

LINDEN PARK

(LOTS 1 THUR 124 INCLUSIVE) N 1/2 OF
THE NE 1/4 OF SECTION 13, TOWNSHIP 15 NORTH,
RANGE 11 EAST DOUGLAS COUNTY, NEBRASKA.

1984

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PLAT CABINET 3-33

ROLODEX

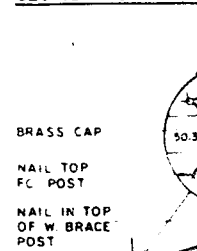
LINDEN PARK

(LOTS 1 THRU 124 INCLUSIVE)

N 1/2 OF THE NE 1/4 OF SECTION 13,
TOWNSHIP 15 NORTH, RANGE 11 EAST
DOUGLAS COUNTY, NEBRASKA

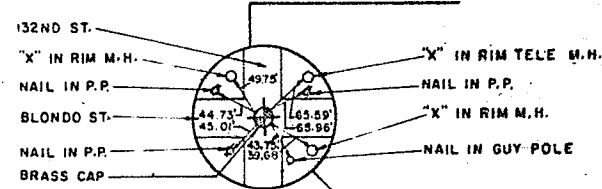
1984

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BOOK 1735
PAGE 57
NO. 111
13-5-11
89-335-31

N 1/4 CORNER OF
SEC. 13 - T15N - R11E

NOTE:

NO DIRECT ACCESS WILL BE
PERMITTED TO BLONDO STREET
FROM LOTS 72 THROUGH 76
INCLUSIVE AND FROM LOTS 78
THROUGH 85 INCLUSIVE.

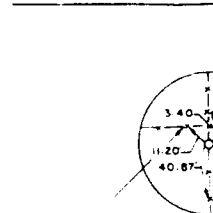
NE CORNER OF
SEC. 13 - T15N - R11E

N

GRAPHIC SCALE: 1"=100'

NOTE:
NO DIRECT ACCESS WILL
BE PERMITTED TO 132ND
STREET FROM LOTS 1, 2,
4 AND 5.

S.E. CORNER OF THE
NE 1/4 OF NE 1/4 OF
SEC. 13, T15N, R11E
(FOUND IRON PIN)
E 1/4 CORNER OF
SEC. 13 - T15N - R11E

TIES TO CENTER-OF
SEC. 13 - T15N - R11E

S.W. CORNER OF THE
NW 1/4 OF THE NE 1/4
SEC. 13, T15N, R11E
(SET 1" PINCHED PIPE)



KNOW ALL MEN BY THESE PRESENTS:

That we, Daniel E. Sheehan, President and Elyon J. McKany, Secretary of The Catholic Archbishop of Omaha, a Nebraska Non-Profit Corporation, and that we, J. R. Maenner, President and Robert P. Morgan, Secretary of the Pine Tree Development Company, a Nebraska Corporation, sole owners and proprietors of the land embraced within this plat, and described in the Surveyor's Certificate, have caused the same to be subdivided into lots and streets, said subdivision to be known as LINDEN PARK, the lots to be numbered as shown (Lots 1 through 124 inclusive), and we approve the disposition of the property as shown on this plat and we hereby dedicate to the public for the public use the streets, circles and avenues as shown herein and we do also grant the easements shown on the plat to the agencies designated and their successors and assigns to erect and operate, maintain, repair and renew underground cables or conduits, poles with the necessary supports, sustaining wires, crossarms, guys and anchors and other instrumentalities, and extend thereon wire for the carrying and transmission of electric current for light, heat, power and for the transmission of signals and sounds of all kinds including signals provided by a Cable Television System, and the reception on, over, through, under and across a five (5) foot wide strip of land abutting the front and the side boundary lines of all lots: an eight (8) foot wide strip of land abutting the rear boundary lines of all interior lots and all exterior lots that are adjacent to presently platted and recorded lots; and a sixteen (16) foot wide strip of land abutting the rear boundary lines of all exterior lots that are not adjacent to presently platted and recorded lots. The term exterior lots is herein defined as those lots forming the outer perimeter of the described addition. The sixteen (16) foot wide easement will be reduced to an eight (8) foot wide strip when the adjacent land is surveyed, platted and recorded. We do further grant a perpetual easement to the Metropolitan Utilities District of Omaha, 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 (5) foot wide strip of land abutting all out-of-lot streets. No permanent buildings or retaining walls shall be placed in the above described 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 here in granted.

IN WITNESS WHEREOF, we do hereby set our hands this day of February, 1984 A.D.

FOR THE CATHOLIC ARCHBISHOP OF OMAHA A Nebraska Non-Profit Corporation.

FOR PINE TREE DEVELOPMENT COMPANY, A Nebraska Corporation

Daniel E. Sheehan, President Elyon J. McKany, Secretary

J. R. Maenner, President Robert P. Morgan, Secretary

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ACKNOWLEDGEMENT OF LANDLORD

I hereby certify that a bond has been furnished to the City of Omaha, Nebraska in order to insure that the streets within this plat of LINDEN PARK will be graded to the grade as shown on this plat and filed with the City of Omaha.

Dated this 17th day of February, 1984 A.D.



JOHN L. ADLER, Notary Public

CORPORATION ACKNOWLEDGEMENT

STATE OF Nebraska
COUNTY OF Douglas
On this 17th day of February, 1984, A.D., before me a Notary Public in and for said County personally came the above named Daniel E. Sheehan, President, and Elyon J. McKany, Secretary of The Catholic Archbishop of Omaha, a Nebraska Non-Profit Corporation, who are personally known to me to be the identical persons whose names are affixed to the instrument as President and Secretary of said Corporation, and they acknowledge the execution thereof to be their voluntary act and deed as such officers and voluntary act and deed of said Corporation and the Corporate Seal of said Corporation was hereto affixed by its authority.

Witness my hand and official seal the last date aforesaid:



JOHN L. ADLER, Notary Public

My commission expires on the 17th day of February, 1984 A.D.

CORPORATION ACKNOWLEDGEMENT

STATE OF Nebraska
COUNTY OF Douglas
On this 17th day of February, 1984, A.D., before me a Notary Public in and for said County personally came the above named J. R. Maenner, President, and Robert P. Morgan, Secretary of the Pine Tree Development Company, a Nebraska Corporation, who are personally known to me to be the identical persons whose names are affixed to the instrument as President and Secretary of said Corporation, and they acknowledge the execution thereof to be their voluntary act and deed as such officers and voluntary act and deed of said Corporation and the Corporate Seal of said Corporation was hereto affixed by its authority.

Witness my hand and official seal the last date aforesaid:



JOHN L. ADLER, Notary Public

My commission expires on the 17th day of February, 1984 A.D.

CENTERLINE CURVE DATA

| | | | |
|-------------------|-------------------|-------------------|-------------------|
| 1) Δ = 12°28'12" | 2) Δ = 10°35'47" | 3) Δ = 21°01'27" | 4) Δ = 18°25'05" |
| R = 157.40'14" | R = 107.37'36" | R = 297.07'58" | R = 297.07'58" |
| P = 36.5'61" | P = 53.9'17" | P = 196.67' | P = 196.67' |
| T = 40.00'00" | T = 50.00'00" | T = 36.49' | T = 31.09' |
| L = 79.68' | L = 99.71' | L = 72.17' | L = 63.22' |
| 5) Δ = 40°00'52" | 6) Δ = 20°14'04" | 7) Δ = 57°08'05" | 8) Δ = 5°24'53" |
| R = 117.37'20" | R = 154.34'44" | R = 35.48'36" | R = 13.24'54" |
| P = 292.98'00" | P = 364.29'00" | P = 160.00' | P = 427.11' |
| T = 179.50' | T = 65.00' | T = 87.12' | T = 20.20' |
| L = 343.29' | L = 128.65' | L = 159.55' | L = 40.36' |
| 9) Δ = 27°12'41" | 10) Δ = 32°51'55" | 11) Δ = 6°22'51" | 12) Δ = 9°35'22" |
| R = 137.34'54" | R = 720.00' | R = 67.05'15" | R = 67.05'15" |
| P = 427.11' | P = 720.00' | P = 241.19' | P = 241.19' |
| T = 103.37' | T = 212.35' | T = 52.46' | T = 70.95' |
| L = 202.86' | L = 413.00' | L = 104.91' | L = 157.52' |
| 13) Δ = 61°10'35" | 14) Δ = 14°54'53" | 15) Δ = 17°12'37" | 16) Δ = 10°23'23" |
| R = 39.10'55" | R = 16.40'48" | R = 67.05'15" | R = 67.05'15" |
| P = 145.00' | P = 343.76' | P = 870.75' | P = 870.75' |
| T = 85.71' | T = 78.75' | T = 131.77' | T = 79.16' |
| L = 154.82' | L = 89.49' | L = 261.55' | L = 157.90' |
| 17) Δ = 12°19'00" | 18) Δ = 7°40'25" | 19) Δ = 23°42'23" | 20) Δ = 29°03'10" |
| R = 22.06'52" | R = 2.51'52" | R = 20.02'31" | R = 15.20'48" |
| P = 259.04' | P = 2000.34' | P = 285.88' | P = 373.34' |
| T = 28.72' | T = 134.15' | T = 60.00' | T = 96.74' |
| L = 57.20' | L = 267.90' | L = 118.28' | L = 189.31' |
| 21) Δ = 45°04'40" | 22) Δ = 15°52'10" | 23) Δ = 16°01'59" | 24) Δ = 71°01'46" |
| R = 15.20'48" | R = 107.08'27" | R = 17.55'54" | R = 17.01'57" |
| P = 373.34' | P = 565.00' | P = 319.52' | P = 336.39' |
| T = 154.94' | T = 78.75' | T = 45.00' | T = 240.08' |
| L = 293.73' | L = 156.49' | L = 89.41' | L = 417.02' |
| 25) Δ = 46°47'17" | 26) Δ = 37°35'31" | 27) Δ = 19°05'55" | 28) Δ = 19°05'55" |
| R = 19.05'55" | R = 19.05'55" | R = 300.00' | R = 300.00' |
| P = 259.04' | P = 2000.34' | P = 285.88' | P = 373.34' |
| T = 28.72' | T = 134.15' | T = 60.00' | T = 96.74' |
| L = 57.20' | L = 267.90' | L = 118.28' | L = 189.31' |

1) All curve data is based on the arc definition.

2) All distances along curves are arc lengths unless otherwise noted.

SURVEYOR'S CERTIFICATE

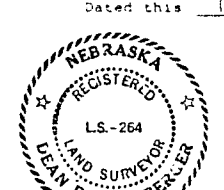
I, Dean E. Heimbarger, a registered Land Surveyor in the State of Nebraska, do hereby certify that I have accurately surveyed the outer boundaries of this plat of LINDEN PARK, and I shall install permanent iron pins at the corners of all lots, streets, angle points, and the terminal points of all curves upon completion of the grading and that a bond has been furnished to the City of Omaha, Nebraska in order to insure the placing of permanent iron pins as shown on this plat of LINDEN PARK, the limits and boundaries of said subdivision are as follows:

A tract of land being the North One Half (N 1/2) of the Northeast Quarter (NE 1/4) of Section 13, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska. Said tract of land is more particularly described as follows:

Beginning at the North Quarter (N 1/4) corner of said Section 13; thence S 87°51'06"E (Assumed Bearing), along the North line of said NE 1/4, a distance of 2640.20 feet to the Northeast corner of said Section 13; thence S 2°18'45"E, along the East line of the NE 1/4, a distance of 1320.40 feet to the Southeast corner of the NE 1/4 of the NE 1/4 of said Section 13; thence S 87°51'03"W, along the South line of the NE 1/2 of the NE 1/4 of Section 13, a distance of 2639.23 feet to the Southwest corner of the Northeast Quarter (NE 1/4) of the NE 1/4 of said Section 13; thence S 2°18'45"E, along the West line of said NE 1/4 of Section 13, a distance of 1321.96 feet to the point of beginning. Said tract of land contains 80.06 acres more or less.

The above assumed bearing is based on the State Plane Coordinate System as provided by the Douglas County Surveyor's Office.

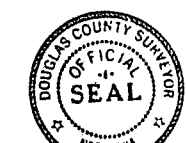
Dated this 17th day of February, 1984.



DEAN E. HEIMBARGER, Notary Public

COUNTY SURVEYOR'S CERTIFICATE

This plat of LINDEN PARK was reviewed by the Douglas County Surveyor's Office on this 2nd day of March, 1984, A.D.



Douglas County Surveyor

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 in this plat as shown by the records of this office.

Dated this 14th day of March, 1984, A.D.

Sam J. Howell, County Treasurer



APPROVAL OF CITY PLANNING BOARD

This plat of LINDEN PARK was approved by the City Planning Board of the City of Omaha this 11th day of April, 1984, A.D.

Sam J. Howell, Chairman

APPROVALS OF CITY ENGINEER OF OMAHA

I hereby approve this plat of LINDEN PARK (lots 1 through 124 inclusive) as to the Design Standards this 5th day of April, 1984.

Ray E. Heimbarger, City Engineer

Ray E. Heimbarger, City Engineer

OMAHA CITY COUNCIL ACCEPTANCE

This plat of LINDEN PARK was approved and accepted by the City Council of Omaha this 1st day of May, 1984, A.D.

Michael B. B. Mayor

Michael B. B. Mayor

Michael B. B. Mayor

Michael B. B. Mayor

Michael B. B. Mayor

Michael B. B. Mayor

Michael B. B. Mayor

Michael B. B. Mayor

BOOK 1735