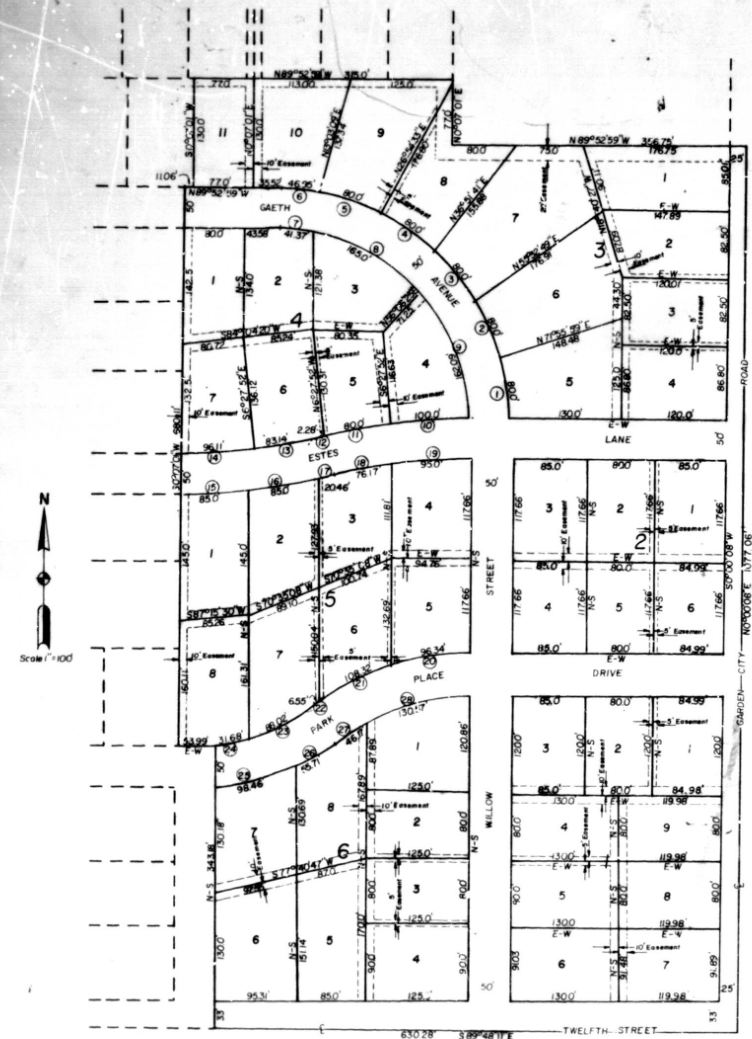


Lynden Acres Second Addition
AN ADDITION TO THE
CITY OF FREMONT, NEBRASKA



LEGAL DESCRIPTION:

FROM THE SE CORNER OF SECTION 13, T 17 N, R 8 E, AND ASSUMING THE EAST LINE OF THE SE2 OF SECTION 13 TO BEAR DUE NORTH AND SOUTH; THENCE N 89°52' 59" W A DISTANCE OF 1322.60 FEET; THENCE S 00°07'01" W A DISTANCE OF 168.0 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S 00°07'01" W A DISTANCE OF 130.0 FEET; THENCE W 89°52'59" W A DISTANCE OF 11.06 FEET; THENCE S 0° 07'01" W A DISTANCE OF 680.11 FEET; THENCE EAST A DISTANCE OF 21.99 FEET; THENCE SOUTH A DISTANCE OF 343.18 FEET; THENCE S 89°48'11" E A DISTANCE OF 630.28 FEET; THENCE N 0°00'08" E A DISTANCE OF 1077.06 FEET; THENCE N 89° 52'59" W A DISTANCE OF 356.75 FEET; THENCE N 00°07'01" E A DISTANCE OF 77.00 FEET; THENCE N 89°52'59" W A DISTANCE OF 215.0 FEET TO THE POINT OF BEGINNING, LYING IN THE NE 1/4 SE2 OF SECTION 13, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE 6TH P.M., DODGE COUNTY, NEBRASKA.

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS, THAT D AND S DEVELOPMENT, BEING THE OWNERS AND PROPRIETORS OF THE TRACT OF LAND SHOWN AND DESCRIBED HEREON, HAVE CAUSED THE SAME TO BE DIVIDED INTO LOTS, BLOCKS AND STREETS, NUMBERED AND NAMED AS SHOWN, AND DO HEREBY DEDICATE TO THE PUBLIC FOR PERPETUAL USE, GARTH AVENUE, ESTES LANE, PARK PLACE DRIVE, WILLOW STREET, GARDEN CITY ROAD AND TWELFTH STREET, AT THE LOCATIONS AND TO THE WIDTHS SHOWN ON THIS PLAN.

SAID OWNERS AND PROPRIETORS ALSO DEDICATE EASEMENTS AT THE LOCATIONS AND TO THE WIDTHS SHOWN ON THIS PLAN, SAID EASEMENTS BEING GRANTED TO THE CITY OF FREMONT, ANY PUBLIC OR PRIVATE UTILITY COMPANY, FOR RECIPROCAL USE BY ADJUTING PROPERTY OWNERS FOR THE SOLE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF UTILITY LINES AND PIPES AND DRAINAGE FACILITIES.

Don R. Sporer
DON R. SPORER

Vella I. Day
VELLA I. DAY

David G. Mitten
DAVID G. MITTEN

Marian J. Eckerson
MARIAN J. ECKERSON

Harry C. Snyder
HARRY C. SNYDER

Jean I. Snyder
JEAN I. SNYDER

RADIUS	ARC	CHORD BEARING	CHORD LENGTH
1	284.91	N 8°02'39" W	79.74
2	284.91	N 24°07'57" W	79.74
3	284.91	N 40°13'15" W	79.74
4	284.91	N 56°18'36" W	79.74
5	284.91	N 72°23'51" W	79.74
6	284.91	N 88°09'13" W	46.90
7	234.91	S 84°09'54" E	41.37
8	234.91	S 59°49'28" E	161.69
9	234.91	S 19°16'03" E	158.89
10	819.88	S 86°30'22" W	99.94
11	819.88	S 80°12'59" W	79.97
12	819.88	S 77°20'47" W	2.28
13	798.86	S 00°11'34" W	83.1
14	798.86	S 86°10'14" W	96.05
15	848.86	N 87°34'54" E	84.96
16	848.86	N 31°30'10" E	84.96
17	848.86	N 77°57'07" E	20.46
18	769.88	N 80°05'45" E	76.14
19	769.88	N 86°27'54" E	94.94
20	306.33	S 80°50'35" W	95.94
21	306.33	S 61°51'02" W	107.76
22	306.33	S 51°40'18" W	6.55
23	173.60	S 69°01'14" W	87.08
24	173.60	S 24°16'31" W	31.63
25	223.60	N 77°23'08" E	97.66
26	223.60	N 57°37'59" E	55.57
27	256.33	N 55°39'20" E	46.10
28	256.33	N 75°24'23" E	129.17

ACKNOWLEDGEMENT:

STATE OF NEBRASKA) SS
DODGE COUNTY)

ON THIS 5th DAY OF May A.D., 1978, BEFORE ME, A GENERAL NOTARY PUBLIC, PERSONALLY APPEARED DON R. SPORER, VELLA I. DAY, DAVID G. MITTEN, MARIAN J. ECKERSON, HARRY C. SNYDER, AND JEAN I. SNYDER, WHO ARE PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAMES APPEAR ON THE FOREGOING DEDICATION, AND WHO ACKNOWLEDGE THE SIGNING OF SAID INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL AT FREMONT, NEBRASKA, ON THE DATE LAST AFORESAID.

Wanna O. Whitaker
GENERAL NOTARY PUBLIC

MY COMMISSION EXPIRES THE 21st DAY OF February, A.D., 1980

PLANNING COMMISSION APPROVAL:

ON THIS 14th DAY OF June, 1978 THIS PLAT OF LYNDEN ACRES SECOND ADDITION WAS APPROVED BY THE PLANNING COMMISSION OF THE CITY OF FREMONT, NEBRASKA.

E. K. Kain
CHAIRMAN

CITY COUNCIL ACCEPTANCE:

ON THIS 11 DAY OF July, 1978 THIS PLAT OF LYNDEN ACRES SECOND ADDITION WAS APPROVED AND ADOPTED BY RESOLUTION OF THE CITY OF FREMONT, NEBRASKA.

Paul Hanning
CITY CLERK



CERTIFICATION:

I, THE UNDERSIGNED REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SUPERVISED THE SURVEY OF THE TRACT OF LAND SHOWN AND DESCRIBED HEREON, AND THAT PERMANENT MARKERS HAVE BEEN PLACED AT ALL LOT CORNERS AND CURVE POINTS.

I FURTHER CERTIFY THAT THE SURVEY OF SAID TRACT OF LAND IS BASED ON INFORMATION OF RECORD IN THE DODGE COUNTY SURVEYOR'S OFFICE.



Wanna O. Whitaker
WARREN D. WHITAKER
REGISTERED LAND SURVEYOR
REGISTRATION NO. LS-235

FLOOD PLAIN:
THE TRACT OF LAND SHOWN AND DESCRIBED HEREON IS IN A FLOOD HAZARD AREA.

Stewart A Smith & Associates Inc
REGISTERED LAND SURVEYORS
BLAIR FREMONT MISSOURI VALLEY