

MISCELLANEOUS RECORD, No. 12

40066-REDFIELD & COMPANY, INC., OMAHA

I hereby certify that we have made a ground survey of the Addition described herein and on completion of grading will place iron pins at all corners of all Lots, Streets, Avenues, angle points and ends of all curves in "ON THE GREEN PLAT II" an Addition located in a part of the East One-Half of the West One-Half of Section 7 lying West of the Burlington Northern Railroad and (C. B. & Q. Railroad); A.K.A. A part of Tax Lots 1, 26, and 54 in said East One-Half of the West One-Half of Section 7, together with Lots 46 thru 65, a part of Lots 80 thru 82 and Victoria Avenue in "ON THE GREEN", a platted and recorded subdivision, located in a part of the East 1/2 of the NW 1/4 of Section 7, Township 12 North, Range 14 East of the 6th P.M., Cass County, Nebraska.

Beginning at the Southeast Corner of Lot 81, "ON THE GREEN", said point being on the North-easterly Right-of-Way line of Queens Way in said Addition; thence North 09° 05' 43" West (assumed bearing) a distance of 661.94 feet; thence North 11° 39' 00" East, a distance of 438.01 feet; thence North 86° 43' 44" East, a distance of 316.01 feet to a point on the Westerly Right-of-Way line of the Burlington Northern and (C.B.& Q.) Railroad; thence South 25° 46' 32" East, a distance of 518.39 feet; Thence North 88° 11' 52" West, a distance of 56.41 feet; thence South 25° 46' 32" East, a distance of 587.32 feet to a point of curvature; thence Southerly along a 3270.33 foot radius curve to the right, an arc distance of 433.73 feet; thence South 14° 33' 49" East, a distance of 1016.11 feet to a point of curvature, thence continuing southerly along a 1788.55 foot radius curve to the right, an arc distance of 448.88 feet; thence South 00° 44' 58" West, a distance of 23.40 feet; thence South 77° 28' 30" West, a distance of 248.15 feet; thence South 89° 53' 43" West, a distance of 197.61 feet; thence North 01° 52' 49" East, a distance of 44.34 feet; thence North 21° 16' 47" East, a distance of 114.74 feet to a point on a curve; thence Westerly along a 281.23 foot radius curve to the right (chord bearing North 64° 51' 01" West Chord distance 37.97), an arc distance of 38.00 feet to a point of tangency; thence North 60° 58' 51" West, a distance of 45.76 feet to a point of curvature; thence continuing Westerly along a 75.00 foot radius curve to the left, an arc distance of 31.97 feet to a point of tangency; thence North 85° 24' 22" West, a distance of 24.54 feet to a point of curvature; thence Westerly along a 303.79 foot radius curve to the left, an arc distance of 143.65 feet to a point on the Easterly Right-of-Way line of Queens Way in said "ON THE GREEN" Platting; thence Northerly along a 340.00 foot radius curve to the left an arc distance of 32.29 feet (chord bearing North 20° 49' 48" West chord distance 32.28) to a point of tangency; thence North 23° 33' 04" West along said Right-of-Way line, a distance of 185.00 feet to a point of curvature; thence Northerly along a 1846.22 foot radius curve to the right, an arc distance of 878.18 feet to a point of reverse curvature, thence Northerly along a 677.51 foot radius curve to the left, an arc distance of 651.43 feet to the point of beginning.

DATE: August 18, 1977 (REGISTERED LAND SURVEYOR)
 (CLARENCE ROGER CARRELL) Clarence Roger Carrell
 (L.S. 306) LAND SURVEYOR L. S. 306
 (STATE OF NEBRASKA)

CITY CLERK'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.

Date: 8-14-78

Virginia Bunch
CITY CLERKCASS 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 within this Plat as shown by the records in my Office this 12th Day of December, 1977.
 and this 6th Day of January, 1978 tg.

(CASS COUNTY)
 (COUNTY TREASURER) Terry Gaebel
 (SEAL) Cass County Treasurer
 (NEBRASKA)

PETITION FOR VACATION

TO: MAYOR AND CITY COUNCIL, PLATTSMOUTH, NEBRASKA

The undersigned Genesee Estates Ltd., A Limited Partnership by Quadro Incorporated, a Nebraska Corporation, General Partner, Gary A. Benedict, President, hereby certifies that it is the owner of all of the property abutting those portions of the following described Drive: Victoria Drive is described in the Surveyor's Certificate, and as shown on the original Plattings of "ON THE GREEN", that the undersigned, as owner of said Subdivision, is now in the process of replatting said property abutting said Drive and Relocating said Street, Drives and Roads, as shown by the Replat attached hereto; that the undersigned therefore requests the Mayor and City Council of Plattsmouth, Nebraska, to adopt a Resolution Vacating said above described portions of said Drive, and to provide that the full title to said vacated Drive will revert to the abutting owners to the middle of the vacated Streets and Roads; that the undersigned further requests that said vacation be free and clear of any reserved easements.

Executed this 20th day of October, 1977.

GENESEE ESTATES LTD., A LIMITED PARTNERSHIP
BY: QUADRO INCORPORATED, GENERAL PARTNERBY: Gary A. Benedict
GARY A. BENEDICT, PRESIDENTFLEXIBLE BINDING
11 BORDERS OF PAPER
100% LINEN LEDGERBlue Border
100% LINEN LEDGER

40066-REDFIELD & COMPANY, INC., OMAHA

ATTEST: Katherine A. Woolf
My Commission Expires on the 9 day of February, 1981.
(KATHERINE A. WOOLF)
(GENERAL NOTARIAL SEAL)
(STATE OF NEBRASKA)
(COMMISSION EXPIRES)
(Feb. 9, 1981)

APPROVAL OF CITY PLANNING COMMISSION

This Plat of "ON THE GREEN PLAT II" was approved by the Plattsmouth City Planning Commission of Plattsmouth, Nebraska on this 20 day of Oct., 1977.

Charles Warga
CHAIRMAN

VACATION OF PRIOR PLATS AND APPROVAL OF MAYOR AND CITY COUNCIL

The vacation of Victoria Drive, in the prior Plattings of "ON THE GREEN" as described in the Surveyor's Certificate was approved and ordered; and this platting of "ON THE GREEN PLAT II" was hereby approved by the Mayor and City Council of Plattsmouth, Nebraska, all of this 14th day of August, A.D., 1978.

Virginia Bunch
CITY CLERK
(CITY OF PLATTSMOUTH)
(SEAL)
(NEBRASKA)

Clayton J. Rhylander
MAYOR

DEDICATION

Know all men by these presents that Genesee Estates Ltd., a Limited Partnership by Quadro Incorporated, a Nebraska Corporation, General Partner, Gary A. Benedict, President, (Owners), being the sole owners and proprietors of the Land described in the Surveyor's Certificate and embraced within this Plat, have caused the same to be subdivided into Lots and Street, said Subdivision to be known as "ON THE GREEN PLAT II", the Lots and Streets numbered and named as shown and we hereby ratify and approve of the disposition of our property as shown on this Plat and we do hereby dedicate to the public for Public use the sewer and drainage easements, streets, and a 10 foot utility easement along the front and/or side of all Lots abutting Street right of way as shown.

IN WITNESS WHEREOF WE DO HEREUNTO SET OUR HANDS THIS 20th Day of October, A.D., 1977.

GENESEEE ESTATES LTD., A LIMITED PARTNERSHIP
BY: QUADRO INCORPORATED, GENERAL PARTNER
BY: Gary A. Benedict
GARY A. BENEDICT, PRESIDENT
ATTEST: James E. Case

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA)
COUNTY OF CASS)

On this 20 day of October, A.D., 1977, before me a notary public duly commissioned and qualified in and for said County and State, personally came Gary A. Benedict, known to me to be the President of Quadro Incorporated, A Nebraska Corporation, which Corporation is General Partner of the limited partnership, Genesee Estates Ltd; and he acknowledged the execution of the foregoing dedication to be his voluntary act and deed as such officer and the voluntary act and deed of said Corporation as General Partner of said Limited Partnership and that the Corporate seal of said corporation was thereto affixed by its authority.
Witness my hand and Notarial seal at Plattsmouth, Nebraska, in said County and the date last aforesaid.

(KATHERINE A. WOOLF) Katherine A. Woolf
(GENERAL NOTARIAL SEAL) Notary Public
(STATE OF NEBRASKA)
(Commission Expires)
(Feb. 9, 1981)
My Commission Expires on the 9 day of February, 1981.

NOTE:

Property as shown on this Plat subject to Covenants and Restrictions of Record.

GOLLEHON, SHEMMER & ASSOCIATES, INC.
Architects - Engineers - Planners
Omaha Davenport Orlando

SHEET 1 of 2

AFFIDAVIT OF SURVEYOR

I hereby certify that certain minor changes have been made along Chatham Ridge Road necessitating this CORRECTIVE PLAT of ON THE GREEN -PLAT II. Said changes were made to enhance public safety, to preserve specimen trees, and in general to more suitably blend the roadway with the topography. Mainly these changes are as follows:

1. Provide additional curvatures in property line abutting intersection of Chatham Ridge Road & Victoria Drive & Widen intersection.
2. Provide additional right-of-way opposite Lot 174.
3. Straighten alignment of Chatham Ridge Road in the vicinity of Lots 176, 177, 178, & 179.

Blue Border
100% LINEN LEADER

MISCELLANEOUS RECORD, No. 12

40088-REDFIELD & COMPANY, INC., OMAHA

FLEXIBLE HINGE
L.L. BROWN & COMPANY
ST. LOUIS, MO.

Page 1 of 2 (the signature Page) of On THE GREEN PLAT II, as platted and recorded, has not changed as a result of this corrective plat, and all of its attestations, approvals and executions apply as originally intended.

Date 11/16/78

Clarence Roger Carrell
Land Surveyor L.S. 306

(REGISTERED LAND SURVEYOR)
(CLARENCE ROGER CARRELL)
(# LS-306)
(STATE OF NEBRASKA)

SHEET 2 of 2

PLAT
Francis L. Rotter
TO:
Public

COMPARED

Filed: 30 January 1979 at: 9:30 A.M.
Betty Philpot, Register of Deeds
\$ 12.25

(PLAT FILED IN PLAT BOOK 9, PAGE 42)

A TRACT OF LAND IN THE SOUTH 1/2 SE1/4, SECTION 15-11-11:

Referring to the SE Corner of the SE1/4 of Section 15, T11 N, R 11 E of the 6th P.M.; thence N 90° W, (assumed bearing) along the South line of said SE1/4, a distance of 1627.19'; thence N 0° 00' (perpendicular to the Section line), a distance of 78.29' to the true point of beginning on the Northerly Right-of-Way line of State Highway #1; thence N 0° 02' 40" W, a distance of 286.59'; thence N 90° E, (parallel to the South line of SE1/4), a distance of 771.08' to a point on the Westerly Right-of-Way line of a County Road; thence S 21° 19' 30" E along said County Road Right-of-Way, a distance of 216.19'; thence S 0° 00' a distance of 50.0' to the Northerly Right-of-Way line of State Highway #1; thence N 86° 26' 40" W, along the Northerly line of a driveway easement, a distance of 264.90'; thence S 0° 00' a distance of 50.0'; thence N 86° 26' 40" W, a distance of 301.09' to a point on said right-of-way line (which is 98.57' North of the South line of the SE1/4); thence S 85° 55' 30" W, a distance of 285.36' to the point of beginning containing a calculated area of 5.00 Acres.

SURVEYOR'S CERTIFICATE

I hereby certify that I have accurately surveyed the property in the above plat. Iron pipes were set at points marked 0. All dimensions are in feet and decimals of a foot.

Signed this 30th day of January 1979.

Francis L. Rotter
FRANCIS L. ROTTER, L.S. NO. 253

(NEBRASKA REGISTERED LAND SURVEYOR)
(LS-253)
(FRANCIS L. ROTTER)

PLAT
Francis L. Rotter, Surveyor
To:
Public

Filed: 16 February 1979 at: 9:30 A.M.
Betty Philpot, Register of Deeds
\$ 21.50

(PLAT FILED IN PLAT BOOK 9, PAGE 43)

COMPARED

PLATTSMOUTH INDUSTRIAL SITE #2

A fractional part of Porter Place Addition to the City of Plattsmouth, which falls partially in Sections 24 and 25, T 12 N, R 13 E, and partially in Sections 19 and 30, T 12 N, R 14 E of the 6th P.M.

SURVEYOR'S CERTIFICATE

I hereby certify that I have accurately surveyed and set Iron bars to monument all corners, angle points, and point of curvature, within PLATTSMOUTH INDUSTRIAL SITE #2, the boundary of which is more completely described as follows:

Beginning at a point on the Southerly line of 21st St., (Race St.), Porter Place Addition to the City of Plattsmouth, said point also being 522.6' Easterly from the East line of Lincoln Avenue; thence S 88° 18' 43" E, (Assumed bearing), along the South line of Race St., for 627.85' to the Westerly line of Smith Avenue; thence S 1° 41' 17" W, along the Westerly line of Smith Avenue, for 1298.36', to the NE Corner of Lot 22, Porter Place; thence N 88° 28' 20" W, a distance of 632.43', to a point 56.6' Easterly from the NW Corner of Lot 22, Porter Place Addition; thence N 1° 53' 29" E, a distance of 1291.13', to the point of beginning.

Signed this 16th day of January, 1979.

Francis L. Rotter
FRANCIS L. ROTTER, L.S. NO. 253

(NEBRASKA)
(REGISTERED LAND SURVEYOR)
(LS-253)
(FRANCIS L. ROTTER)

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

that we, MAYOR and CITY COUNCIL, (the true representatives for the City of Plattsmouth), M & M CONSTRUCTION (Lloyd Morehead, Pres.), being the sole owner of Lot 1, EUGENE G. CASH and RICHARD L. BROWN, being the sole owners of Lot 2, and JOSEPH F. ULLMAN and EDITH JANE ULLMAN, (husband & wife), being the sole owners of Lot 3, have caused the same to be subdivided into Lots 1 through 13, inclusive, and we do hereby ratify and approve of the disposition of our property as shown on this plat. We hereby dedicate to the public, for public use, the roadway, as shown, to be hereafter known as "INDUSTRIAL ROAD", (the width as indicated), and we further reserve easements as follows:

(A) A 20' wide easement, being 10' either side of the centerline of the sanitary sewer main, running through Lots 12 & 13, for the maintenance of said sewer.

(B) Five (5) foot wide easements, on all lot lines adjacent to all dedicated streets and roadways, for the

Blue Border
100% LINEN LEDGER