

NOTES  
 1 All angles are 90° unless otherwise shown.  
 2 Direct vehicular access to 36th Street will not be allowed from Lot 1.

**OAKRIDGE**

LOTS 1 THRU 134 INCLUSIVE  
 BEING A PLATTING OF PT OF T.L. # 8 ALLOP T.L. # 19, TAX LOTS LOCATED IN THE N1/2 OF THE SW1/4 OF SECTION 9, TOWNSHIP 13 NORTH, RANGE 13 EAST OF THE 8TH P.M., SARPY COUNTY, NEBRASKA

INSTRUMENT NUMBER  
**22-04501**

RECORDED  
 02 MAR 13 PM 11:27

REGISTER OF DEEDS

SURVEYOR'S CERTIFICATE  
**92-04501**

I, Robert Clark, do hereby certify that I have surveyed and will stake with 5/8" Rebar all corners of all lots, streets, angle points and ends of all curves in Oakridge (the lots numbered as shown) being a platting of part of Tax Lot 12 and all of Tax Lot 13, tax lots located in the North 1/2 of the SW 1/4 of Section 9, Township 13 North, Range 13 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows:

Commencing at the Northwest corner of said SW 1/4 of Section 9; thence N89°51'24"E (assumed bearing) along the North line of said SW 1/4 of Section 9, a distance of 70.00 feet to a point on the East right-of-way line of 36th Street; said point also being the Southwest corner of Lot 22, Lookingglass Heights, a subdivision located in the SW 1/4 of said Section 9; and said point also being the point of beginning; thence continuing N89°51'26"E along said North line of the SW 1/4 of Section 9, a distance of 1547.03 feet; thence S03°40'02"E, a distance of 1323.92 feet to a point on the South line of said North 1/2 of the SW 1/4 of Section 9; thence S89°55'18"W along the South line of said North 1/2 of the SW 1/4 of Section 9, a distance of 1461.70 feet to a point on said East right-of-way line of 36th Street; said point also being the Northwest corner of Lot 1, Helwig Acres, a subdivision located in said South 1/2 of the SW 1/4 of Section 9; thence along said East right-of-way line of 36th Street on the following described courses; thence N03°05'57"E, a distance of 222.00 feet; thence S00°58'25"W, a distance of 1000.35 feet; thence N19°41'52"E, a distance of 303.84 feet to the point of beginning.

Said tract of land contains an area of 48.950 acres, more or less.

*Robert Clark*  
 Robert Clark, LS-419  
 Date **12-6-91**

APPROVAL OF BELLEVUE CITY PLANNING COMMISSION  
 This plat of OAKRIDGE, the lots numbered as shown, was approved by the Bellevue City Planning Commission on this 12 day of January, 1992.

Chairman, City Planning Commission  
*Harold A. Dornick*

COUNTY TREASURER CERTIFICATE  
 This is to certify that I find no regular or special taxes due or delinquent against the property described within the Surveyor's Certificate or embraced within this plat as shown by the records of this office.

*Matthew A. Ingram* March 13, 1992  
 Matthew A. Ingram, Treasurer  
 Sarpy County Treasurer

COUNTY SURVEYOR REVIEW  
 This plat of OAKRIDGE was reviewed by the Sarpy County Surveyor on this 12 day of January, 1992.

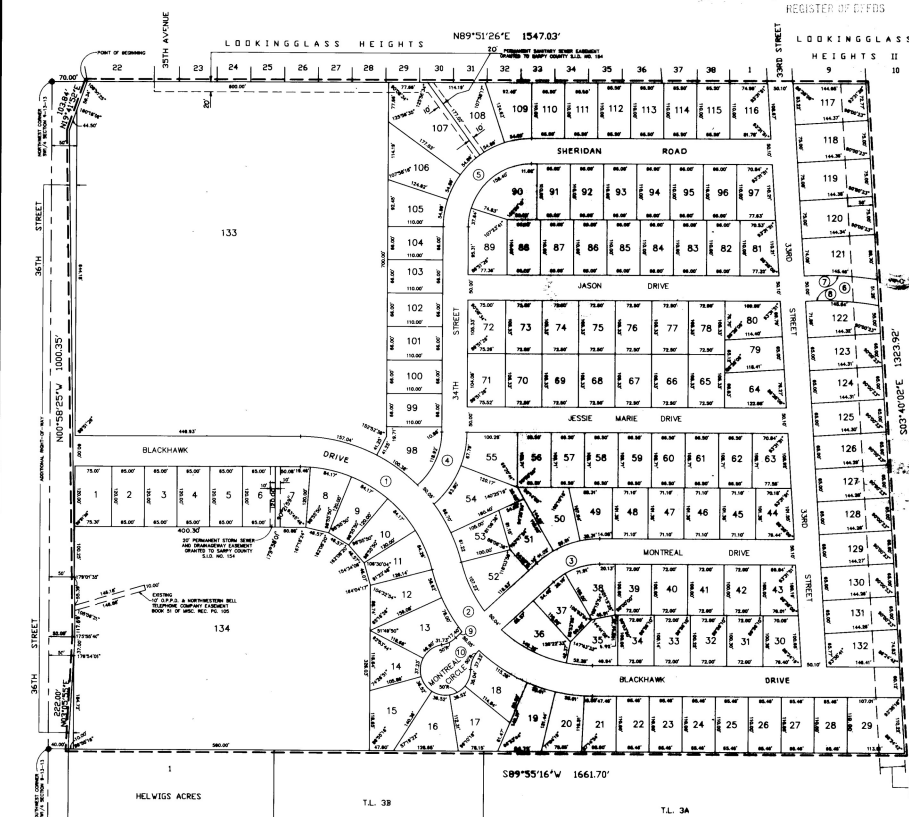
ACKNOWLEDGEMENT OF NOTARY  
 STATE OF NEBRASKA:SS  
 COUNTY OF DOUGLAS:SS  
 On this 10 day of January, 1992, before me, the undersigned, a Notary Public in and for said County, personally came *Richard G. Schumann*, President of Catholic Archbishop of Omaha, Inc., to me personally known to be the identical person whose name is affixed to the Dedication on this plat and acknowledged the same to be his voluntary act and deed of said corporation, and the Corporate Seal of said corporation to be thereto affixed by its authority.

Witness my hand and Notarial Seal the day and year last above written.  
 Notary Public  
 My Commission expires 2/13/93

ACKNOWLEDGEMENT OF NOTARY  
 STATE OF NEBRASKA:SS  
 COUNTY OF DOUGLAS:SS  
 On this 8 day of January, 1992, before me, the undersigned, a Notary Public in and for said County, personally came Robert H. Schumann, who is personally known to be the identical person whose name is affixed to the Dedication on this plat and acknowledged the same to be his voluntary act and deed.

DEDICATION  
 Know all men by these presents that we, Richard G. Schumann and Janice Schumann, husband and wife, Robert H. Schumann, a single person, and Catholic Archbishop of Omaha, Inc., owners of the property described in the Certification of Survey 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 hereinafter known as OAKRIDGE (lots numbered as shown), and we do hereby sell and approve of the disposition of our property as shown on this plat, and we do hereby grant the easements as shown on this plat. We do further grant a perpetual easement to the Omaha Public Power District, to install, operate, maintain, and assign, to erect, operate, maintain, repair and renew poles, wires, 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 and for the transmission of signals and sounds of all kinds including signals provided by a cable television system, and the reception on, over, through, under and across a five (5) foot wide strip of land abutting all front and side boundary lines; and eight (8) foot wide strip of land abutting the rear boundary lines of all interior lots; and a sixteen (16) foot wide strip of land abutting the rear boundary lines of all exterior lots. The term exterior lots is herein defined as those lots having the outer perimeter of the above-described addition. The sixteen (16) foot wide easement may be reduced to eight (8) foot wide when the adjacent land is surveyed, platted and recorded. We do further grant a perpetual easement to Metropolitan Utilities District of Omaha or Peoples Natural Gas, their successors and assigns to erect, 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, over, through, under and across a five (5) foot wide strip of land abutting all streets, avenues and circles, whether public or private. No permanent buildings or retaining walls shall be placed in the said easement, 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.

In witness whereof, we do set our hand this 8 day of Jan, 1992.  
*Richard G. Schumann* *Janice Schumann*  
 RICHARD G. SCHUMANN JANICE SCHUMANN  
 CATHOLIC ARCHBISHOP OF OMAHA, INC.  
*Robert H. Schumann* *David Schuman*  
 ROBERT H. SCHUMANN DAVID SCHUMAN



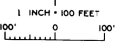
E CURVE DATA					
NO	Δ	R	T	L	D
1	75°35'40"	300.00'	232.68'	395.81'	19.09860°
2	75°31'50"	300.00'	232.48'	395.48'	19.09860°
3	42°28'18"	160.00'	62.18'	118.60'	35.80988°
4	48°53'49"	164.34'	74.76'	34.86418'	38.07201°
5	89°51'56"	150.00'	149.63'	235.25'	8.81473°
6	12°49'45"	650.00'	73.08'	145.54'	17.89096°
10	18°33'15"	320.25'	38.06'	75.76'	17.89096°

RIGHT-OF-WAY CURVE DATA					
NO	Δ	R	L	D	
7	12°50'48"	675.00'	73.01'	145.46'	8.80826°
8	18°21'05"	625.00'	73.15'	145.64'	9.16732°
9	02°55'13"	345.25'	8.70'	17.40'	16.59545°

BELLEVUE CITY COUNCIL APPROVAL  
 This plat of OAKRIDGE, the lots numbered as shown, was approved by the City Council of Bellevue on this 12 day of January, 1992. Approval of this final plat shall become null and void ninety (90) days from the date of City Council approval if this final plat is not filed with the Register of Deeds as provided in Section 4-10 of the City of Bellevue subdivision regulations.

Attest: *Barbara Hilly* Mayor  
*Ray D. Boyd* City Clerk



ELLIOTT & ASSOCIATES  
 216 SOUTH 126th STREET - OMAHA, NE 68107 - (402) 896-0700  
 OAKRIDGE  
 BELLEVUE, NEBRASKA  
 FINAL PLAT  
 11/27/91  
 #0043  
 1" = 100'  
 W.P.A.C.