

2012-19787

07/03/2012 2:30:47 PM

Lloyd J. Dowding

REGISTER OF DEEDS

COUNTER	<u> P </u>	C.E.	<u> B </u>
VERIFY	<u> P </u>	D.E.	<u> B </u>
PROOF	<u> LM </u>		
FEES \$	<u> 19.00 </u>		
CHECK#	<u> </u>		
CHG	<u> HIFA </u>	CASH	<u> </u>
REFUND	<u> </u>	CREDIT	<u> </u>
SHORT	<u> </u>	NCR	<u> </u>



**THIS PAGE ADDED
FOR RECORDING
INFORMATION.**

**DOCUMENT STARTS ON
NEXT PAGE.**

LLOYD J. DOWDING

SARPY COUNTY REGISTER OF DEEDS
Steven J. Stastny, Deputy
1210 GOLDEN GATE DRIVE, STE 1109
PAPILLION, NE 68046-2895
402-593-5773

2012-19787

DANIELL'S FARM ADDITION

DEDICATION
 KNOW ALL MEN BY THESE PRESENTS THAT WE, THE BELLEVUE CITY MUNICIPAL BUILDING CORPORATION, BEING THE OWNER OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS DANIELL'S FARM ADDITION, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT. WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT AND CENTURYLINK, 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, CROSS ARMS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON WIRES OR CABLES FOR THE TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEPTION THEREON, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEPTION ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LINES, AND AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL LOTS. NO PERMANENT BUILDINGS, TREES, RETAINING WALL OR LOOSE ROCK SHALL BE PLACED IN THE 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 OF RIGHTS HEREIN GRANTED. IN WITNESS WHEREOF WE DO SET OUR NAMES THIS 22ND DAY OF April 2012.

Frank Kumor
 PRESIDENT, BELLEVUE CITY MUNICIPAL BUILDING CORPORATION

ACKNOWLEDGMENT OF NOTARY
 STATE OF NEBRASKA)
 COUNTY OF SARPY)

ON THIS 22ND DAY OF April, 2012, BEFORE ME THE UNDERSIGNED NOTARY PUBLIC AND FOR SAID COUNTY, PERSONS WHOSE NAMES APPEAR ON THE FOREGOING PLAT AND WHOSE NAMES AND ADDRESSES ARE SET FORTH IN THE DEDICATION OF THIS PLAT AND WHO DO ACKNOWLEDGE THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED.

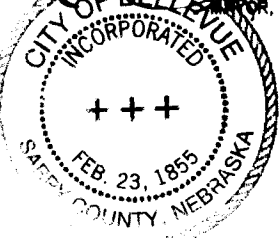
MY COMMISSION EXPIRES 12/31/2015
 NOTARY PUBLIC
MARY LOU SCHWOPPE
 My Comm. Exp. Dec. 15, 2015

APPROVAL OF BELLEVUE PLANNING COMMISSION
 THIS PLAT OF "DANIELL'S FARM ADDITION" WAS APPROVED BY THE BELLEVUE PLANNING COMMISSION THIS 9TH DAY OF February, 2012.

San P. Deal
 CHAIRPERSON BELLEVUE PLANNING COMMISSION

APPROVAL OF BELLEVUE CITY COUNCIL
 THIS PLAT OF "DANIELL'S FARM ADDITION" WAS APPROVED BY THE BELLEVUE CITY COUNCIL THIS 9TH DAY OF April, 2012. THIS PLAT BECOMES NULL AND VOID IF NOT RECORDED WITHIN 90 DAYS OF THIS DATE.

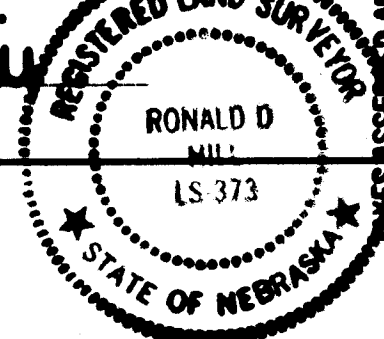
ATTEST:
Ray Damant
 CITY CLERK



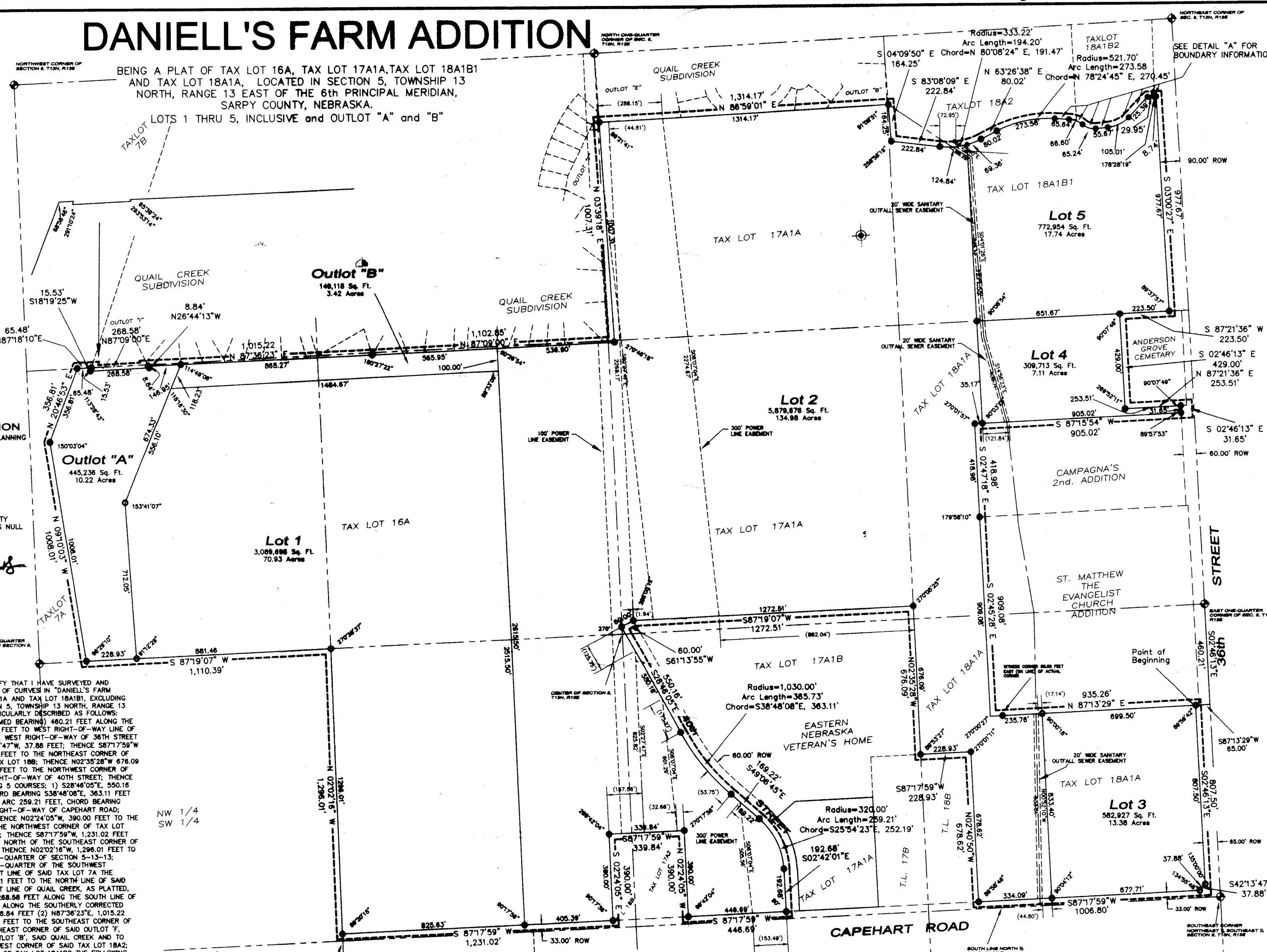
SURVEYOR'S CERTIFICATE

I, RONALD D. HILL, THE UNDERSIGNED REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED AND ACCURATELY STAKED THE CORNERS OF ALL LOTS, STREETS, ANGLES POINTS AND END OF CURVES IN "DANIELL'S FARM ADDITION", BEING A PLATING OF ALL OF TAX LOT 16A, TAX LOT 17A1A, TAX LOT 18A1A AND TAX LOT 18A1B1, EXCLUDING ANY INTEREST IN COUNTY ROAD EASEMENTS OR RIGHT-OF-WAYS, LOCATED IN SECTION 5, TOWNSHIP 13 NORTH, RANGE 13 EAST OF THE 6th PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST & CORNER OF SAID SECTION 5; THENCE S02°46'13"E 429.00 FEET ALONG THE EAST LINE OF THE SOUTH ONE-QUARTER OF SAID SECTION 5; THENCE S87°17'59"W 65.00 FEET TO WEST RIGHT-OF-WAY LINE OF 36TH STREET AND POINT OF BEGINNING; THENCE S02°46'13"E, 807.50 FEET ALONG THE WEST RIGHT-OF-WAY OF 36TH STREET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF CAPEHART ROAD; THENCE S42°13'47"W, 37.88 FEET; THENCE S87°17'59"W 1006.80 FEET ALONG SAID NORTH RIGHT-OF-WAY LINE; THENCE N02°40'50"W, 678.62 FEET TO THE NORTHEAST CORNER OF TAX LOT 18B; THENCE S87°17'59"W, 228.93 FEET TO THE NORTHEAST CORNER OF TAX LOT 18B; THENCE N02°35'28"W 678.09 FEET TO THE NORTHEAST CORNER OF TAX LOT 17A1B; THENCE S87°19'07"W, 1,272.51 FEET TO THE NORTHEAST CORNER OF SAID TAX LOT 17A1B; THENCE S02°46'13"E, 429.00 FEET TO A POINT ON THE WEST RIGHT-OF-WAY OF 40TH STREET; THENCE S02°46'13"E, 429.00 FEET TO THE WEST RIGHT-OF-WAY OF 40TH STREET ALONG THE FOLLOWING 5 COURSES: (1) S28°46'05"E, 550.16 FEET (2) ALONG A CURVE TO THE LEFT RADIUS 1,030.00 FEET, ARC 365.73 FEET, CHORD BEARING S38°48'08"E, 363.11 FEET (3) S49°06'45"E, 189.22 FEET (4) ALONG A CURVE TO THE RIGHT RADIUS 320.00 FEET, ARC 259.21 FEET, CHORD BEARING S25°54'23"E, 252.19 FEET (5) S02°42'01"E, 192.68 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF CAPEHART ROAD; THENCE S87°17'59"W, 448.69 FEET TO THE SOUTHEAST CORNER OF TAX LOT 17A1A; THENCE N02°24'09"W, 390.00 FEET TO THE NORTHEAST CORNER OF SAID TAX LOT 17A1A; THENCE S87°17'59"W, 339.84 FEET TO THE NORTHEAST CORNER OF TAX LOT 18B; THENCE S02°24'05"E, 390.00 FEET TO THE SOUTHWEST CORNER OF TAX LOT 18B; THENCE S87°17'59"W, 1,231.02 FEET ALONG SAID NORTH RIGHT-OF-WAY LINE OF CAPEHART ROAD TO A POINT 33.00 FEET NORTH OF THE SOUTHEAST CORNER OF THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 5-13-13; THENCE N02°02'16"W, 1,296.01 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 5-13-13; THENCE S87°19'07"W, 1,110.39 FEET ALONG THE NORTH LINE OF SAID NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 5-13-13 TO THE SOUTHWEST CORNER OF TAX LOT 7A; THENCE ALONG THE EAST LINE OF SAID TAX LOT 7A THE FOLLOWING TWO (2) COURSES: (1) N09°10'03"W 1,008.01 FEET; (2) N20°46'53"E, 356.81 FEET TO THE NORTH LINE OF SAID TAX LOT 16A; THENCE N87°18'10"E, 65.48 FEET ALONG SAID NORTH LINE TO THE WEST LINE OF QUAIL CREEK, AS PLATTED, RECORDED AND CORRECTED; THENCE S18°19'25"W, 15.53 FEET; THENCE N87°09'00"E, 268.58 FEET ALONG THE SOUTH LINE OF SAID QUAIL CREEK TO THE SOUTHWEST CORNER OF OUTLOT "A"; THENCE S18°19'25"W, 15.53 FEET; THENCE N87°09'00"E, 268.58 FEET ALONG THE SOUTH LINE OF SAID QUAIL CREEK TO THE SOUTHWEST CORNER OF OUTLOT "B"; SAID QUAIL CREEK AND TO THE WEST LINE OF TAX LOT 18A2; THENCE S04°09'50"E, 184.25 FEET TO THE SOUTHWEST CORNER OF SAID TAX LOT 18A2; THENCE ALONG THE SOUTH LINE OF SAID TAX LOT 18A2 AND ALONG THE SOUTH LINE OF TAX LOT 18A1B2 THE FOLLOWING ELEVEN (11) COURSES: (1) S83°08'09"E 222.84 FEET; (2) THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 333.22 FEET, AN ARC LENGTH OF 194.20 FEET WITH A LONG CHORD BEARING N80°08'24"E FOR 191.47 FEET; (3) THENCE N63°26'38"E 80.02 FEET; (4) THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 521.70 FEET, AN ARC LENGTH OF 273.58 FEET WITH A LONG CHORD BEARING N78°24'45"E FOR 270.45 FEET; (5) THENCE S86°27'52"E 65.64 FEET; (6) THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 101.03 FEET, AN ARC LENGTH OF 66.60 FEET WITH A LONG CHORD BEARING S86°27'52"E 66.60 FEET; (7) THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 79.56 FEET, AN ARC LENGTH OF 65.24 FEET WITH A LONG CHORD BEARING S72°07'48"E 63.43 FEET; (8) THENCE N84°22'43"E 29.95 FEET; (9) THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 150.49 FEET, AN ARC LENGTH OF 105.01 FEET WITH A LONG CHORD BEARING N64°23'15"E 102.90 FEET; (10) THENCE N44°09'34"E 125.39 FEET; (11) THENCE N88°31'15"E 29.95 FEET TO THE SOUTHWEST CORNER OF SAID TAX LOT 18A1B2; THENCE N86°59'33"E 8.74 FEET TO THE INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF 36TH STREET; THENCE S03°00'27"E, 977.67 FEET ALONG SAID WEST RIGHT-OF-WAY LINE TO THE NORTH LINE OF ANDERSON GROVE CEMETERY; THENCE S87°21'36"W, 223.50 FEET TO THE NORTHEAST CORNER OF SAID CEMETERY; THENCE S02°46'13"E, 429.00 FEET TO THE SOUTHWEST CORNER OF SAID CEMETERY; THENCE N87°21'36"E, 223.51 FEET ALONG THE SOUTH LINE OF SAID CEMETERY TO THE INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF 36TH STREET; THENCE S02°46'13"E 31.65 FEET ALONG SAID WEST RIGHT-OF-WAY LINE TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE NORTH LINE OF CAMPAGNA'S 2nd ADDITION, AS PLATTED AND RECORDED; THENCE S87°15'54"W, 905.02 FEET TO THE NORTHEAST CORNER OF SAID CAMPAGNA'S 2nd ADDITION; THENCE S02°47'18"E, 418.98 FEET TO THE SOUTHWEST CORNER OF SAID CAMPAGNA'S 2nd ADDITION, SAID POINT BEING THE NORTHWEST CORNER OF ST. MATTHEW THE EVANGELIST CHURCH ADDITION, AS PLATTED AND RECORDED; THENCE S02°45'28"E, 908.08 FEET TO THE SOUTHWEST CORNER OF SAID ST. MATTHEW THE EVANGELIST CHURCH ADDITION; THENCE N87°13'29"E, 935.26 FEET TO THE POINT OF BEGINNING. DESCRIBED SAID ST. MATTHEW THE EVANGELIST CHURCH ADDITION CONTAINS 258.40 ACRES, MORE OR LESS.

DATE April 22, 2012
 RONALD D. HILL, L.S. NO. 373



BEING A PLAT OF TAX LOT 16A, TAX LOT 17A1A, TAX LOT 18A1B1 AND TAX LOT 18A1A, LOCATED IN SECTION 5, TOWNSHIP 13 NORTH, RANGE 13 EAST OF THE 6th PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA.
 LOTS 1 THRU 5, INCLUSIVE and OUTLOT "A" and "B"



COUNTY TREASURER'S CERTIFICATE

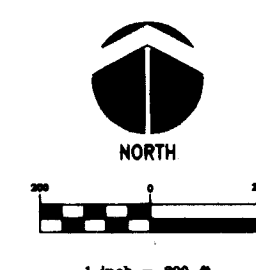
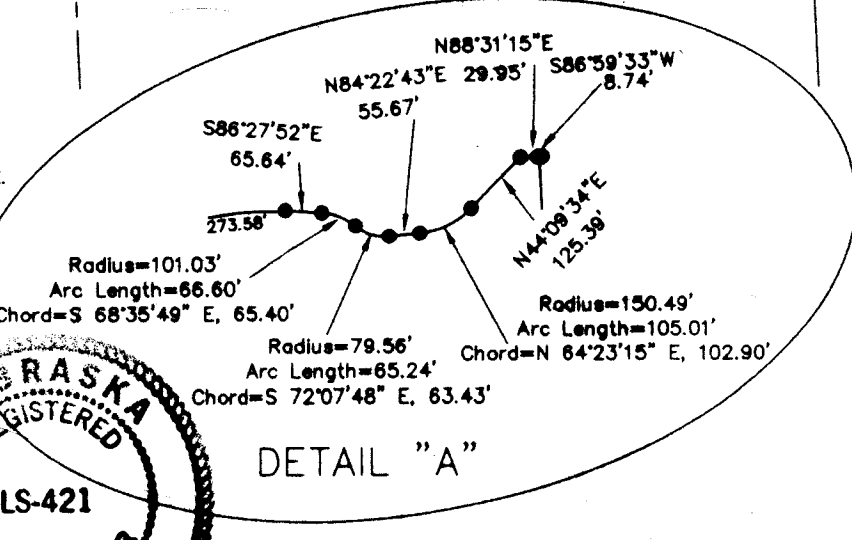
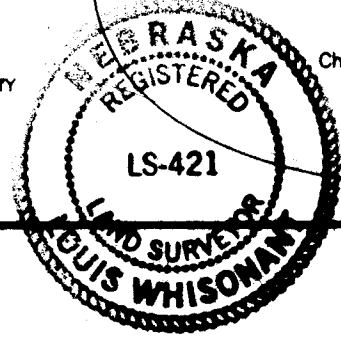
THIS IS TO CERTIFY THAT THERE ARE NO TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND RECORDS OF THIS OFFICE.

Ray Whisom
 SARPY COUNTY TREASURER

REVIEW OF SARPY COUNTY PUBLIC WORKS

THIS PLAT OF "DANIELL'S FARM ADDITION" WAS REVIEWED BY THE SARPY COUNTY SURVEYOR'S OFFICE THIS 12TH DAY OF April, 2012.

Ronald D. Hill
 COUNTY SURVEYOR/ENGINEER

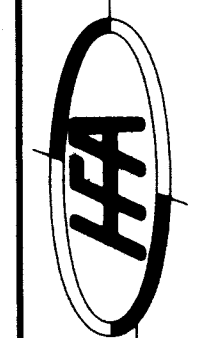


● PROPERTY CORNER FOUND. "S" REBAR UNLESS NOTED OTHERWISE.
 ○ PROPERTY CORNER SET. "S" REBAR WITH CAP NO. 373.
 ALL DIMENSIONS IN PARENTHESES DENOTE EASEMENT LOCATION.
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SURVEY: RDHDDH
 DRAWN: RDH
 CHECKED: WAF
 DATE: 12/28/2011
 2/22/2012
 3/12/2012
 4/11/2012
 6/08/2012

DANIELL'S FARM ADDITION
BELLEVUE, NEBRASKA
FINAL PLAT

HILL-FARRELL ASSOCIATES, INC.
 Land Surveyors • Land Planners
 1502 JF Kennedy Drive Bellevue, NE 68005 (402) 291-6100



PROJECT NO.
 SHEET NO.
 1 of 1

2012-19787