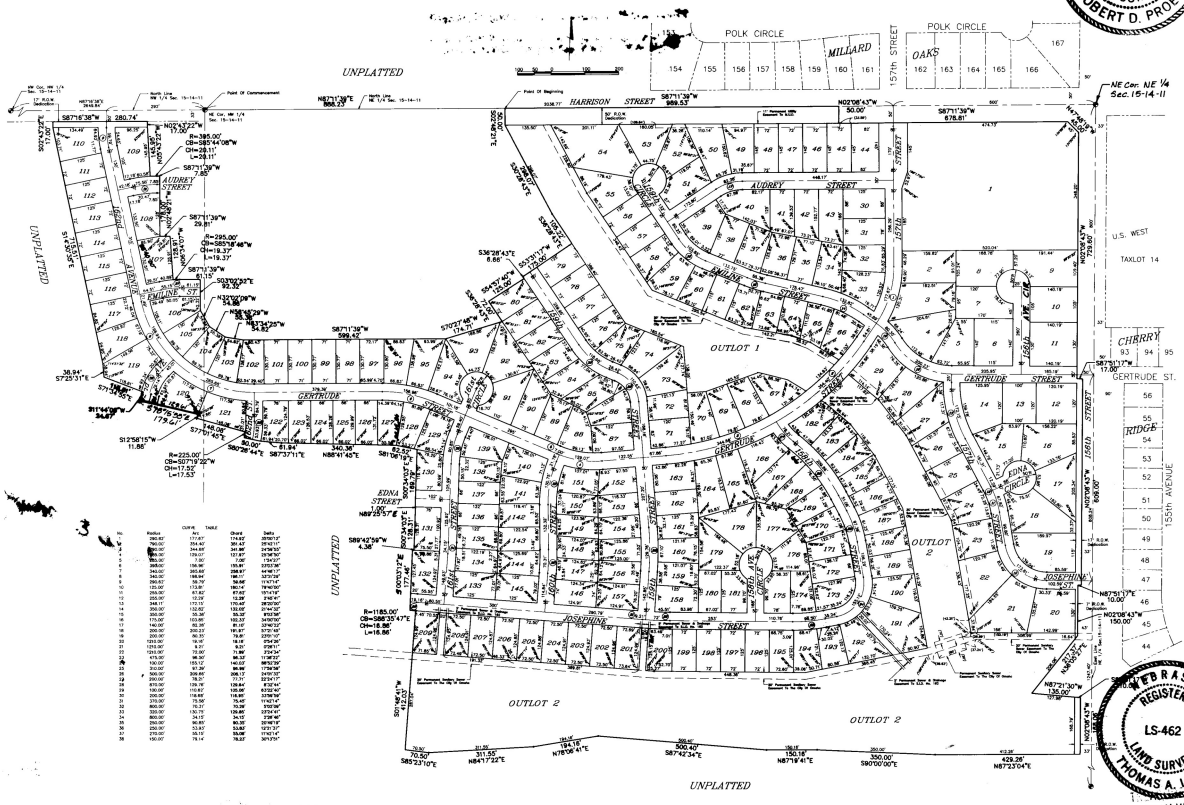
94-21313

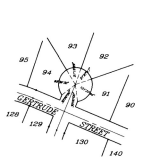
94-21313

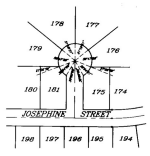
root
D.E.
Verify
Filmed
Checked
Fee $ 21.00

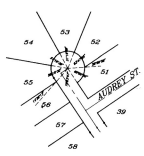
MILLARD PARK

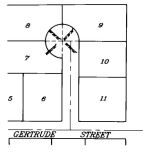
LOTS 1 THROUGH 209, INCLUSIVE, AND OUTLOTS 1 AND 2, BEING A PLATTING OF THAT PART OF THE NORTHEAST QUARTER AND THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 14 NORTH, RANGE 11 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.

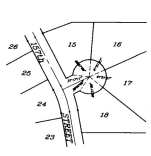












NOTES

1. ALL DISTANCES ARE SHOWN IN DECIMAL FEET.
2. ALL DISTANCES SHOWN ALONG CURVES ARE ARC DISTANCES, UNLESS OTHERWISE NOTED.
3. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
4. ALL LOT LINES ON CURVED STREETS ARE RADIAL UNLESS OTHERWISE NOTED. (R.O.)
5. DISTANCES AND ANGLES SHOWN IN PARENTHESES REFER TO EASEMENTS.
6. LOT DIMENSIONS SHOWN TO THE NEAREST FOOT ARE MEASURED TO THE NEAREST FOOT.
7. LOTS 1 - 11, AND 15 - 20, AND LOT 96, NOT HAVE PERMANENT ACCESS TO HARRISON STREET.
8. LOTS 9 - 11, AND 15 - 20 WILL NOT HAVE PERMANENT ACCESS TO 158TH STREET.
9. LOT 1 WILL HAVE ONE PERMANENT ACCESS TO 158TH STREET AND ONE PERMANENT ACCESS TO HARRISON STREET.

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT I have made a boundary survey of the subdivision hereto and that permanent monuments have been placed at all angle points and corners on the boundary of the plat and that a bond has been posted with Sarpy County, Nebraska, in order to assure that permanent monuments will be placed at all angle points, corners and lot corners by not later than one year from the date hereof, AND THAT I HEREBY PLAT, Lots 1 through 209, inclusive, and Outlots 1 and 2, being a platting of that part of the Northeast Quarter and the Northwest Quarter of Section 15, Township 14 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, described as follows: Commencing at the northeast corner of the said Northeast 1/4 of Section 15; Thence South 87°18'38" West for 280.74 feet along the north line of the said Northeast 1/4 of Section 15 for 880.23 feet along the north line of the said Northeast 1/4 of Section 15 to the TRUE POINT OF BEGINNING; Thence South 02°48'21" East for 50.00 feet; Thence South 30°38'43" East for 298.07 feet; Thence South 34°18'49" East for 100.22 feet; Thence South 59°31'17" West for 175.00 feet; Thence South 30°28'43" East for 6.66 feet; Thence South 59°31'17" West for 150.00 feet; Thence North 30°28'43" West for 6.66 feet; Thence South 02°21'48" West for 174.71 feet; Thence South 87°11'39" West for 684.42 feet; Thence North 83°34'25" West for 54.92 feet; Thence North 58°45'29" West for 55.38 feet; Thence North 31°32'09" West for 54.66 feet; Thence North 01°52'56" West for 92.92 feet; Thence South 87°11'39" West for 61.15 feet; Thence along a curve to the left (having a radius of 385.00 feet and a long chord bearing South 88°44'08" West for 29.81 feet) for an arc length of 29.81 feet; Thence South 01°16'37" East for 135.00 feet; Thence South 87°11'39" West for 29.81 feet; Thence North 02°48'21" West for 178.00 feet; Thence South 87°11'39" West for 7.85 feet; Thence along a curve to the left (having a radius of 385.00 feet and a long chord bearing South 85°44'08" West for 20.11 feet) for an arc length of 20.11 feet; Thence North 03°47'05" West for 140.00 feet; Thence North 36°28'43" West for 6.66 feet; Thence North 53°31'17" East for 150.00 feet; Thence South 36°28'43" East for 6.66 feet; Thence North 53°31'17" East for 175.00 feet; Thence North 30°38'43" West for 280.74 feet along said south ROW line which is parallel with and 33.00 feet south of the north line of the said Northeast Quarter of Section 15; Thence South 02°43'27" East for 17.00 feet; Thence South 14°30'23" East for 715.21 feet; Thence South 87°35'31" East for 28.00 feet; Thence South 71°34'59" East for 169.29 feet; Thence along a curve to the right (having a radius of 1185.00 feet and a long chord bearing North 18°30'47" East for 18.66 feet) for an arc length of 18.66 feet; Thence North 18°58'58" East for 158.66 feet along said west ROW line which is parallel with and 33.00 feet west of the east line of the said Northeast Quarter of Section 15; Thence South 87°11'39" West for 33.00 feet along said west ROW line of 156th Street; Thence North 87°21'30" West for 135.00 feet along said west ROW line; Thence North 02°38'43" West for 150.00 feet along said west ROW line; Thence North 02°08'43" West for 100.00 feet along said west ROW line which is parallel with and 43.00 feet west of the east line of the Northeast Quarter of Section 15; Thence North 87°11'39" East for 10.00 feet along said west ROW line; Thence North 02°08'43" West for 808.00 feet along said west ROW line which is parallel with and 33.00 feet west of the east line of the said Northeast Quarter of Section 15; Thence South 87°11'39" West for 17.00 feet; Thence North 02°08'43" West for 226.00 feet parallel with and 50.00 feet west of the east line of the Northeast Quarter of Section 15; Thence North 47°48'38" East for 45.04 feet; Thence South 87°11'39" West for 678.81 feet parallel with and 50.00 feet south of the north line of the said Northeast Quarter of Section 15 and parallel with the north line of the said Northwest Quarter of Section 15; Thence North 87°18'38" East for 880.23 feet to the point of beginning. Containing 89.46 acres.

Robert Proett, L.S. 379 — June 30, 1993 (Date)

NEBRASKA REGISTERED LS 379 LAND SURVEYOR ROBERT D. PROETT

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That We, R.P. DODGE COMPANY, being the sole Owner of the land described within the Surveyor's Certificate and embraced within this plat, have caused said land to be subdivided into lots and streets to be numbered and named as shown on the accompanying plat, which subdivision shall be known as MILLARD PARK 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 the streets as shown on the plat, and we also do hereby grant sewer and drainage easements as shown on the plat. We do further grant a perpetual easement to the Omaha Public Power District and to U.S. West Communications, Inc., their successors and assigns, to erect, maintain, operate, repair, renew, relocate and remove poles, wires, cables, conduits and other related facilities, and to extend overhead wires or cables for the carrying and transmission of electric current for light, heat, and power and for the transmission of signals and sound of all kinds including any services provided by the use of said telecommunication system, and the reception thereon, over, through, under and 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 all exterior lots that are adjacent to presently platted and recorded lots; and a ten (10') foot wide strip of land abutting the exterior boundary lines of the exterior lots that do not adjoin presently platted and recorded lots. The term "exterior lots" is herein defined as those lots forming the outer perimeter of the above-described subdivision. Said 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 Omaha Public Power District and to U.S. West Communications, Inc., their successors and assigns, to erect, maintain, operate 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 streets. No permanent buildings, trees, retaining walls, or fence rock 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 herein granted.

R.P. DODGE COMPANY, TRUSTEE

By: R.P. Dodge, Jr., President

ACKNOWLEDGEMENTS OF NOTARIES

State of Nebraska } ss
County of Douglas }

On this 22 day of JUNE, 1993, A.D., before me a Notary Public, duly commissioned and qualified in and for said County, appeared R.P. Dodge, Jr. personally known to me to be President of R.P. Dodge Company, and he did acknowledge his execution of the foregoing Dedication to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation.

Witness my hand and official seal the date last aforesaid.

Barbara M. Hammond
Notary Public

GENERAL NOTARY-State of Nebraska
BARBARA M. HAMMOND
My Comm. Exp. July 31, 1996

COUNTY SURVEYOR'S CERTIFICATE

This plat of MILLARD PARK was reviewed by the Sarpy County Surveyor's Office.

9/29/94 — Sarpy 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 appearing on this plat as of the 29 day of September, 1994 according to the records of this office.

9/29/94 — Sarpy County Treasurer

SURVEYOR'S CERTIFICATION

NEBRASKA REGISTERED LS-462 LAND SURVEYOR THOMAS A. LYNAM

IS ONLY VALID UNTIL DECEMBER 30th OF THIS YEAR

APPROVAL OF COUNTY PLANNING COMMISSION

This plat of MILLARD PARK was approved and accepted by the Sarpy County Planning Commission this 26 day of July, 1993.

Chairman, Sarpy County Planning Commission

APPROVAL OF COUNTY BUILDING INSPECTOR

This plat of MILLARD PARK was approved by the Sarpy County Building Inspector this 26 day of July, 1993.

County Building Inspector

APPROVAL OF COUNTY BOARD OF COMMISSIONERS

This plat of MILLARD PARK was approved by the Sarpy County Board of Commissioners this 27 day of July, 1993.

Chairman, Board of Commissioners

21313.

FINAL PLAT

rynearson & associates, inc.
civil engineers · surveyors · planners
402-895-4949

MILLARD PARK
156TH TO 158TH STREET & HARRISON STREET, SARPY COUNTY, NEBRASKA

designer RDP
drawn by CAW
revisions

job number 93-1074
date 6-30-93
sheet 1 of 1