

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF SECTION 5, T13N, R13E OF THE 6th P.M., SARPY COUNTY, NEBRASKA, AND THAT THE SUBDIVISION DESCRIBED HEREIN LIES WHOLLY WITHIN SAID SECTION 5 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 BELLEVUE TO INSURE THAT PERMANENT MARKERS WILL SET AT ALL LOT CORNERS WITHIN SAID SUBDIVISION TO BE KNOWN AS LIBERTY, LOTS 1 THRU 93, INCLUSIVE, AND OUTLOT "A", BEING A REPLATTING OF PART OF OUTLOT "B", PART OF LOT 1 AND PART OF LOT 2, DANIELL'S FARM ADDITION, A SUBDIVISION IN SARPY COUNTY, NEBRASKA, ALL MORE PARTICULARLY DESCRIBED AS FOLLOWS, BEGINNING AT THE NW CORNER OF SAID LOT 2;

THENCE N87°06'53"E (ASSUMED BEARING) 560.78 FEET ON THE NORTH LINE OF SAID LOT 2 AND ITS EASTERLY EXTENSION TO THE EAST LINE OF AN EXISTING 100 FOOT WIDE POWER LINE EASEMENT AS SHOWN OF THE FINAL PLAT OF SAID DANIELL'S FARM ADDITION;

THENCE S02°29'41"E 270.73 FEET ON THE EAST LINE OF SAID EASEMENT;

THENCE N51°58'36"W 68.87 FEET; THENCE S45°33'00"W 69.00 FEET; THENCE S87°36'00"W 101.00 FEET; THENCE S67°15'00"W 225.00 FEET; THENCE S29°30'00"W 269.00 FEET; THENCE S09°49'00"E 129.00 FEET; THENCE N81°31'46"E 88.50 FEET; THENCE S02°02'16"E 969.50 FEET; THENCE S11°41'00"E 68.17 FEET; THENCE S39°51'00"E 278.00 FEET;

THENCE S27°00'00"E 300.00 FEET TO A CORNER ON THE SOUTH LINE OF SAID LOT 2; SAID CORNER ALSO BEING THE NW CORNER OF TAX LOT 16B IN THE NE 1/4 OF THE SW 1/4 OF SECTION 5, T13N, R13E OF THE 6th P.M., SAID SARPY COUNTY.

THENCE S02°26'24"E 389.90 FEET ON THE WEST LINE OF SAID TAX LOT 16B TO A CORNER ON THE SOUTH LINE OF SAID LOT 2;

THENCE S87°15'34"W 255.24 FEET ON THE SOUTH LINE OF SAID LOT 2 AND ON THE NORTH LINE OF CAPEHART ROAD;

THENCE N02°03'48"W 237.16 FEET; THENCE N01°17'05"E 171.19 FEET;

THENCE NORTHWESTERLY ON A 320.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING N25°52'12"W, CHORD DISTANCE 258.34 FEET, AN ARC DISTANCE OF 265.92 FEET; THENCE N49°40'36"W 30.57 FEET;

THENCE NORTHWESTERLY ON A 380.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N47°33'25"W, CHORD DISTANCE 28.11 FEET, AN ARC DISTANCE OF 28.11 FEET; THENCE S44°33'45"W 47.70 FEET; THENCE S82°14'48"W 89.34 FEET; THENCE S86°25'33"W 44.48 FEET; THENCE N18°31'48"W 214.32 FEET;

THENCE N02°03'48"W 443.81 FEET; THENCE S87°56'12"W 125.00 FEET; THENCE N02°03'48"W 116.50 FEET; THENCE S87°56'12"W 50.00 FEET;

THENCE N47°03'48"W 12.02 FEET; THENCE N02°03'48"W 50.00 FEET; THENCE S87°56'12"W 116.50 FEET; THENCE N02°07'08"W 307.68 FEET;

THENCE N05°16'54"W 67.90 FEET; THENCE N08°59'15"W 67.90 FEET; THENCE N12°41'36"W 67.90 FEET;

THENCE N16°05'18"W 70.60 FEET; THENCE N16°40'41"W 213.00 FEET; THENCE N15°28'06"W 99.00 FEET; THENCE N02°31'35"W 85.00 FEET;

THENCE N87°28'25"E 125.00 FEET; THENCE N00°00'31"E 50.05 FEET; THENCE N02°31'35"W 123.55 FEET;

THENCE N87°06'53"E 491.97 FEET ON THE NORTH LINE OF SAID LOT 2 TO THE POINT OF BEGINNING.

CONTAINING 1,296,995 SQUARE FEET OR 29.775 ACRES MORE OR LESS



OCTOBER 13, 2016  
DATE:

**DEDICATION**

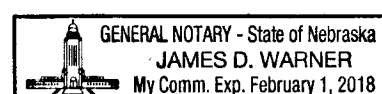
KNOW ALL MEN BY THESE PRESENTS: THAT WE, LIBERTY LAND, LLC, A NEBRASKA LIMITED LIABILITY COMPANY, BEING THE OWNERS, AND ACCESS BANK, BEING THE MORTGAGE HOLDERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS, STREETS AND AN OUTLOT, TO BE NUMBERED, NAMED AND LETTERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS LIBERTY, AND WE DO HEREBY RATIFY AND APPROVE OF 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 HEREON AND WE DO FURTHER GRANT PERPETUAL EASEMENTS TO OMAHA PUBLIC POWER DISTRICT (OPPD), COX COMMUNICATIONS, AND CENTURYLINK ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LOT LINES; AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS; AND A SIXTEEN (16) FOOT WIDE STRIP OF LAND ABUTTING 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. THE SIXTEEN (16) FOOT WIDE EASEMENT MAY BE REDUCED TO EIGHT (8) FEET WIDE WHEN THE ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED. PERPETUAL EASEMENTS ARE HEREBY GRANTED TO METROPOLITAN UTILITIES DISTRICT AND/OR BLACK HILLS ENERGY, THEIR SUCCESSORS AND ASSIGNS TO ERRECT, 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 (5) FOOT WIDE STRIP OF LAND ABUTTING ALL CUL-DE-SAC STREETS. NO PERMANENT BUILDINGS OR RETAINING 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 OR RIGHTS HEREIN GRANTED.

LIBERTY LAND, LLC  
A NEBRASKA LIMITED LIABILITY COMPANY  
By: *[Signature]*  
DENNY VAN MOORLEGHEM, MANAGER

ACCESS BANK  
By: *[Signature]*  
MICHAEL KINYOUN, COMMERCIAL REAL ESTATE OFFICER

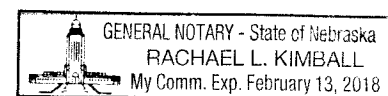
**ACKNOWLEDGEMENT OF NOTARY**

STATE OF NEBRASKA)  
COUNTY OF SARPY)  
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 11<sup>th</sup> DAY OF JAN., 2017 BY DENNY VAN MOORLEGHEM, MANAGER OF LIBERTY LAND, LLC, A NEBRASKA LIMITED LIABILITY COMPANY ON BEHALF OF SAID COMPANY.

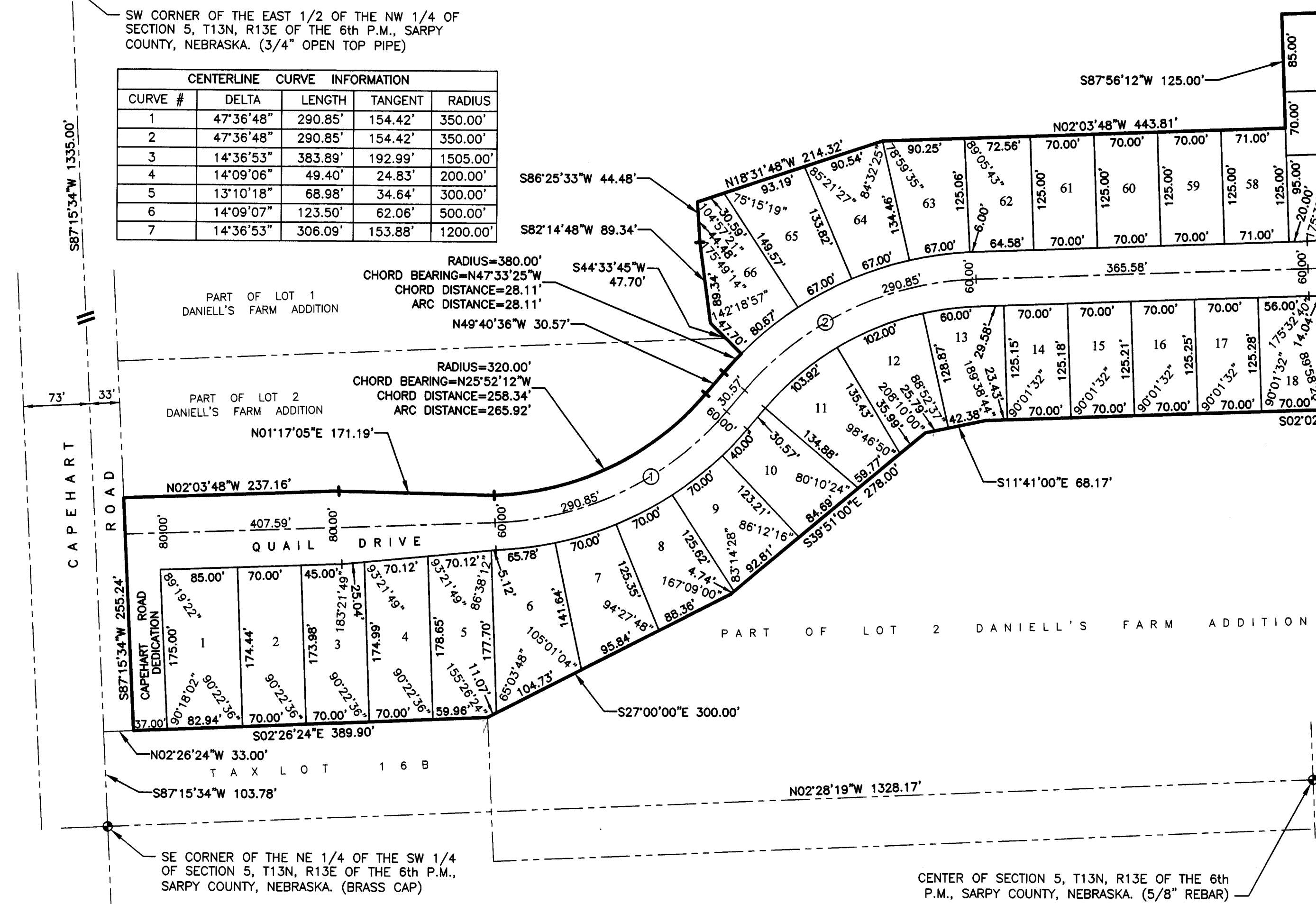


**ACKNOWLEDGEMENT OF NOTARY**

STATE OF NEBRASKA)  
COUNTY OF SARPY)  
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 12 DAY OF Jan, 2017 BY MICHAEL KINYOUN, COMMERCIAL REAL ESTATE OFFICER OF ACCESS BANK ON BEHALF OF SAID BANK.



| CURVE # | DELTA     | LENGTH  | TANGENT | RADIUS   |
|---------|-----------|---------|---------|----------|
| 1       | 47°36'48" | 290.85' | 154.42' | 350.00'  |
| 2       | 47°36'48" | 290.85' | 154.42' | 350.00'  |
| 3       | 14°36'53" | 383.89' | 192.99' | 1505.00' |
| 4       | 14°09'06" | 49.40'  | 24.83'  | 200.00'  |
| 5       | 13°10'18" | 68.98'  | 34.64'  | 300.00'  |
| 6       | 14°09'07" | 123.50' | 62.06'  | 500.00'  |
| 7       | 14°36'53" | 306.09' | 153.88' | 1200.00' |



# LIBERTY

## LOTS 1 THRU 93, INCLUSIVE AND OUTLOT "A"

BEING A REPLATTING OF PART OF OUTLOT "B", PART OF LOT 1 AND PART OF LOT 2, DANIELL'S FARM ADDITION, A SUBDIVISION LOCATED IN SECTION 5, T13N, R13E OF THE 6th P.M. IN SARPY COUNTY, NEBRASKA.

**SARPY 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 EMBRACED WITHIN THIS PLAT AS SHOWN ON THE RECORDS OF THIS OFFICE THIS 13<sup>th</sup> DAY OF January, 2017.

TREASURER'S SEAL  
TAXES ASSESSED AND PAID FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. THE TREASURER'S CERTIFICATE IS ONLY VALID UNTIL DECEMBER 31<sup>ST</sup> OF THIS YEAR.

**APPROVAL OF BELLEVUE PLANNING COMMISSION**  
THIS PLAT OF LIBERTY WAS APPROVED BY THE BELLEVUE PLANNING COMMISSION ON THIS 15 DAY OF January, 2017. THIS PLAT BECOMES NULL AND VOID IF NOT RECORDED WITHIN 90 DAYS OF THE ABOVE DATE.

**APPROVAL OF BELLEVUE CITY COUNCIL**  
THIS PLAT OF LIBERTY WAS APPROVED AND ACCEPTED BY THE BELLEVUE CITY COUNCIL ON THIS 9<sup>th</sup> DAY OF January, 2017. APPROVAL OF THIS PLAT BECOMES NULL AND VOID IF NOT RECORDED WITHIN 90 DAYS OF THE ABOVE DATE.

**REVIEW BY SARPY COUNTY PUBLIC WORKS**  
THIS PLAT OF LIBERTY WAS REVIEWED BY THE SARPY COUNTY SURVEYORS OFFICE THIS 13<sup>th</sup> DAY OF January, 2017.



*[Signatures]*  
MAYOR  
CITY CLERK  
SARPY COUNTY SURVEYOR/ENGINEER

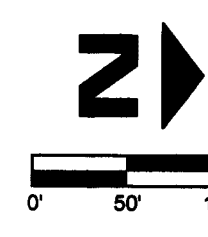
FILED SARPY COUNTY NEBRASKA  
INSTRUMENT NUMBER  
2017-02110  
01/25/2017 2:10:37 PM  
*[Signature]*  
REGISTER OF DEEDS

TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURER'S CERTIFICATION IS ONLY VALID UNTIL DECEMBER 31<sup>ST</sup> OF THIS YEAR.

|         |        |    |    |
|---------|--------|----|----|
| COUNTER | LM     | CE | LM |
| VERIFY  | LM     | CE | LM |
| PROOF   |        |    |    |
| FEE \$  | 50.00  |    |    |
| CHECK # | 1034   |    |    |
| CHG     | CASH   |    |    |
| REFUND  | CREDIT |    |    |
| SHORT   | NCR    |    |    |

- NOTES:**
- ALL CHAMFER ANGLES ARE 135°00'00" UNLESS NOTED
  - DIMENSIONS IN PARENTHESIS PERTAIN TO EASEMENTS.

LIBERTY LOTS 1 THRU 93 AND OUTLOT "A"



Revision Dates

| No. | Description | MM-DD-YY |
|-----|-------------|----------|
|     |             |          |
|     |             |          |
|     |             |          |

Job No.: A245-181A  
Drawn By: RJR  
Reviewed By: JDW  
Date: OCTOBER 13, 2016  
Book:  
Page:

CITY OF BELLEVUE  
FINAL PLAT

Sheet Number

2017-02110