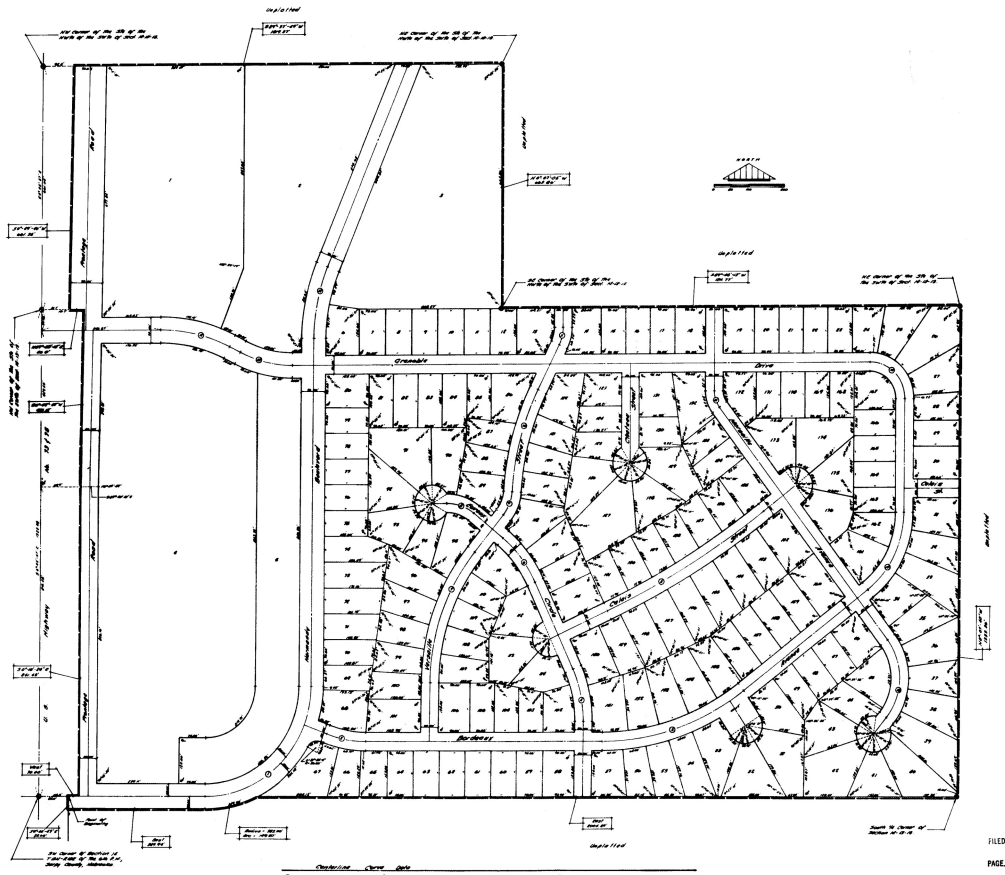
• NORMANDY HILLS •

Lots 1 Through 174, Inclusive

Being A Platting Of Part Of The SW¼ Of Section 14, And Part Of The NW¼ Of Section 23, All In T13N-R12E Of The 6th P.M., Sarpy County, Nebraska.

NEBRASKA REGISTERED LAND SURVEYOR L.S.-217 WILLIAM P. DORNER



SURVEYOR'S CERTIFICATE

I, WILLIAM P. DORNER, THE UNDERSIGNED REGISTERED LAND SURVEYOR IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT I HAVE SURVEYED AND STAKED WITH IRON PIPE, ALL CORNERS OF ALL OF THE LOTS, STREETS, AGELE POINTS AND ARCS OF ALL CURVES IN NORMANDY HILLS, LOTS 1 THRU 174, INCLUSIVE, BEING A PLATTING OF PART OF THE SW¼ OF SECTION 14 AND PART OF THE NW¼ OF SECTION 23 ALL IN T13N., R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, TO WIT: COMMENCING AT THE SW CORNER OF SAID SECTION 14; THENCE EAST (ASSUMED BEARING) ON THE SOUTH LINE OF THE SW¼ OF SAID SECTION 14, 35.00 FEET TO THE POINT OF BEGINNING, SAID POINT BEING IN THE EAST R.O.W. LINE OF U.S. HIGHWAY NO. 73 & 75; THENCE N 07°00' W ON THE EAST R.O.W. LINE OF SAID U.S. HIGHWAY NO. 73 & 75, 33.00 FEET; THENCE EAST ON A LINE 33.00 FEET NORTH OF AND PARALLEL TO THE NORTH LINE OF THE SW¼ OF SAID SECTION 23, 389.04 FEET TO A POINT OF CURVE; THENCE NORTHEASTERLY ON A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 1110.00 FEET, CHORD BEARING N 77°00' 18"E, CHORD DISTANCE 148.95 FEET AN ARC DISTANCE OF 149.00 FEET TO A POINT IN THE NORTH LINE OF THE SW¼ OF SAID SECTION 23; THENCE EAST ON THE NORTH LINE OF THE SW¼ OF SAID SECTION 23, 1,313.39 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 23; THENCE N 87°07' 10" E ON THE NORTH LINE OF THE NW¼ OF SAID SECTION 23, 1,313.39 FEET TO THE NE CORNER OF SAID SECTION 23; THENCE S 87°30' 17" E ON THE NORTH LINE OF THE NW¼ OF SAID SECTION 23, 1,313.77 FEET TO THE NW CORNER OF THE SW¼ OF THE NW¼ OF THE NW¼ OF SAID SECTION 23; THENCE S 2°30' 00" W ON THE EAST LINE OF THE SW¼ OF THE NW¼ OF THE NW¼ OF SAID SECTION 23, 663.84 FEET TO THE SE CORNER OF THE SW¼ OF THE NW¼ OF THE NW¼ OF SAID SECTION 23; THENCE S 87°37' 40" W ON THE SOUTH LINE OF THE SW¼ OF THE NW¼ OF THE NW¼ OF SAID SECTION 23, 1313.77 FEET TO A POINT ON THE EAST R.O.W. LINE OF SAID U.S. HIGHWAY NO. 73 & 75, SAID POINT BEING 33.00 FEET EASTERLY FROM THE SW CORNER OF THE SW¼ OF THE NW¼ OF THE NW¼ OF SAID SECTION 23; THENCE S 2°30' 00" W ON THE EAST R.O.W. LINE OF SAID U.S. HIGHWAY NO. 73 & 75, 1,327.68 FEET TO A POINT ON THE SOUTH LINE OF THE NW¼ OF SAID SECTION 23, SAID POINT BEING 33.00 FEET EASTERLY FROM THE SW CORNER OF THE NW¼ OF SAID SECTION 23; THENCE S 7°00' E ON THE EAST R.O.W. LINE OF SAID U.S. HIGHWAY NO. 73 & 75, 1,180.12 FEET TO A POINT 33.00 FEET EAST OF THE WEST LINE OF THE SW¼ OF SAID SECTION 14; THENCE S 0°17' 04" E ON THE EAST R.O.W. LINE OF SAID U.S. HIGHWAY NO. 73 & 75, 663.40 FEET TO A POINT ON THE SOUTH LINE OF THE SW¼ OF SAID SECTION 14, SAID POINT BEING 115.00 FEET EASTERLY FROM THE SW CORNER OF SAID SECTION 14; THENCE WEST ON THE SOUTH LINE OF THE SW¼ OF SAID SECTION 14, 80.00 FEET TO THE POINT OF BEGINNING.

June 15, 1972 — REGISTERED LAND SURVEYOR — L.S. 217
DATE — REGISTRATION NO.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, NORMAN A. ABRAHAMSON AND LORRIE M. ABRAHAMSON, HUSBAND & WIFE, KYLE I. ABRAHAMSON AND TARA ABRAHAMSON, HUSBAND & WIFE, STEVE D. ABRAHAMSON AND [illegible], HUSBAND & WIFE, BEING THE OWNERS 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, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS NORMANDY HILLS, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND WE DO FURTHER GRANT A PERPETUAL LICENSE IN FAVOR OF AND GRANTED TO THE OMAHA PUBLIC POWER DISTRICT AND THE NORTHWESTERN BELL TELEPHONE COMPANY, THEIR SUCCESSORS AND ASSIGNS, TO ERECT AND OPERATE, MAINTAIN, REPAIR AND RENEW CABLES, CONDUITS AND POLES WITH THE NECESSARY SUPPORTS, INSULATING WIRES, CROSS-ARMS, GUYS AND ANCHORS, AND OTHER INSTRUMENTALITIES, AND TO EXTEND THEREON WIRES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER, AND FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND RECEPTION THEREOF, OVER, UPON, IN THROUGH & UNDER A STRIP OF LAND ADJOINING THE REAR AND SIDE LINES OF SAID LOTS, SAID STRIP OF LAND BEING 5.00 FEET IN WIDTH ON EACH SIDE OF SAID LOT LINES, EXCEPT ON LOT 1, INCLUSIVE, AND LOTS 67 THRU 67, INCLUSIVE, WHERE A 10-FOOT EASEMENT ON THE REAR LINES OF SAID LOTS IS GRANTED; THESE EASEMENTS SHALL BE KNOWN AS UTILITY EASEMENTS; SAID LICENSE BEING GRANTED FOR THE USE AND BENEFIT OF ALL PRESENT AND FUTURE OWNERS OF LOTS IN SAID SUBDIVISION; PROVIDED, HOWEVER, THAT SAID SIDE LOT LINE EASEMENT IS GRANTED UPON THE SPECIFIC CONDITION THAT IF BOTH SAID UTILITY COMPANIES FAIL TO CONSTRUCT POLES, WIRES OR CONDUITS ALONG ANY OF SAID SIDE LOT LINES WITHIN 30 DAYS AFTER THE DATE HEREOF, OR IF ANY POLES, WIRES OR CONDUITS ARE CONSTRUCTED BUT HEREAFTER REMOVED WITHOUT REPLACEMENT WITHIN 60 DAYS AFTER THEIR REMOVAL, THEN THIS SIDE LINE EASEMENT SHALL AUTOMATICALLY TERMINATE AND BECOME NULL AS TO SAID UNUSED OR ABANDONED EASEMENT RIGHTS. NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING AND OTHER PURPOSES THAT DO NOT INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

Norman A. Abrahamson — Lorrie M. Abrahamson — Robert D. Gray
NORMAN A. ABRAHAMSON — TARA ABRAHAMSON — ROBERT D. GRAY
Kyle I. Abrahamson — [illegible] — Ralph E. Peters
KYLE I. ABRAHAMSON — [illegible] — RALPH E. PETERS
Steve D. Abrahamson — Donald Hoch, VICE PRESIDENT — Wm. R. Bollen
STEVE D. ABRAHAMSON — NORTH BEND FEDERAL SAVINGS & LOAN ASSOCIATION — WM. R. BOLLEN

ACKNOWLEDGEMENT

STATE OF Nebraska } SS
COUNTY OF Douglas }
ON THIS 1st DAY OF August, 1972, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME Norman A. Abrahamson, Lorrie M. Abrahamson, Kyle I. Abrahamson, Tara Abrahamson, Steve D. Abrahamson, [illegible], Robert D. Gray, Ralph E. Peters, Donald Hoch, Vice President, North Bend Federal Savings & Loan Association, Wm. R. Bollen
WHO ARE PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE DEDICATION ON THIS PLAT AND THEY DID ACKNOWLEDGE THE SIGNING OF SAME TO BE THEIR OWN VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND NOTARIAL SEAL THE LAST DATE APOMENTIONED.
MY COMMISSION EXPIRES May 5 1976 — NOTARY PUBLIC Ronald Wilson
GENERAL NOTARIAL SEAL RONALD E. WILSON NOTARY PUBLIC STATE OF NEBRASKA MY COMMISSION EXPIRES MAY 5, 1976

STATE OF Nebraska } SS
COUNTY OF Douglas }
ON THIS 7th DAY OF August, 1972, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME Steve D. Abrahamson
WHO ARE PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE DEDICATION ON THIS PLAT AND THEY DID ACKNOWLEDGE THE SIGNING OF SAME TO BE THEIR OWN VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND NOTARIAL SEAL THE LAST DATE APOMENTIONED.
MY COMMISSION EXPIRES December 17 1974 — NOTARY PUBLIC John Bart Dunbrant

STATE OF Nebraska } SS
COUNTY OF Douglas }
ON THIS 1st DAY OF August, 1972, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME Kyle I. Abrahamson
WHO ARE PERSONALLY KNOWN BY ME TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE DEDICATION ON THIS PLAT AND THEY DID ACKNOWLEDGE THE SIGNING OF SAME TO BE THEIR OWN VOLUNTARY ACT AND DEED.
WITNESS MY HAND AND NOTARIAL SEAL THE LAST DATE APOMENTIONED.
MY COMMISSION EXPIRES May 5 1976 — NOTARY PUBLIC Ronald Wilson
GENERAL NOTARIAL SEAL RONALD E. WILSON NOTARY PUBLIC STATE OF NEBRASKA MY COMMISSION EXPIRES MAY 5, 1976

APPROVAL OF SARPY COUNTY BOARD OF COMMISSIONERS

THIS PLAT OF NORMANDY HILLS WAS APPROVED BY THE SARPY COUNTY BOARD OF COMMISSIONERS THIS ____ DAY OF ____, 1972.
CHAIRMAN, SARPY COUNTY BOARD OF COMMISSIONERS

APPROVAL OF SARPY COUNTY ZONING COMMISSION

THIS PLAT OF NORMANDY HILLS WAS APPROVED BY THE SARPY COUNTY ZONING COMMISSION THIS 22 DAY OF August, 1972.
CHAIRMAN, SARPY COUNTY ZONING COMMISSION

SARPY COUNTY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THE RECORDS OF MY OFFICE SHOW NO TAXES DUE OR DELINQUENT UPON THE LAND INCLUDED IN THE SURVEYOR'S CERTIFICATE AS APPEARS ON THIS PLAT AS OF THE 4th DAY OF August, 1972.
SARPY COUNTY TREASURER

APPROVAL OF SARPY COUNTY SURVEYOR

THIS PLAT OF NORMANDY HILLS WAS APPROVED BY THE SARPY COUNTY SURVEYOR THIS 22 DAY OF August, 1972.
SARPY COUNTY SURVEYOR

APPROVAL OF SARPY COUNTY BUILDING INSPECTOR

THIS PLAT OF NORMANDY HILLS WAS APPROVED BY THE SARPY COUNTY BUILDING INSPECTOR THIS 17th DAY OF August 1972.
SARPY COUNTY BUILDING INSPECTOR

APPROVAL OF BELLEVUE CITY PLANNING DEPARTMENT

THIS PLAT OF NORMANDY HILLS WAS APPROVED BY THE BELLEVUE CITY PLANNING DEPARTMENT THIS 7th DAY OF September 1972.
CHAIRMAN

APPROVAL OF BELLEVUE CITY COUNCIL

THIS PLAT OF NORMANDY HILLS WAS APPROVED BY THE BELLEVUE CITY COUNCIL THIS 11 DAY OF September, 1972.
Robert M. Navitsky — Donald N. Thompson — Mary Hirschbeck
MAYOR — CITY CLERK

FILED FOR RECORD AT 10:11 A.M. ON BOOK 5 OF Plat 46 50
PAGE 82 Carl L. Hibbeler REGISTER OF DEEDS, SARPY COUNTY NEB.

Deed Bk 94 page 524

Ref 021495

Curve Data					
① Δ 90°00'00"	② Δ 90°00'00"	③ Δ 90°00'00"	④ Δ 90°00'00"	⑤ Δ 90°00'00"	⑥ Δ 90°00'00"
R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'
T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'
L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'
C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'
⑦ Δ 90°00'00"	⑧ Δ 90°00'00"	⑨ Δ 90°00'00"	⑩ Δ 90°00'00"	⑪ Δ 90°00'00"	⑫ Δ 90°00'00"
R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'
T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'
L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'
C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'
⑬ Δ 90°00'00"	⑭ Δ 90°00'00"	⑮ Δ 90°00'00"	⑯ Δ 90°00'00"	⑰ Δ 90°00'00"	⑱ Δ 90°00'00"
R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'
T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'
L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'
C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'
⑲ Δ 90°00'00"	⑳ Δ 90°00'00"	㉑ Δ 90°00'00"	㉒ Δ 90°00'00"	㉓ Δ 90°00'00"	㉔ Δ 90°00'00"
R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'
T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'
L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'
C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'
㉕ Δ 90°00'00"	㉖ Δ 90°00'00"	㉗ Δ 90°00'00"	㉘ Δ 90°00'00"	㉙ Δ 90°00'00"	㉚ Δ 90°00'00"
R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'	R 25.00'
T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'	T 25.00'
L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'	L 39.27'
C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'	C 35.36'

Note: Curve Data Shown On Curves Are Subject To Rear Offsets

THOMPSON DREESSEN & DORNER — Consulting Engineers & Land Surveyors — 10836 OLD MILL ROAD, OMAHA, NEBRASKA 68154 — TELEPHONE 402-330-4800

Normandy Hills — Date Plotted: [illegible] — Date: 6-12-1972 — Drawn By: J.P. — Final Plat

82