINEER

LAKE SHORE

2 THOMPSON, DREESSEN & DORNER, INC.  
Consulting Engineers & Land Surveyors

245-1

A245142A