

PROJ. NO. _____

LOCATION _____

This is to certify that I find no regular or special taxes or delinquent against the property as described in the Surveyor's Certificate and as shown by the records of this office.

To The Office of
LOUIS E. LAMBERTY
County Surveyor and Engineer
Douglas County

Approved as a subdivision of only two (2) lots with plat requirement waived per Section 7.08 Home Rule Charter of the City of Omaha, 1956. This subdivision approval is void unless filed and recorded with the County Register of Deeds within thirty (30) days of this date.

8-88
County Treasurer

6-8-88 SPBenns BK
Date: _____ Planning Director

Field Notes: Lot Splits were made using existing pins found in the area as shown on the plat.

LAND SURVEYOR'S CERTIFICATE

I hereby certify that this plat, map, survey or report was made by me or under my direct personal supervision and that I am a duly Registered Land Surveyor under the laws of the State of Nebraska.

Legal Description Lots 376 and 377, Regency 6th Addition, a subdivision in Douglas County, Nebraska. See attached sheets for legal descriptions of the lot splits.
Plat to scale showing tract surveyed with all pertinent points.

LEGEND
● IRON PIN FOUND
○ IRON PIN SET

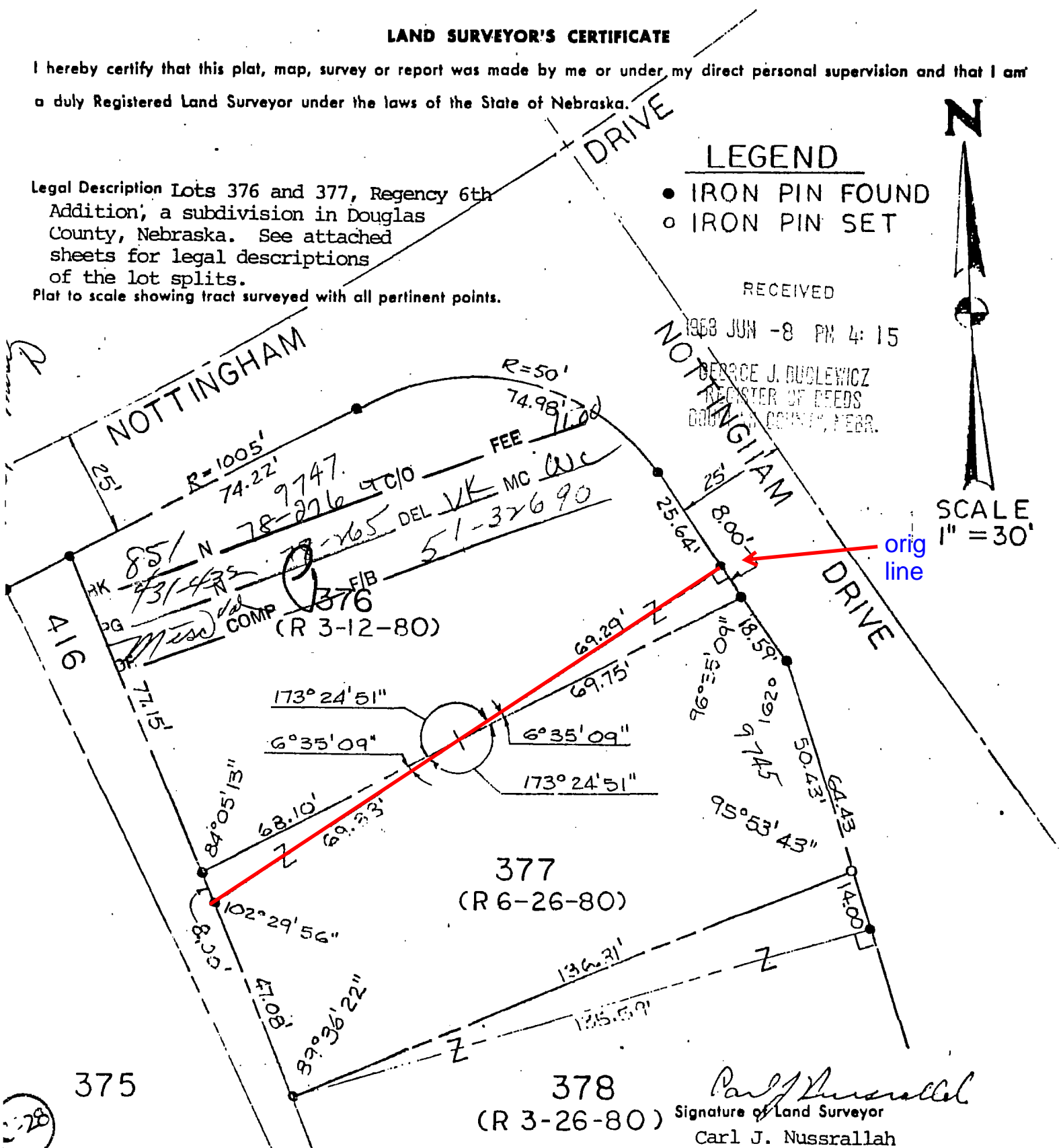
RECEIVED

1988 JUN -8 PM 4:15

GEORGE J. DUDLEWICZ
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.



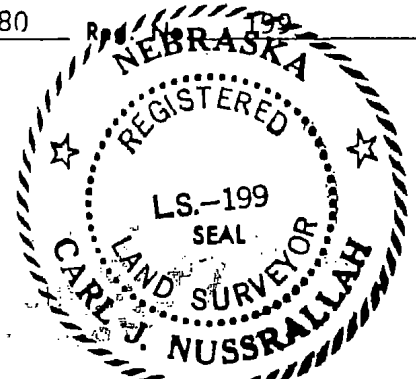
SCALE
1" = 30'



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Date: June 26, 1980

Signature of Land Surveyor
Carl J. Nussrallah



LEGAL DESCRIPTION

(Lot Split - Lots 376 and 377, Regency 6th Addition)

Lot 376 (REVISED 3-12-80)

Lot 376 (R 3-12-80) shall consist of part of Lots 376 and 377 (combined), Regency 6th Addition, as platted and recorded in Section 21, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska. The description of said Lot 376 (R 3-12-80) shall be as follows:

Beginning at the northwesterly corner of said Lot 376, said point being on the right-of-way (ROW) line of Nottingham Drive; thence northeasterly, along said ROW line, on a curve to the left, said curve having a radius of 1,005 feet and an arc length of 74.22 feet to a point of reverse curve; thence southeasterly, continuing along said ROW line, on a curve to the right, said curve having a radius of 50 feet and an arc length of 74.98 feet to a point of tangency; thence southeasterly, continuing along said ROW line, a distance of 25.64 feet to the southeasterly corner of said Lot 376, as originally platted; thence southeasterly, continuing along said ROW Line (also the easterly property line of said Lot 377), a distance of 8.00 feet; thence southwesterly, with a deflection angle of $96^{\circ} 35' 09''$ right, a distance of 69.75 feet to a point on the common property line between said Lots 376 and 377 as originally platted, said point being 69.29 feet southwesterly of said southeasterly corner of said Lot 376, as originally platted; thence southwesterly, continuing along the previously described course, a distance of 68.10 feet to a point on the westerly line of said Lot 376, said point being 8.00 feet northwesterly of the southwesterly corner of said Lot 376, as originally platted; thence northwesterly, along said westerly property line, with an interior angle of $84^{\circ} 05' 13''$ left, a distance of 77.15 feet to the point of beginning. The area of Lot 376 (R 3-12-80) is 9,554 square feet more or less.

LOT 377 (REVISED 6-26-80)

Lot 377 (R 6-26-80) shall consist of part of Lots 376 and 377 (combined), Regency 6th Addition, as platted and recorded in Section 21, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska. The description of said Lot 377 (R 6-26-80) shall be as follows:

Beginning at the southwesterly corner of said Lot 377; thence northwesterly, along the westerly property line of said Lot 377, a distance of 47.08 feet to the northwesterly corner of said Lot 377, as originally platted; thence continuing northwesterly, along the westerly property line of said Lot 376, a distance of 8.00 feet; thence northeasterly, with a deflection angle of $84^{\circ} 05' 13''$ right, a distance of 68.10 feet to a point on the common property line between said Lots 376 and 377 as originally platted, said point being 69.38 feet northeasterly of said northwesterly corner of said Lot 377, as originally platted; thence northeasterly, continuing along the previously described course a distance of 69.75 feet to a point on the easterly property line of said Lot 377 (said property line also being the right-of-way ROW line of Nottingham Drive), said point being 8.00 feet southeasterly of the northeasterly corner of said Lot 377, as originally platted; thence southeasterly, along said ROW line, with an interior angle of $96^{\circ} 35' 09''$ left, a distance of 18.59 feet; thence southeasterly, continuing along said ROW line, with a deflection angle of $18^{\circ} 00' 00''$ right, a distance of 50.43 feet to a point 14.00 feet northwesterly of the southeasterly corner of said Lot 377, as originally platted; thence southwesterly, with an interior angle of $95^{\circ} 53' 43''$ left, a distance of 136.31 feet to the point of beginning. The area of Lot 377 (R 6-26-80) is 8,580 square feet more or less.

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