

NORTH HILLS 5TH ADDITION

FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT
NO. 990009 FOR NORTH HILLS SUBDIVISION)

04080312

INST. No 2004 153 00

2004 DEC 16 A 11:04

080312

LANCASTER COUNTY, NE

BLOCK

CODE

CHECKED

ENTERED

EDITED

#4044

INDEX OF SHEETS

SHEET 1: COVER SHEET, PLANNING DIRECTOR'S APPROVAL

LOT AREA TABLE

SHEET 2: FINAL PLAT DRAWING

SHEET 3: FINAL PLAT DRAWING, MIN. OPENING TABLE

SHEET 4: FINAL PLAT DRAWING, CURVE DATA

SHEET 5: DEDICATION, NOTARY, LIEN HOLDER CONSENT

SHEET 6: LEGAL DESCRIPTION, SURVEYOR'S CERTIFICATE

LOT AREA TABLE

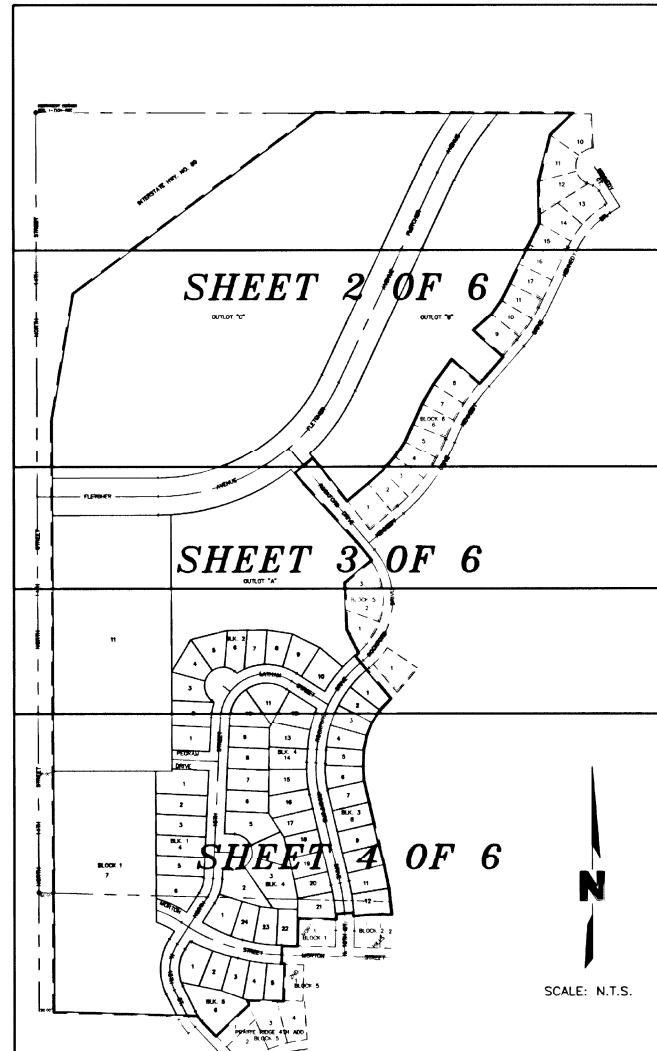
BLOCK 1		
LOT NO.	AREA IN SF	AREA IN AC.
LOT 1	13,377.55 SF	0.30 AC
LOT 2	11,058.83 SF	0.25 AC
LOT 3	10,839.04 SF	0.25 AC
LOT 4	10,619.25 SF	0.24 AC
LOT 5	10,399.45 SF	0.24 AC
LOT 6	13,007.00 SF	0.30 AC
LOT 7	267,672.07 SF	6.14 AC
BLOCK 2		
LOT 1	9,941.65 SF	0.23 AC
LOT 2	10,625.85 SF	0.24 AC
LOT 3	9,008.55 SF	0.21 AC
LOT 4	8,737.27 SF	0.20 AC
LOT 5	9,079.75 SF	0.21 AC
LOT 6	8,186.78 SF	0.19 AC
LOT 7	7,430.46 SF	0.17 AC
LOT 8	7,720.64 SF	0.18 AC
LOT 9	8,980.05 SF	0.21 AC
LOT 10	9,489.35 SF	0.22 AC
LOT 11	316,628.62 SF	7.27 AC
BLOCK 3		
LOT 1	7,618.48 SF	0.17 AC
LOT 2	7,117.66 SF	0.16 AC
LOT 3	7,116.50 SF	0.16 AC
LOT 4	7,408.87 SF	0.17 AC
LOT 5	6,762.24 SF	0.15 AC
LOT 6	6,524.20 SF	0.15 AC
LOT 7	8,469.78 SF	0.19 AC
LOT 8	8,406.35 SF	0.19 AC
LOT 9	8,406.35 SF	0.19 AC
LOT 10	8,406.35 SF	0.19 AC
LOT 11	8,701.17 SF	0.20 AC
LOT 12	8,891.85 SF	0.20 AC
BLOCK 4		
LOT 1	9,946.26 SF	0.23 AC
LOT 2	12,301.43 SF	0.28 AC
LOT 3	18,223.99 SF	0.42 AC
LOT 4	9,375.49 SF	0.21 AC
LOT 5	13,375.31 SF	0.31 AC
LOT 6	9,543.43 SF	0.22 AC
LOT 7	9,376.88 SF	0.22 AC
LOT 8	9,210.33 SF	0.21 AC
LOT 9	9,043.79 SF	0.21 AC
LOT 10	10,183.45 SF	0.23 AC
LOT 11	10,214.27 SF	0.23 AC
LOT 12	10,498.61 SF	0.24 AC
LOT 13	9,253.83 SF	0.21 AC
LOT 14	8,475.52 SF	0.19 AC
LOT 15	9,224.23 SF	0.21 AC
LOT 16	9,472.33 SF	0.22 AC
LOT 17	8,320.71 SF	0.19 AC
LOT 18	8,085.60 SF	0.19 AC
LOT 19	8,085.60 SF	0.19 AC
LOT 20	7,296.07 SF	0.17 AC
LOT 21	8,933.94 SF	0.21 AC
LOT 22	7,584.50 SF	0.17 AC
LOT 23	7,949.24 SF	0.18 AC
LOT 24	7,972.66 SF	0.18 AC
BLOCK 5		
LOT 1	10,418.04 SF	0.24 AC
LOT 2	7,955.67 SF	0.18 AC
LOT 3	8,080.08 SF	0.19 AC
LOT 4	7,571.97 SF	0.17 AC
LOT 5	7,067.41 SF	0.16 AC
LOT 6	10,737.85 SF	0.43 AC
OUTLOTS		
LOT NO.	AREA IN SF	AREA IN AC.
LOT A	265,712.02 SF	6.10 AC
LOT B	347,403.51 SF	7.98 AC
LOT C	861,527.50 SF	19.78 AC

PLANNING DIRECTOR'S APPROVAL

THE PLANNING DIRECTOR, PURSUANT TO SECTION 26.11.050 OF THE L.M.C.,
HEREBY APPROVES THIS FINAL PLAT.

[Signature]
PLANNING DIRECTOR

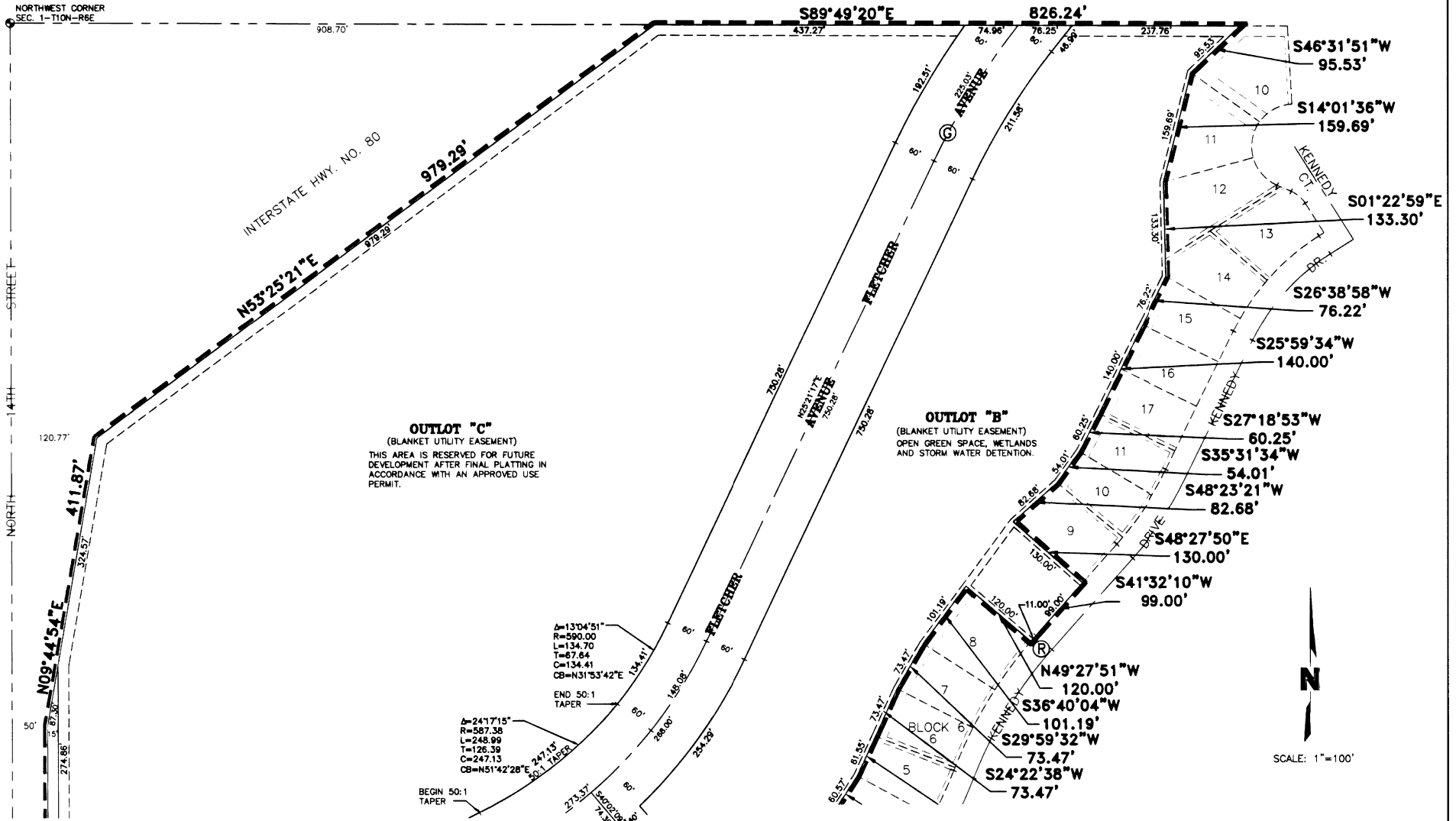
JULY 29, 2004
DATE



NORTH HILLS 5TH ADDITION

FINAL PLAT

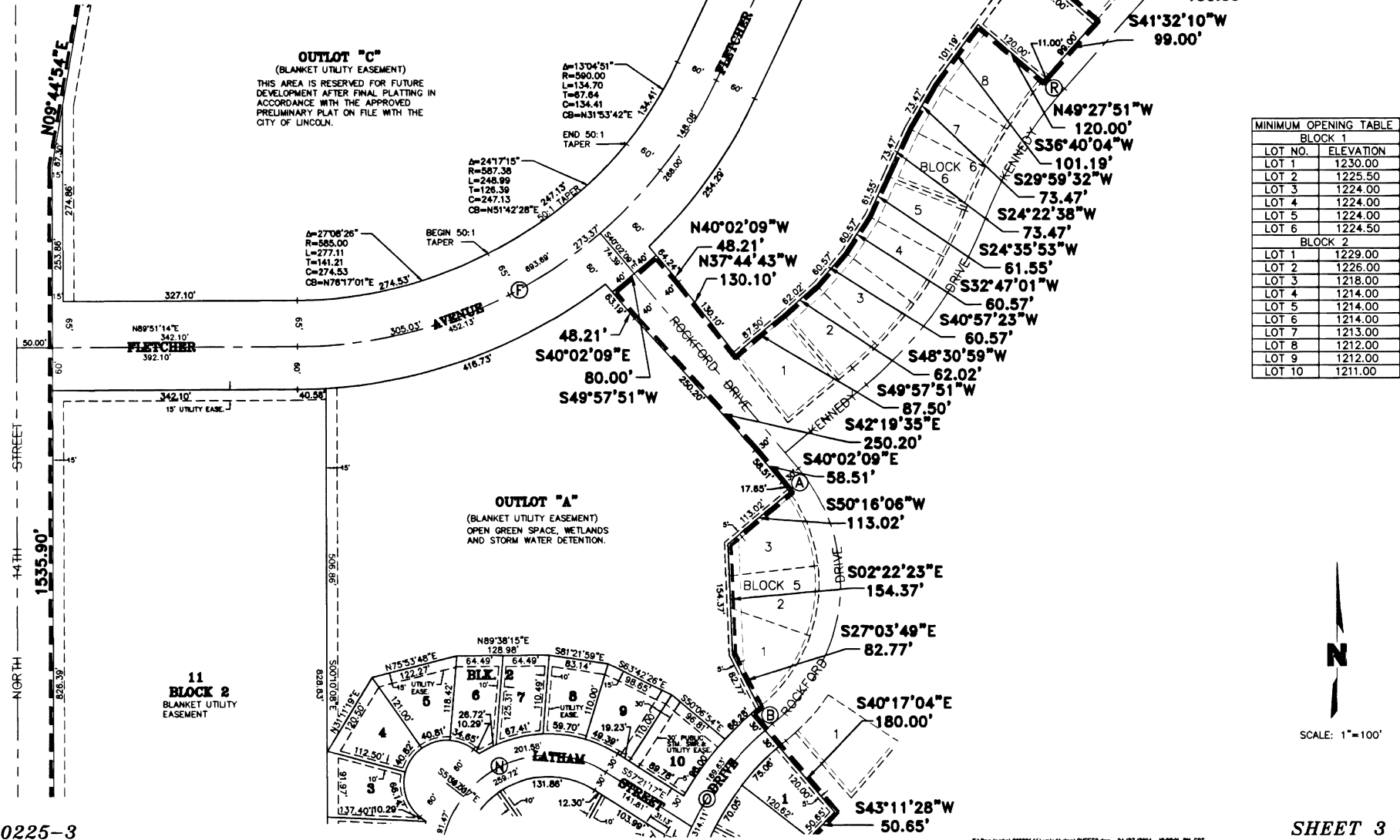
(THIS PLAT BASED UPON PRELIMINARY PLAT
NO. 99009 FOR NORTH HILLS SUBDIVISION)



NORTH HILLS 5TH ADDITION

FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT NO. 99009 FOR NORTH HILLS SUBDIVISION)



MINIMUM OPENING TABLE	
BLOCK 1	
LOT NO.	ELEVATION
LOT 1	1230.00
LOT 2	1225.50
LOT 3	1224.00
LOT 4	1224.00
LOT 5	1224.00
LOT 6	1224.50
BLOCK 2	
LOT 1	1229.00
LOT 2	1226.00
LOT 3	1218.00
LOT 4	1214.00
LOT 5	1214.00
LOT 6	1214.00
LOT 7	1213.00
LOT 8	1212.00
LOT 9	1212.00
LOT 10	1211.00



NORTH HILLS 5TH ADDITION

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(THIS PLAT BASED UPON PRELIMINARY PLAT
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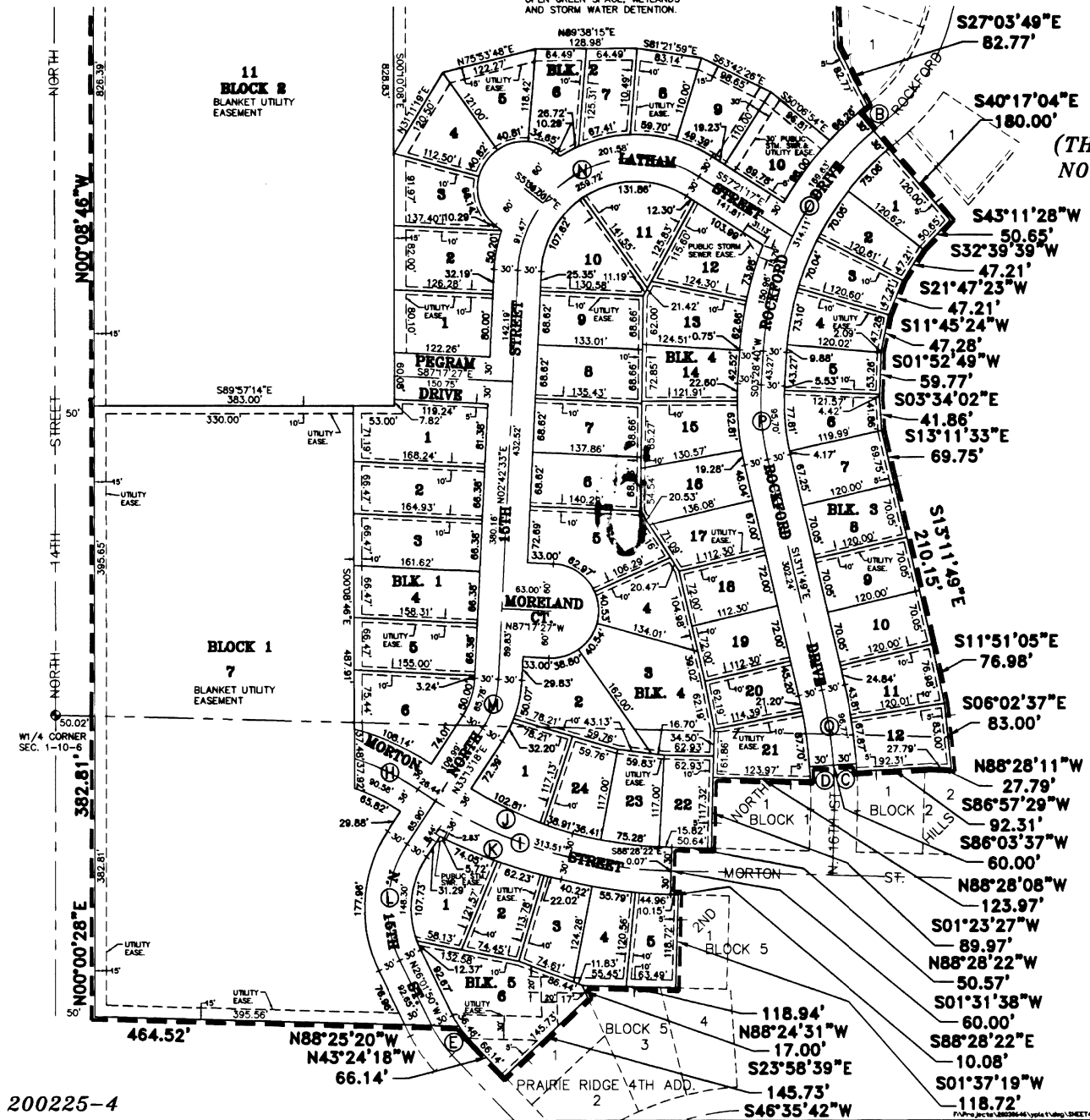
OUTLOT "A"
(BLANKET UTILITY EASEMENT)
OPEN GREEN SPACE, WETLANDS
AND STORM WATER DETENTION.

**11
BLOCK 2**
BLANKET UTILITY
EASEMENT

BLOCK 1
7
BLANKET UTILITY
EASEMENT

CURVE DATA

- | | |
|---|---|
| <p>A Δ=4°35'51"
R=220.00
L=17.65
T=8.83
C=17.65
CB=S37°44'14"E</p> | <p>J Δ=14°20'58"
R=566.50
L=141.88
T=71.31
C=141.51
CB=S66°04'34"E</p> |
| <p>B Δ=1°58'31"
R=430.00
L=14.82
T=7.41
C=14.82
CB=S50°42'11"W</p> | <p>K Δ=14°20'40"
R=632.55
L=158.36
T=79.60
C=157.95
CB=S70°38'50"E</p> |
| <p>C Δ=0°54'34"
R=630.00
L=10.00
T=5.00
C=10.00
CB=N03°29'06"W</p> | <p>L Δ=59°15'08"
R=150.00
L=155.12
T=85.30
C=148.30
CB=N03°35'44"E</p> |
| <p>D Δ=1°42'18"
R=570.00
L=16.96
T=8.48
C=16.96
CB=S03°05'15"E</p> | <p>M Δ=30°30'44"
R=125.00
L=66.57
T=34.09
C=65.78
CB=N17°57'55"E</p> |
| <p>E Δ=9°39'19"
R=120.45
L=20.30
T=10.17
C=20.27
CB=N38°37'33"W</p> | <p>N Δ=119°56'10"
R=150.00
L=313.99
T=259.47
C=259.72
CB=S62°40'38"W</p> |
| <p>F Δ=64°29'57"
R=650.00
L=731.72
T=410.11
C=693.69
CB=N57°36'15"E</p> | <p>O Δ=46°14'15"
R=400.00
L=322.80
T=170.77
C=314.11
CB=S26°35'48"W</p> |
| <p>G Δ=12°55'14"
R=1000.00
L=225.51
T=113.23
C=225.03
CB=N31°48'54"E</p> | <p>P Δ=16°40'29"
R=330.00
L=96.04
T=48.36
C=95.70
CB=S04°51'34"E</p> |
| <p>H Δ=17°21'55"
R=300.00
L=90.93
T=45.81
C=90.58
CB=S64°20'27"E</p> | <p>Q Δ=91°5'03"
R=600.00
L=96.87
T=48.54
C=96.77
CB=S08°34'18"E</p> |
| <p>I Δ=32°48'53"
R=600.00
L=343.63
T=176.67
C=338.96
CB=S72°03'55"E</p> | <p>R Δ=1°00'01"
R=630.00
L=11.00
T=5.50
C=11.00
CB=S41°02'10"W</p> |



NORTH HILLS 5TH ADDITION

FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT NO. 990009 FOR NORTH HILLS SUBDIVISION)

DEDICATION

THE FOREGOING PLAT, IS KNOWN AS NORTH HILLS 5TH ADDITION, A SUBDIVISION COMPOSED OF OUTLOT "B" PRAIRIE RIDGE 4TH ADDITION, LOT 1 BLOCK 9 NORTH HILLS ADDITION, AND OUTLOT "A" NORTH HILLS 4TH ADDITION, LOCATED IN SECTION 1, TOWNSHIP 10 NORTH, RANGE 6 EAST OF THE 6TH PM, CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND IS MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE. THIS DEDICATION IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED, SOLE OWNER(S), AND THE EASEMENTS SHOWN THEREON ARE HEREBY GRANTED IN PERPETUITY TO THE CITY OF LINCOLN, NEBRASKA, A MUNICIPAL CORPORATION, ALLTEL, TIME WARNER ENTERTAINMENT - ADVANCE/NEWHOUSE, AQUILA, THEIR SUCCESSORS AND ASSIGNS, TO ALLOW ENTRY FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, REPLACEMENT, REPAIR, OPERATION AND MAINTENANCE OF WIRES, CABLES, CONDUITS, FIXTURES, POLES, TOWERS, PIPES, AND EQUIPMENT FOR THE DISTRIBUTION OF ELECTRICITY AND GAS; TELEPHONE AND CABLE TELEVISION; WASTEWATER COLLECTORS; STORM DRAINS; WATER MAINS AND ALL APPURTENANCES THERETO, OVER, UPON, OR UNDER THE EASEMENTS AS SHOWN ON THE FOREGOING PLAT.

THE CONSTRUCTION OR LOCATION OF ANY BUILDING OR STRUCTURE, EXCLUDING FENCES, OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON SHALL BE PROHIBITED.

THE CONSTRUCTION OR LOCATION OF ANY FENCE OR OTHER IMPROVEMENT, WHICH OBSTRUCTS DRAINAGE, SHALL BE PROHIBITED OVER, UPON, OR UNDER ANY STORM DRAIN EASEMENT OR DRAINAGE EASEMENT SHOWN THEREON.

THE CITY OF LINCOLN, ITS SUCCESSORS OR ASSIGNS ARE HEREBY HELD HARMLESS FOR THE COST OF REPLACEMENT OR DAMAGE TO ANY IMPROVEMENT OR VEGETATION OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON.

THE STREETS SHOWN ARE HEREBY DEDICATED TO THE PUBLIC. THE ACCESS EASEMENTS AND THE PEDESTRIAN WAY EASEMENTS SHOWN THEREON SHALL BE USED FOR PUBLIC ACCESS AND THE PUBLIC IS HEREBY GRANTED THE RIGHT OF SUCH USE.

WITNESS MY HAND THIS 10th DAY OF May, 2004.

Thomas E. White

THOMAS E. WHITE, PRESIDENT OF DEVELOPMENT DIVISION, RIDGE DEVELOPMENT COMPANY, A NEBRASKA CORPORATION, AS GENERAL PARTNER FOR NORTH HILLS LIMITED PARTNERSHIP, A NEBRASKA LIMITED PARTNERSHIP

John C. Brager

JOHN C. BRAGER, PRESIDENT OF CONSTRUCTION DIVISION, RIDGE DEVELOPMENT COMPANY, A NEBRASKA CORPORATION, AS GENERAL PARTNER FOR NORTH HILLS LIMITED PARTNERSHIP, A NEBRASKA LIMITED PARTNERSHIP

John F. Schleich

JOHN F. SCHLEICH, VICE PRESIDENT OF SOUTHVIEW INC., A NEBRASKA CORPORATION, AS GENERAL PARTNER FOR NORTH HILLS LIMITED PARTNERSHIP, A NEBRASKA LIMITED PARTNERSHIP

John F. Schleich

JOHN F. SCHLEICH, VICE PRESIDENT OF SOUTHVIEW INC., A NEBRASKA CORPORATION,

Danja Pegrám-Siders

DANJA PEGRAM-SIDERS, MANAGING MEMBER, AGINVEST LLC, A NEBRASKA LIMITED LIABILITY COMPANY.

LIEN HOLDER CONSENT AND SUBORDINATION

THE UNDERSIGNED, HOLDER OF THAT CERTAIN LIEN AGAINST THE REAL PROPERTY DESCRIBED IN THE PLAT KNOWN AS NORTH HILLS 5TH ADDITION (HEREINAFTER "PLAT"), SAID LIEN BEING RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF LANCASTER COUNTY, NEBRASKA, AS INSTRUMENT NO. 2000-19736, 2000-34941, 2000-54155, (HEREINAFTER "LIEN"), DOES HEREBY CONSENT TO THE DEDICATION OF AND SUBORDINATE THE LIEN TO ANY UTILITY (SEWER, WATER, ELECTRIC, CABLE TV, TELEPHONE, NATURAL GAS) EASEMENTS, OR STREETS, OR ROADS, PEDESTRIAN WAY EASEMENTS, AND ACCESS EASEMENTS AND RELINQUISHMENTS OF ACCESS, DEDICATED TO THE PUBLIC, ALL AS SHOWN ON THE PLAT, BUT NOT OTHERWISE. THE UNDERSIGNED CONFIRMS THAT IT IS THE HOLDER OF THE LIEN AND HAS NOT ASSIGNED THE LIEN TO ANY OTHER PERSON.

PINNACLE BANK

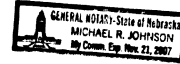
BY: *Lynnette Nelson*
LYNNETTE NELSON
TITLE: LOAN OFFICER AND ESCROW AGENT

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 10th DAY OF May, 2004, BY THOMAS E. WHITE, PRESIDENT OF DEVELOPMENT DIVISION, RIDGE DEVELOPMENT COMPANY, A NEBRASKA CORPORATION, AS GENERAL PARTNER FOR NORTH HILLS LIMITED PARTNERSHIP, A NEBRASKA LIMITED PARTNERSHIP.

Michael R. Johnson
NOTARY PUBLIC

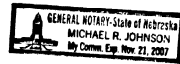


ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 5th DAY OF April, 2004, BY JOHN C. BRAGER, PRESIDENT OF CONSTRUCTION DIVISION, RIDGE DEVELOPMENT COMPANY, A NEBRASKA CORPORATION, AS GENERAL PARTNER FOR NORTH HILLS LIMITED PARTNERSHIP, A NEBRASKA LIMITED PARTNERSHIP.

Michael R. Johnson
NOTARY PUBLIC

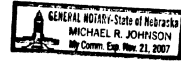


ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 10th DAY OF May, 2004, BY JOHN F. SCHLEICH, VICE PRESIDENT OF SOUTHVIEW INC., A NEBRASKA CORPORATION, AS GENERAL PARTNER FOR NORTH HILLS LIMITED PARTNERSHIP, A NEBRASKA LIMITED PARTNERSHIP.

Michael R. Johnson
NOTARY PUBLIC

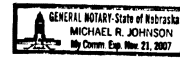


ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 10th DAY OF May, 2004, BY JOHN F. SCHLEICH, VICE PRESIDENT OF SOUTHVIEW INC., A NEBRASKA CORPORATION.

Michael R. Johnson
NOTARY PUBLIC

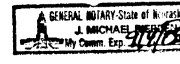


ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 20th DAY OF May, 2004, BY DANJA PEGRAM-SIDERS, MANAGING MEMBER, ON BEHALF OF AGINVEST LLC, A LIMITED NEBRASKA LIMITED LIABILITY COMPANY.

Michael R. Johnson
NOTARY PUBLIC

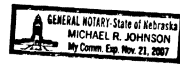


ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 20th DAY OF May, 2004, BY LYNNETTE NELSON, LOAN OFFICER AND ESCROW AGENT, FOR PINNACLE BANK, ON BEHALF OF SAID (BANK).

Michael R. Johnson
NOTARY PUBLIC



NORTH HILLS 5TH ADDITION

FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT
NO. 990009 FOR NORTH HILLS SUBDIVISION)

SURVEYORS CERTIFICATE


I HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED THE SUBDIVISION TO BE KNOWN AS NORTH HILLS 5TH ADDITION, A SUBDIVISION COMPOSED OF OUTLOT "B" PRAIRIE RIDGE 4TH ADDITION, LOT 1 BLOCK 9 NORTH HILLS ADDITION, AND OUTLOT "A" NORTH HILLS 4TH ADDITION, LOCATED IN SECTION 1, TOWNSHIP 10 NORTH, RANGE 6 EAST OF THE 6TH. P.M., CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING FROM THE WEST QUARTER CORNER OF SAID SECTION 1, THENCE ON AN ASSUMED BEARING OF SOUTH 88 DEGREES 30 MINUTES 36 SECONDS EAST ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 1, A DISTANCE OF 50.02 FEET TO A WEST CORNER OF OUTLOT "A" NORTH HILLS 4TH ADDITION, SAID POINT BEING THE TRUE POINT OF BEGINNING, THENCE NORTH 00 DEGREES 08 MINUTES 46 SECONDS WEST ALONG THE WEST LINE OF SAID OUTLOT "A", AND THE WEST LINE OF LOT 1 BLOCK 9 NORTH HILLS ADDITION, SAID LINE BEING 50.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID NORTHWEST QUARTER, SAID LINE ALSO BEING THE EAST LINE OF NORTH 14TH STREET RIGHT-OF-WAY, A DISTANCE OF 1,535.90 FEET TO A WEST CORNER OF SAID LOT 1, THENCE NORTH 09 DEGREES 44 MINUTES 54 SECONDS EAST ALONG A WEST LINE OF SAID LOT 1, AND WEST LINE OF SAID OUTLOT "A", SAID LINE BEING THE EAST LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 411.87 FEET TO A NORTHWEST CORNER OF SAID OUTLOT "A", THENCE NORTH 53 DEGREES 25 MINUTES 21 SECONDS EAST ALONG A NORTHWEST LINE OF SAID OUTLOT "A", SAID LINE BEING A SOUTH LINE OF INTERSTATE HIGHWAY NUMBER 80 RIGHT-OF-WAY, A DISTANCE OF 979.29 FEET TO A NORTHWEST CORNER OF SAID OUTLOT "A", THENCE SOUTH 89 DEGREES 49 MINUTES 20 SECONDS EAST ALONG THE NORTH LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTH LINE OF SAID NORTHWEST QUARTER, A DISTANCE OF 826.24 FEET TO THE NORTHEAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 46 DEGREES 31 MINUTES 51 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 95.53 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 14 DEGREES 01 MINUTES 36 SECONDS WEST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 159.69 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 01 DEGREES 22 MINUTES 59 SECONDS EAST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 133.30 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 26 DEGREES 38 MINUTES 58 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 76.22 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 25 DEGREES 59 MINUTES 34 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 140.00 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 27 DEGREES 18 MINUTES 53 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 60.25 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 35 DEGREES 31 MINUTES 34 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 54.01 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 48 DEGREES 23 MINUTES 21 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 82.68 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 48 DEGREES 27 MINUTES 50 SECONDS EAST ALONG A NORTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 130.00 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 41 DEGREES 32 MINUTES 10 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTHWEST LINE OF KENNEDY DRIVE RIGHT-OF-WAY, A DISTANCE OF 99.00 FEET TO A POINT OF CURVATURE, THENCE ALONG A CURVE IN A COUNTER CLOCKWISE DIRECTION, HAVING A RADIUS OF 630.00 FEET, ARC LENGTH OF 11.00 FEET, DELTA ANGLE OF 01 DEGREES 00 MINUTES 01 SECONDS, A CHORD BEARING OF SOUTH 41 DEGREES 02 MINUTES 10 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTHWEST LINE OF SAID RIGHT-OF-WAY, AND A CHORD LENGTH OF 11.00 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE NORTH 49 DEGREES 27 MINUTES 51 SECONDS WEST ALONG A SOUTHWEST LINE OF SAID OUTLOT "A", A DISTANCE OF 120.00 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 36 DEGREES 40 MINUTES 04 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 101.19 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 29 DEGREES 59 MINUTES 32 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 73.47 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 24 DEGREES 22 MINUTES 38 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 73.47 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 24 DEGREES 35 MINUTES 53 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 61.55 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 32 DEGREES 47 MINUTES 01 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 60.57 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 40 DEGREES 57 MINUTES 23 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 60.57 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 48 DEGREES 30 MINUTES 59 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 62.02 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 49 DEGREES 57 MINUTES 51 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 87.50 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE NORTH 37 DEGREES 44 MINUTES 43 SECONDS WEST ALONG A SOUTHWEST LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTHEAST LINE OF ROCKFORD DRIVE RIGHT-OF-WAY, A DISTANCE OF 130.10 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE NORTH 40 DEGREES 02 MINUTES 09 SECONDS WEST ALONG A SOUTHWEST LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTHEAST LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 48.21 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE SOUTH 49 DEGREES 57 MINUTES 51 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTHWEST LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 80.00 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 40 DEGREES 02 MINUTES 09 SECONDS EAST ALONG A NORTHEAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE SOUTHWEST LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 48.21 FEET TO A NORTH CORNER OF SAID OUTLOT "A", THENCE SOUTH 42 DEGREES 19 MINUTES 35 SECONDS EAST ALONG A NORTHEAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE SOUTHWEST LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 250.20 FEET TO A NORTH CORNER OF SAID OUTLOT "A", THENCE SOUTH 40 DEGREES 02 MINUTES 09 SECONDS EAST ALONG A NORTHEAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE SOUTHWEST LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 58.51 FEET TO A POINT OF CURVATURE, THENCE ALONG A CURVE IN A CLOCKWISE DIRECTION, HAVING A RADIUS OF 220.00 FEET, ARC LENGTH OF 17.65 FEET, DELTA ANGLE OF 04 DEGREES 35 MINUTES 51 SECONDS, A CHORD BEARING OF SOUTH 37 DEGREES 44 MINUTES 14 SECONDS EAST ALONG A NORTHEAST LINE OF SAID OUTLOT "A", SAID LINE BEING A SOUTHWEST LINE OF SAID RIGHT-OF-WAY, AND A CHORD LENGTH OF 17.65 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 50 DEGREES 16 MINUTES 06 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 113.02 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 02 DEGREES 22 MINUTES 23 SECONDS EAST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 154.37 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 27 DEGREES 03 MINUTES 49 SECONDS EAST ALONG A NORTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 82.77 FEET TO A EAST CORNER OF SAID OUTLOT "A", SAID POINT BEING A POINT OF CURVE OF A NON TANGENT CURVE, THENCE ALONG A CURVE IN A COUNTER CLOCKWISE DIRECTION, HAVING A RADIUS OF 430.00 FEET, ARC LENGTH OF 14.82 FEET, DELTA ANGLE OF 01 DEGREES 58 MINUTES 31 SECONDS, A CHORD BEARING OF SOUTH 50 DEGREES 42

MINUTES 11 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTHWEST LINE OF ROCKFORD DRIVE RIGHT-OF-WAY, AND A CHORD LENGTH OF 14.82 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 40 DEGREES 17 MINUTES 04 SECONDS EAST ALONG A NORTH EAST LINE OF SAID OUTLOT "A", SAID LINE BEING A SOUTHWEST LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 180.00 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 43 DEGREES 11 MINUTES 28 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 50.65 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 32 DEGREES 39 MINUTES 39 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 47.21 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 21 DEGREES 47 MINUTES 23 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "A", A DISTANCE OF 47.21 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 11 DEGREES 45 MINUTES 24 SECONDS WEST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 47.28 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 01 DEGREES 52 MINUTES 49 SECONDS WEST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 59.77 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 03 DEGREES 34 MINUTES 02 SECONDS EAST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 41.86 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 13 DEGREES 11 MINUTES 33 SECONDS EAST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 69.75 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 13 DEGREES 11 MINUTES 49 SECONDS EAST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 210.15 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 11 DEGREES 51 MINUTES 05 SECONDS EAST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 76.98 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 06 DEGREES 02 MINUTES 37 SECONDS EAST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 83.00 FEET TO A SOUTHEAST CORNER OF SAID OUTLOT "A", THENCE NORTH 88 DEGREES 28 MINUTES 11 SECONDS WEST ALONG A SOUTH LINE OF SAID OUTLOT "A", A DISTANCE OF 27.79 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE SOUTH 86 DEGREES 57 MINUTES 29 SECONDS WEST ALONG A SOUTH LINE OF SAID OUTLOT "A", A DISTANCE OF 92.31 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", SAID POINT BEING A POINT OF CURVE OF A NON TANGENT CURVE, THENCE ALONG A CURVE IN A COUNTER CLOCKWISE DIRECTION, HAVING A RADIUS OF 630.00 FEET, ARC LENGTH OF 10.00 FEET, DELTA ANGLE OF 00 DEGREES 54 MINUTES 34 SECONDS, A CHORD BEARING OF NORTH 03 DEGREES 29 MINUTES 06 SECONDS WEST ALONG A WEST LINE OF SAID OUTLOT "A", SAID LINE BEING THE EAST LINE OF NORTH 16TH STREET RIGHT-OF-WAY, AND A CHORD LENGTH OF 10.00 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE SOUTH 86 DEGREES 03 MINUTES 37 SECONDS WEST ALONG A SOUTH LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTH LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 60.00 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", SAID POINT BEING A POINT OF CURVE OF A NON TANGENT CURVE, THENCE ALONG A CURVE IN A COUNTER CLOCKWISE DIRECTION, HAVING A RADIUS OF 570.00 FEET, ARC LENGTH OF 16.96 FEET, DELTA ANGLE OF 01 DEGREES 42 MINUTES 16 SECONDS, A CHORD BEARING OF SOUTH 03 DEGREES 05 MINUTES 15 SECONDS EAST ALONG A EAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE WEST LINE OF SAID RIGHT-OF-WAY, AND A CHORD LENGTH OF 16.96 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE NORTH 88 DEGREES 28 MINUTES 08 SECONDS WEST ALONG A SOUTH LINE OF SAID OUTLOT "A", A DISTANCE OF 123.97 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE SOUTH 01 DEGREES 23 MINUTES 27 SECONDS WEST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 89.97 FEET TO A SOUTH CORNER OF SAID OUTLOT "A", THENCE NORTH 88 DEGREES 28 MINUTES 22 SECONDS WEST ALONG A SOUTH LINE OF SAID OUTLOT "A", SAID LINE BEING THE NORTH LINE OF MORTON STREET RIGHT-OF-WAY, A DISTANCE OF 50.57 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 01 DEGREES 31 MINUTES 38 SECONDS WEST ALONG A EAST LINE OF SAID OUTLOT "A", SAID LINE BEING THE WEST LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 60.00 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 88 DEGREES 28 MINUTES 22 SECONDS EAST ALONG A NORTH LINE OF SAID OUTLOT "A", SAID LINE BEING THE SOUTH LINE OF SAID RIGHT-OF-WAY, A DISTANCE OF 10.08 FEET TO A EAST CORNER OF SAID OUTLOT "A", THENCE SOUTH 01 DEGREES 37 MINUTES 19 SECONDS WEST ALONG A EAST LINE OF SAID OUTLOT "A", A DISTANCE OF 118.72 FEET TO A SOUTHEAST CORNER OF SAID OUTLOT "A", THENCE NORTH 88 DEGREES 24 MINUTES 31 SECONDS WEST ALONG A SOUTH LINE OF SAID OUTLOT "A", A DISTANCE OF 118.94 FEET TO THE NORTHEAST CORNER OF OUTLOT "B" PRAIRIE RIDGE 4TH ADDITION, THENCE SOUTH 23 DEGREES 58 MINUTES 39 SECONDS EAST ALONG A NORTHEAST LINE OF SAID OUTLOT "B", A DISTANCE OF 17.00 FEET TO A EAST CORNER OF SAID OUTLOT "B", THENCE SOUTH 46 DEGREES 35 MINUTES 42 SECONDS WEST ALONG A SOUTHEAST LINE OF SAID OUTLOT "B", A DISTANCE OF 145.73 FEET TO THE SOUTH CORNER OF SAID OUTLOT "B", THENCE NORTH 43 DEGREES 24 MINUTES 18 SECONDS WEST ALONG A SOUTHWEST LINE OF SAID OUTLOT "B", SAID LINE BEING THE NORTHEAST LINE OF NORTH 15TH STREET RIGHT-OF-WAY, A DISTANCE OF 66.14 FEET TO A POINT OF CURVE OF A NON TANGENT CURVE, THENCE ALONG A CURVE IN A COUNTER CLOCKWISE DIRECTION, HAVING A RADIUS OF 120.46 FEET, ARC LENGTH OF 20.30 FEET, DELTA ANGLE OF 09 DEGREES 39 MINUTES 19 SECONDS, A CHORD BEARING OF NORTH 38 DEGREES 37 MINUTES 33 SECONDS WEST ALONG A SOUTHWEST LINE OF SAID OUTLOT "B", SAID LINE BEING A NORTHEAST LINE OF SAID RIGHT-OF-WAY, AND A CHORD LENGTH OF 20.27 FEET TO A NORTHWEST CORNER OF SAID OUTLOT "B", THENCE NORTH 88 DEGREES 25 MINUTES 20 SECONDS WEST ALONG A SOUTH LINE OF OUTLOT "A" NORTH HILLS 4TH ADDITION, A DISTANCE OF 464.52 FEET TO THE SOUTHWEST CORNER OF SAID OUTLOT "A", THENCE NORTH 00 DEGREES 00 MINUTES 28 SECONDS EAST ALONG A WEST LINE OF SAID OUTLOT "A", SAID LINE BEING 50.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 1, A DISTANCE OF 382.81 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINS A CALCULATED AREA OF 3,043,772.03 SQUARE FEET OR 69.88 ACRES, MORE OR LESS.

PERMANENT MONUMENTS HAVE BEEN FOUND OR SET AT ALL BOUNDARY CORNERS, STREET INTERSECTIONS, BLOCK CORNERS, POINTS OF TANGENCY AND CURVATURE AS SHOWN ON THE PLAT IN ACCORDANCE WITH TITLE 26 OF THE LINCOLN MUNICIPAL CODE. TEMPORARY MARKERS HAVE BEEN PLACED AT ALL LOT CORNERS AND THE OWNER WILL FURNISH TO THE CITY OF LINCOLN A STAKING BOND TO INSURE THE PLACING OF PERMANENT MONUMENTS AT ALL SUCH LOT CORNERS PRIOR TO THE CONSTRUCTION OR CONVEYANCE OF ANY LOT SHOWN ON THIS FINAL PLAT. ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS OTHERWISE SHOWN, AND ARE IN FEET AND DECIMALS OF A FOOT.

April 27, 2004
DATE


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