

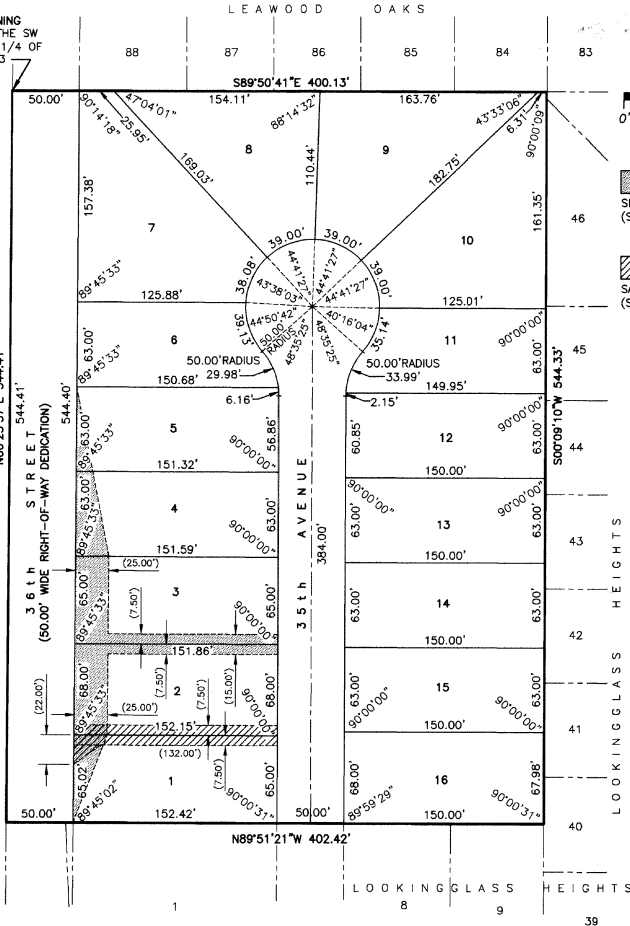
2002-19310

OAKRIDGE NORTH

LOTS 1 THRU 16, INCLUSIVE

A PLATTING OF TAX LOT 7 IN THE SW 1/4 OF THE NW 1/4 OF SECTION 9, T13N, R13E OF THE 6th P.M., SARPY COUNTY, NEBRASKA.

POINT OF BEGINNING
NW CORNER OF THE SW
1/4 OF THE NW 1/4 OF
SECTION 9-13-13



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREON AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY AND THAT PERMANENT MARKERS WILL BE SET AT ALL LOT CORNERS AND AT THE ENDS OF ALL CURVES WITHIN SAID SUBDIVISION TO BE KNOWN AS OAKRIDGE NORTH, LOTS 1 THRU 16, INCLUSIVE, BEING A PLATTING OF TAX LOT 7 IN THE SW 1/4 OF THE NW 1/4 OF SECTION 9, T13N, R13E OF THE 6th P.M., SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NW CORNER OF SAID SW 1/4; THENCE S89°50'41"E (ASSUMED BEARING) 400.13 FEET ON THE NORTHERLY LINE OF SAID SW 1/4 TO THE WESTERLY LINE OF LOOKINGGLASS HEIGHTS, A SUBDIVISION IN SAID SARPY COUNTY; THENCE S00°09'10"W 544.33 FEET ON THE WESTERLY LINE OF SAID LOOKINGGLASS HEIGHTS; THENCE N89°51'21"W 402.42 FEET ON THE WESTERLY LINE OF SAID LOOKINGGLASS HEIGHTS AND ITS WESTERLY EXTENSION TO THE WESTERLY LINE OF SAID SW 1/4; THENCE N00°23'37"E 544.41 FEET ON THE WESTERLY LINE OF SAID SW 1/4 TO THE POINT OF BEGINNING.

CONTAINING 5.01 ACRES MORE OR LESS.

MARCH 19, 2002

DATE:

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, OAKRIDGE NORTH, INC., A NEBRASKA CORPORATION, BEING THE OWNER, OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO STREETS AND LOTS TO BE NAMED AND NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS OAKRIDGE NORTH, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT AND WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS AS SHOWN ON THIS PLAT, AND WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, QWEST CORPORATION, AND ANY COMPANY WHICH HAS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, TO ERRECT, OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSARMS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND OTHER RELATED FACILITIES AND TO EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEPTION THEREOF, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5') FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE LOT LINES AND AN EIGHT (8') FOOT WIDE STRIP OF LAND ABUTTING ALL REAR PROPERTY LINES, 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, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED. PERPETUAL EASEMENTS ARE GRANTED TO METROPOLITAN UTILITIES DISTRICT OF OMAHA, THEIR SUCCESSORS AND ASSIGNS, AND PEOPLES NATURAL GAS, TO ERRECT, INSTALL, OPERATE, MAINTAIN, REPAIR AND RENEW, PIPELINES, HYDRANTS, VALVES 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 35th AVENUE, 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, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED

OAKRIDGE NORTH, INC., A NEBRASKA CORPORATION

By: *Melvin Sudbeck*
MELVIN SUDBECK, PRESIDENT

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF SARPY)
I, the undersigned, a Notary Public for the State of Nebraska, do hereby certify that the foregoing DEDICATION was acknowledged before me this 20th day of MAY, 2002 by MELVIN SUDBECK, PRESIDENT OF OAKRIDGE NORTH, A NEBRASKA CORPORATION, ON BEHALF OF SAID CORPORATION.

USA J. WANCEREN
General Notary
State of Nebraska
My Commission Expires Jan 17, 2004

Lisa J. Wanceren
NOTARY PUBLIC

APPROVAL OF BELLEVUE CITY COUNCIL

THIS PLAT OF OAKRIDGE NORTH WAS APPROVED AND ACCEPTED BY THE BELLEVUE CITY COUNCIL THIS 12th DAY OF May, 2002. APPROVAL OF THIS PLAT BECOMES NULL AND VOID IF NOT RECORDED WITHIN 90 DAYS OF THE ABOVE DATE.

Jeffrey R. ...
MAYOR

...
CITY CLERK

REVIEW BY SARPY COUNTY SURVEYOR

THIS PLAT OF OAKRIDGE NORTH WAS REVIEWED BY THE SARPY COUNTY SURVEYOR THIS 22nd DAY OF MAY, 2002.

THOMAS A. LYNN
SURVEYOR
SARPY COUNTY NEBRASKA

Thomas A. Lynn
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 AND EMBRACED IN THIS PLAT, AS SHOWN BY THE RECORDS OF THIS OFFICE THIS 20th DAY OF MAY, 2002.

...
DEPUTY

Seal of Sarpy County Treasurer

Richard ...
SARPY COUNTY TREASURER
TAXES ASSESSED AND LEVIED FOR THE CURRENT YEAR ARE NEITHER DUE NOR PAID. TREASURERS CERTIFICATION IS VALID UNTIL DECEMBER 30th OF THIS YEAR.

APPROVAL OF BELLEVUE CITY PLANNING COMMISSION

THIS PLAT OF OAKRIDGE NORTH WAS APPROVED BY THE BELLEVUE CITY PLANNING COMMISSION THIS 22nd DAY OF April, 2002.

Carol ...
CHAIRMAN

NOTES

1. THERE SHALL BE NO DIRECT VEHICULAR ACCESS ONTO 36th STREET ACROSS THE WESTERLY LINES OF LOTS 1 THRU 7, INCLUSIVE.
2. DIMENSIONS IN PARENTHESIS PERTAIN TO EASEMENTS.

OAKRIDGE NORTH

THOMPSON, DREESSEN & DORNER, INC.

2



1056-116

A1056116A.DWG

FINAL PLAT

DATE: MARCH 19, 2002

DRAWN BY: JKZ

CHECKED BY: DHN

FILED SARPY CO. NE.
INSTRUMENT NUMBER
2002-19310
2002 MAY 23 A 10:24
REGISTER OF DEEDS

Counter: *D. ...*
Verify: *...*
D.E.: *...*
Proof: *...*
Fee \$: *...*
OK: *...*