



2071 726 DEED



12487 97 726-735

12487 10-15-11 01000000
FEE 51.50 FB _____
BKP _____ C/O _____ COMP _____
DEL _____ SCAN de EV _____

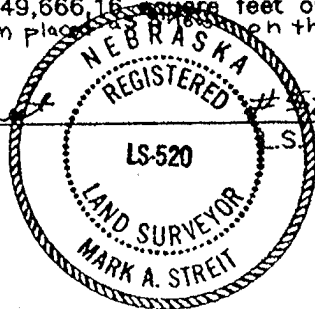
NE
SE / NW

SURVEYOR'S CERTIFICATE

I herby certify that I have made a Boundary Survey of part of the East Half of the Northwest Quarter of Section 10, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska and more particularly described by metes and bounds as follows:

Referring to the North 1/4 Corner of Section 10, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska; Thence S 00°15'54" E, (an assumed bearing), and on the East Line of the Northwest Quarter of said Section 10, a distance of 88.46 feet to the Northwestern Corner of Huntington Park to the City of Omaha, located in the East Half of Section 10, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska and also said point is on the Southerly Right-of-way Line of West Maple Road and the POINT OF BEGINNING; Thence continuing on the last described course, S 00°15'54" E, and on the East Line of the Northwest Quarter of said Section 10 or the Westerly Line of said Huntington Park, a distance of 1320.28 feet; Thence N 88°46'27" W, a distance of 608.38 feet; Thence N 03°13'16" E, a distance of 1320.80 feet to a point on the Southerly Right-of-way Line of said West Maple Road; Thence on the Southerly Right-of-way Line of said West Maple Road for the next five (5) courses, S 88°46'27" E, a distance of 147.86 feet; Thence S 00°41'47" E, a distance of 10.08 feet; Thence S 88°15'38" E, a distance of 32.27 feet; Thence N 02°24'02" W, a distance of 10.32 feet; Thence S 88°45'25" E, a distance of 348.23 feet to the point of beginning and containing a calculated area of 749,666.16 square feet or 17.210 acres, more or less. Permanent monuments have been placed at each corner of the final plot.

Mark A. Streit
MARK A. STREIT



MARCH 4, 1997
DATE

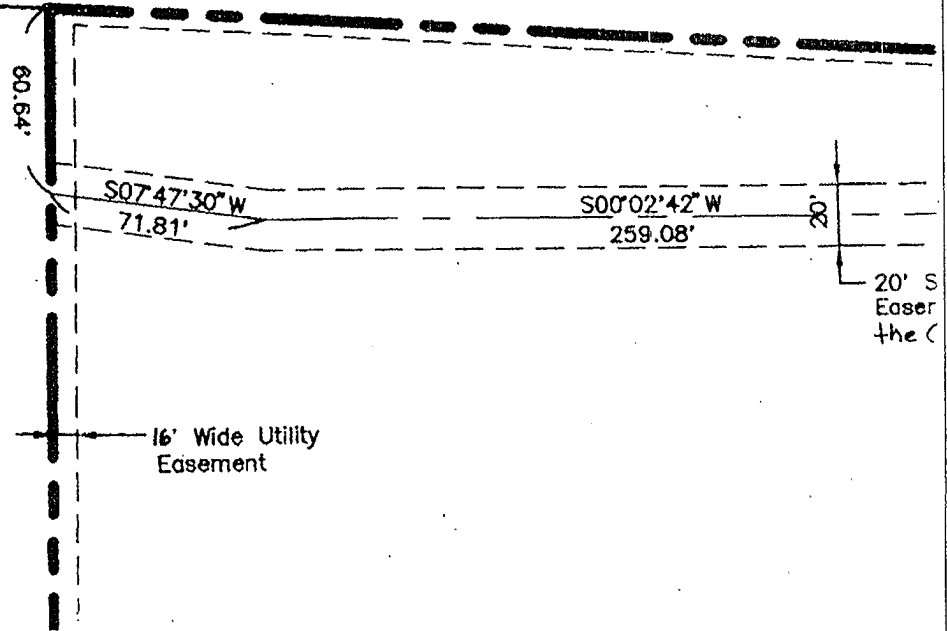
RECEIVED

Sep. 25 10:34 AM
SEP 25 10 34 AM '97

RICHARD H. TARECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

IMPRINTED SEAL
REGISTER OF DEEDS

UNPLATTED



8710-15-11
01600000
FB
C/O _____ COMP _____
SCAN de PV _____

MAPLE CREEK

NE
SE / NW

TIFICATE

y of part of the East Half of the
h, Range 11 East of the 6th P.M.,
scribed by metes and bounds as follows:

Township 15 North, Range 11 East of the
'15'54" E, (an assumed bearing), and on
ction 10, a distance of 88.46 feet to the
/ of Omaha, located in the East Half of
the 6th P.M., Douglas County, Nebraska
way Line of West Maple Road and the
st described course, S 00°15'54" E, and
Section 10 or the Westerly Line of said
nce N 88°46'27" W, a distance of 608.38
10 feet to a point on the Southerly
ice on the Southerly Right-of-way Line
rses, S 88°46'27" E, a distance of
10.08 feet; Thence S 88°15'38" E, a
distance of 10.32 feet; Thence S
t of beginning and containing a
10 acres, more or less. Permanent
al plat.

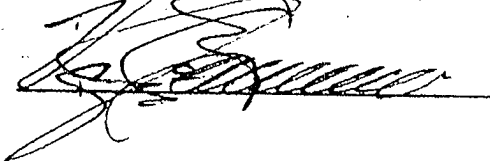
March 4, 1997
DATE

UNPLATTED

DEDICATION

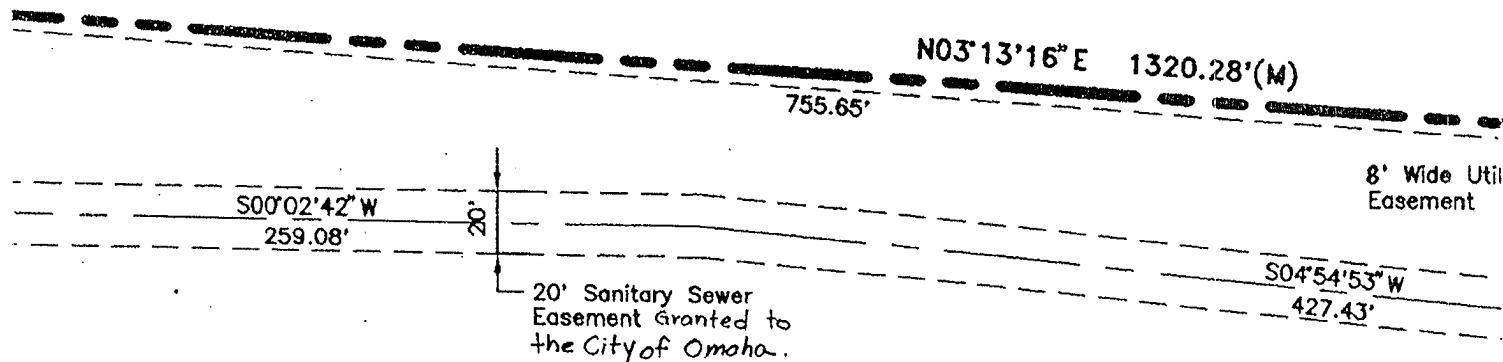
Know all men by these presents. That we, Vaughn C. Zimmerman, do hereby
the land described within the Surveyor's Certificate and embrace
land to be subdivided into streets and lots to be named and n
be hereafter known as Maple Creek Subdivision, and we do here
of our property as shown on this Plat and we hereby dedicate
streets as shown on this Plat, and we do further grant a perp
Power District, U.S. West Communication, and any company whic
provide a cable televisions system in the area to be subdivided
operate, maintain, repair and renew poles, wires, crossarms, do
and other related facilities, and to extend thereon wires or cab
electric current for light, heat, and power for the transmission
the reception thereof, including signals provided by a cable tele
over, through, under and across a five foot (5') wide strip of
boundary lot lines of all lots; and eight foot (8') wide strip of
of all interior lots; and sixteen foot (16') wide strip of land ad
exterior lots, except where said outer boundary adjoins existing
buildings, trees, retaining walls or loose rock walls shall be plac
same may be used for gardens, shrubs, landscaping, sidewalks
do not then or later interfere with the aforesaid uses or rights
shall be granted to Metropolitan Utilities District of Omaha, thei
install, operate, maintain, repair and renew pipelines, hydrants,
extend thereon pipes for the transmission of gas and water on
(5') wide strip of land abutting all cul-de-sac streets. No pe
be placed in the said easement ways, but the same may be u
sidewalks and driveways, and other purposes that do not then
aforesaid uses or rights herein granted.

Vaughn C. Zimmerman Managing Member, Zimmerman-Wi



Note:

Direct Vehicular Access to West Maple and 162nd Str
Lot 1 will not be allowed.



CREEK SUBDIVISION

EDICATION

Vaughn C. Zimmerman, Managing Member, Zimmerman-Wilhoit, LLC being the owners of
rtificate and embraced within this Plat, have caused said
to be named and numbered as shown, said Subdivision to
sion, and we do hereby ratify and approve of the disposition
we hereby dedicate to the Public, for Public use, the
further grant a perpetual easement to the Omaha Public
and any company which has been granted a franchise to
rea to be subdivided, their successors and assigns, to erect,
wires, crossarms, down guys and anchors, cables, conduits
thereon wires or cables for the carrying and transmission of
for the transmission of signals and sounds of all kinds and
vided by a cable television system and their reception, on,
t (5') wide strip of land abutting all front and side
ot (8') wide strip of land adjoining the rear boundary lines
vide strip of land adjoining the rear boundary lines of all
dary adjoins existing platted lots and streets. No permanent
k walls shall be placed in the said easement ways, but the
ndscaping, sidewalks and driveways, and other purposes that
resaid uses or rights herein granted. Perpetual easements
strict of Omaha, their successors and assigns, to erect
pipelines, hydrants, and other related facilities, and to
of gas and water on, through, under and across a five foot
-sac streets. No permanent buildings or retaining walls shall
the same may be used for gardens, shrubs, landscaping,
s that do not then or later unreasonably interfere with the

er, Zimmerman-Wilhoit, LLC

ACKNOWLEDGEMENT

State of Missouri
County of Greene

The foregoing dedication was acknowledged by
Vaughn C. Zimmerman Managing Member,
Michelle C. Burns
Notary Public.

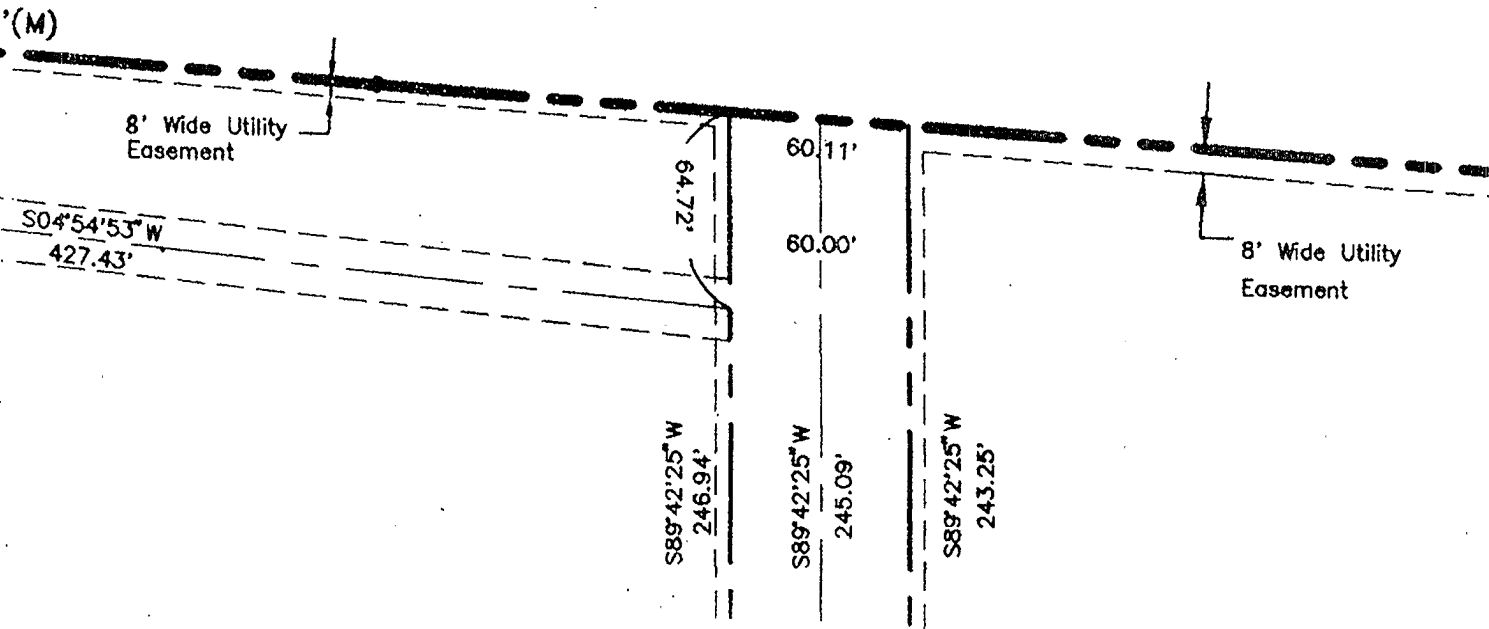
Michelle C. Burns, Notary Public
Greene County, State of Missouri
My Commission Expires 1/26

COUNTY TREASURER

This is to certify that I find no regular or special
described in the Surveyor's Certificate and error
office, this 23rd day of September, 19

Deputy
Deputy

le and 162nd Street from



EMENT OF NOTARY

ary Public
f Missouri
s 1/26/98

I hereby approve the Plat of MAPLE CRE


City Engineer

I hereby certify that adequate provision
Omaha Municipal Code.

9-24-97
Date



APPROVAL OF

This Plat of Maple Creek Subdivision was
this 2nd day of April, 199

Karlsson Joffres
Chair

APPROVAL OF

This Plat of Maple Creek Subdivision was
Maple Creek 1997.

Mayor  

INSURER'S CERTIFICATE

or special taxes, due or delinquent, against the property embraced on this Plat, as shown on the records of this year, 1997.

~~JULIE M. HANEY~~
Douglas County Treasurer

IMPRINTED SEAL
REGISTER OF DEEDS

REVIEW BY DC

This Plot of Maple Creek Subdivision was
I-12 day of August, 1997.

RECEIVED
Douglas County Engineer
NEBRASKA



Scale in Feet

IMPRINTED SEAL
REGISTER OF DEEDS

Found 3/4" Iron

77.00'

505.03*

Access Easement, Misc.
Book 992, pg. 570.

S00°41'47"E
10.08'(M)
10.09'(R)

588.46'27"E
147.86'(M)
147.90'(R)

82 16

APPROVAL OF CITY ENGINEER

LE CREEK SUBDIVISION on this 1st day of April, 1997.

vision have been made for compliance with Chapter 53 of the

Randy J. Humann
City Engineer

OF CITY PLANNING BOARD

on was approved by the City Planning Board of the City of Omaha
1997.

OF OMAHA CITY COUNCIL

on was accepted by the City Council of Omaha this 20th day of

Leo Lange
Council President

Dorothy Brown
City Clerk

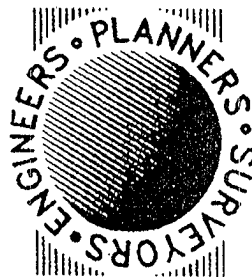


DOUGLAS COUNTY ENGINEER

ion was reviewed by the Douglas County Engineer's office this
1997.

IMPRINTED SEAL
REGISTER OF DEEDS

ROSS
Engineering,
Inc.



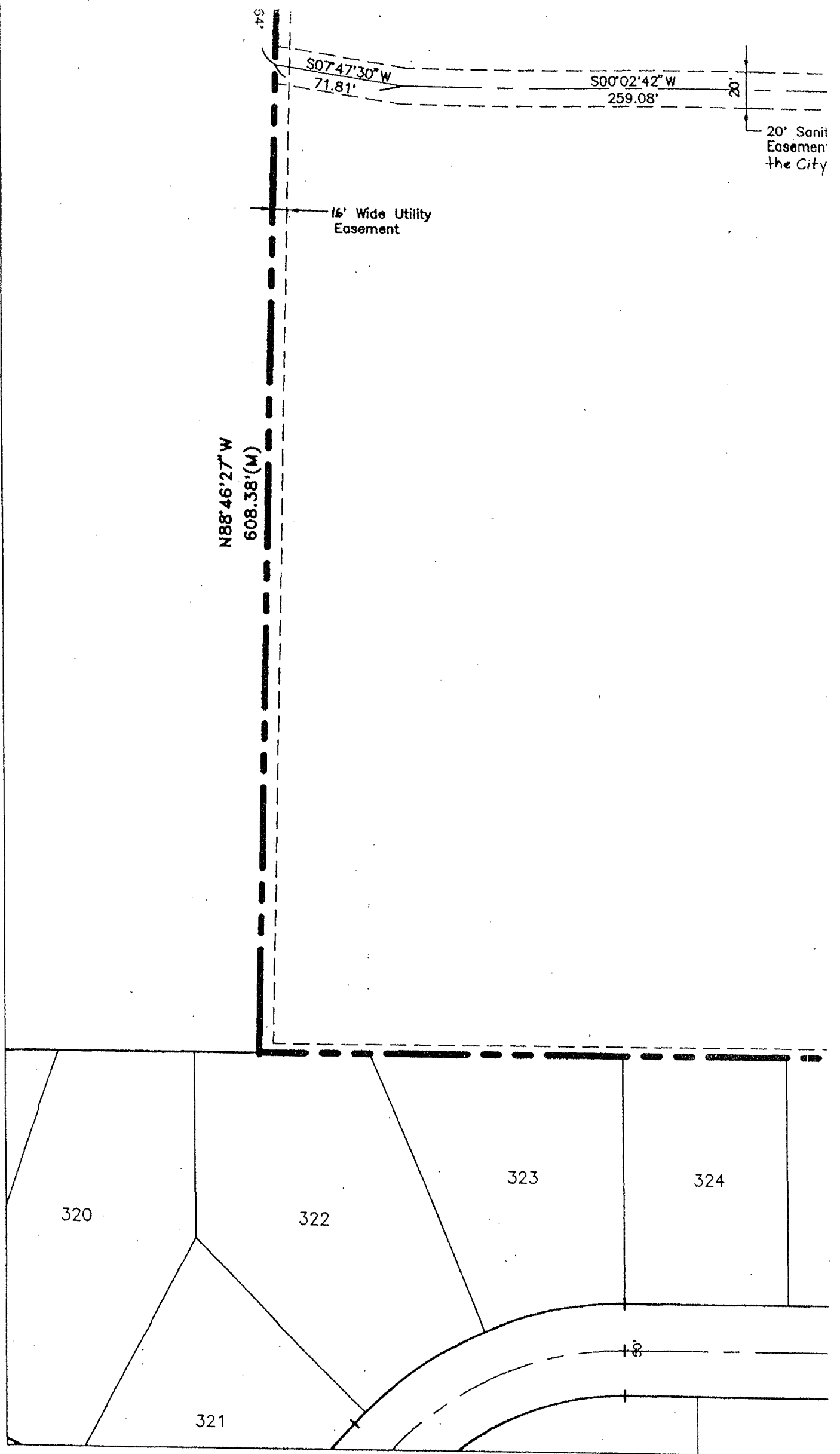
645 M Street
Suite 201
Lincoln, NE 68608
Phone 402-474-7677
FAX 402-474-7678

No.	Revisions	Rev. Date
1.	text changes JDS	4/1/97

Scale 1"=60'
Drawn JDS
Checked
Approved

Job # 886-2C
File 88602FP2
Date 03/05/97
Pdate 02/20/97

DIVISION
PLE ROAD
NEBRASKA



755.65'

8' Wide Utility Easement

20' Sanitary Sewer Easement Granted to the City of Omaha.

S04°54'53"W
427.43'

64.72'

S82°24'58"S
146.972
246.94'

5' Wide Utility Easement

Lot 2
10.62 Ac.

S73°00'22"N (8)
189.67' Ch.

913.02'

5' Wide Utility Easement

S00°15'54"E

1320.28" (M)

325

326

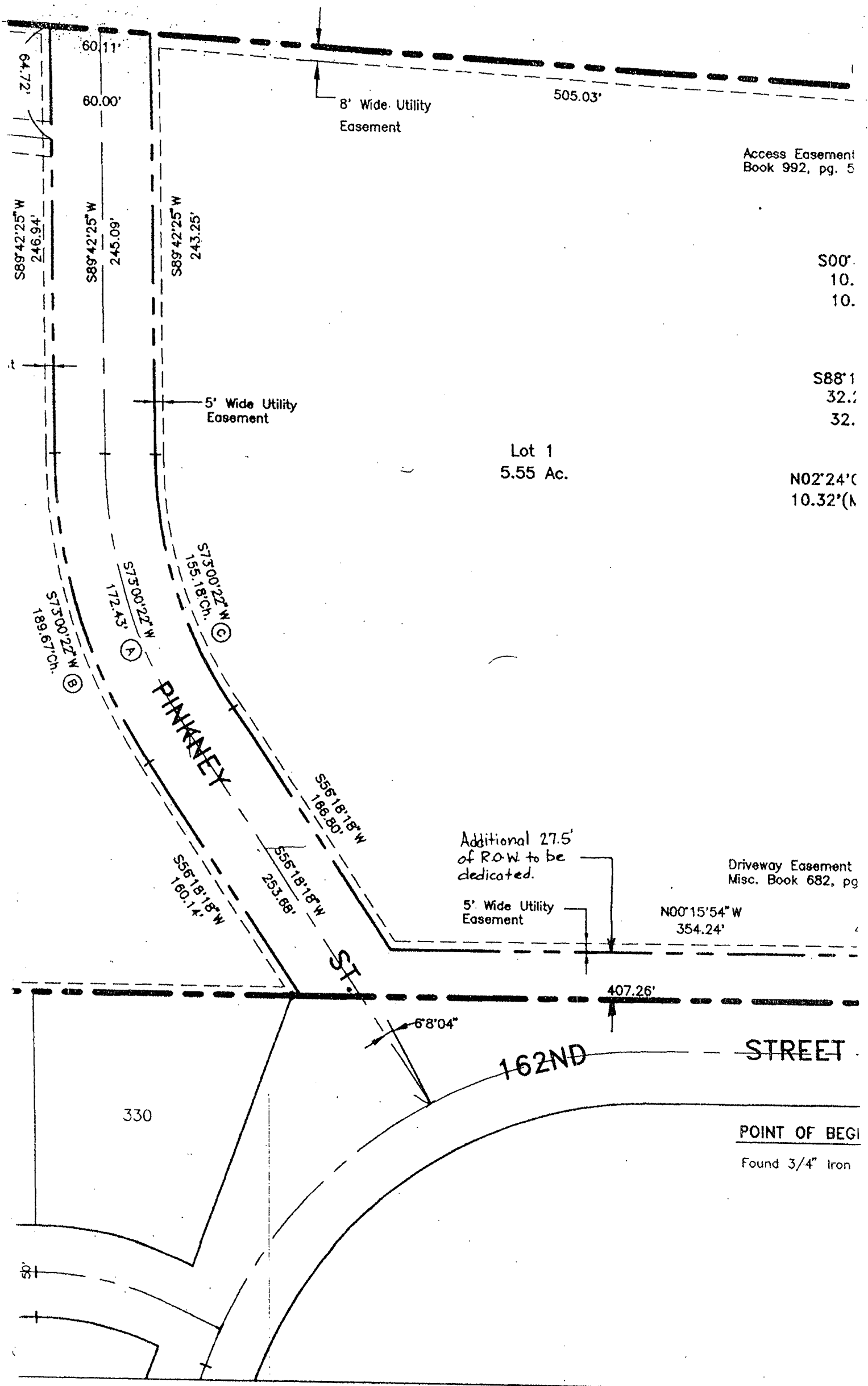
327

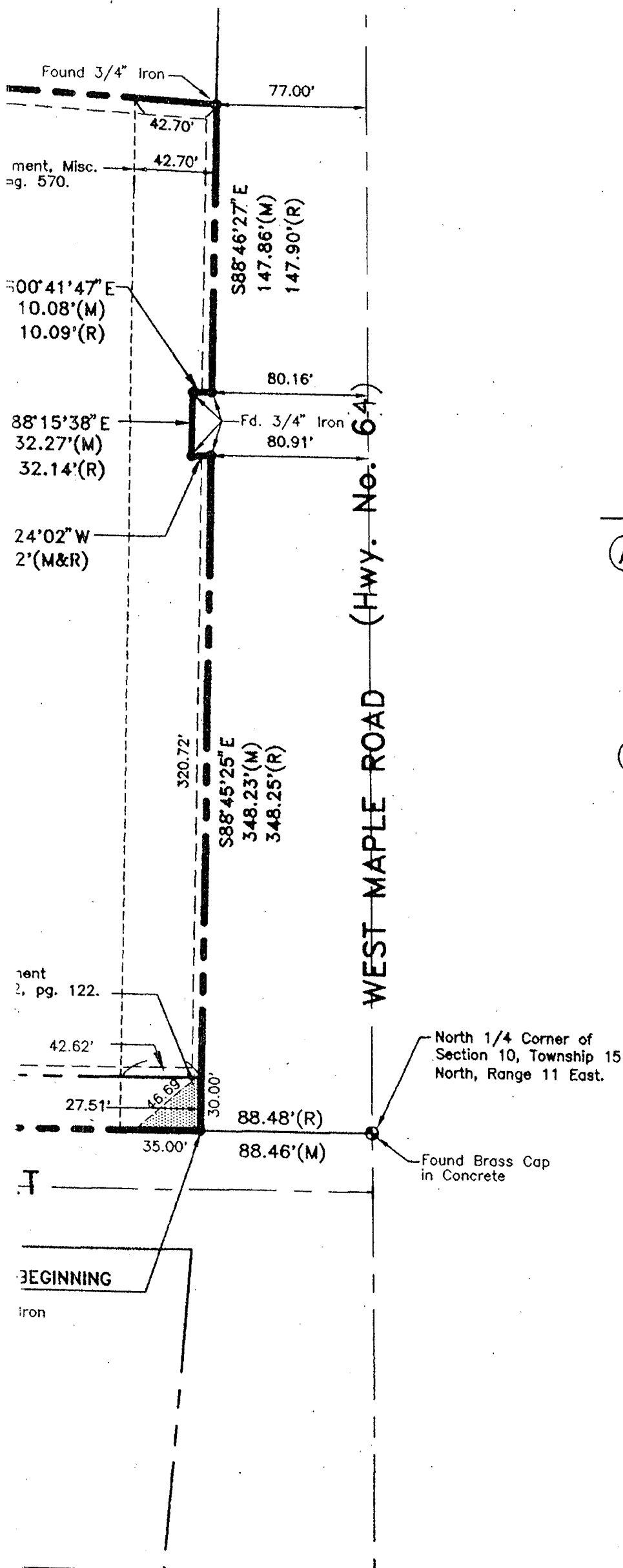
328

329

161ST TERRACE

81





CURVE DATA

(A)

$\Delta = 33^\circ 24' 7''$
 $R = 300.00'$
 $T = 90.01'$
 $L = 174.89'$
 $C = 172.43'$
 $M = 165.15'$
 $K = 49.55'$

(B)

$\Delta = 33^\circ 24' 7''$
 $R = 330.00'$
 $T = 99.01'$
 $L = 192.38'$
 $C = 189.67'$
 $M = 181.67'$
 $K = 54.51'$

(C)

$\Delta = 33^\circ 24' 7''$
 $R = 270.00'$
 $T = 81.01'$
 $L = 157.40'$
 $C = 155.18'$
 $M = 148.64'$
 $K = 44.60'$

LEGEND



= Section & 1/4 Corner



= Corner Found



= Corner Set 5/8" x 30" Rebar

(P)

= Platted Distance / Angle

(M)

= Measured Distance / Angle

(D)

= Deeded Distance / Angle

(R)

= Recorded Distance

--- = Fence Line

Job# 886
File 886
Date 03/
pdate 02

MAPLE CREEK SUBDIVISION
162ND STREET & WEST MAPLE ROAD
NEBRASKA
OMAHA

CURVE DATA

(A)	(B)
$\Delta = 33^{\circ}24'7''$	$\Delta = 33^{\circ}24'7''$
R= 300.00'	R= 330.00'
T= 90.01'	T= 99.01'
L= 174.89'	L= 192.38'
C= 172.43'	C= 189.67'
M= 165.15'	M= 181.67'
K= 49.55'	K= 54.51'

(C)
$\Delta = 33^{\circ}24'7''$
R= 270.00'
T= 81.01'
L= 157.40'
C= 155.18'
M= 148.64'
K= 44.60'

1/4 Corner of
on 10, Township 15
, Range 11 East.

Brass Cap
rete

LEGEND

- ⊕ = Section & 1/4 Corner
- = Corner Found
- = Corner Set 5/8" x 30" Rebar
- (P) = Platted Distance / Angle
- (M) = Measured Distance / Angle
- (D) = Deeded Distance / Angle
- (R) = Recorded Distance
- *- = Fence Line

FINAL PLAT

Sheet No.

1

OF

1