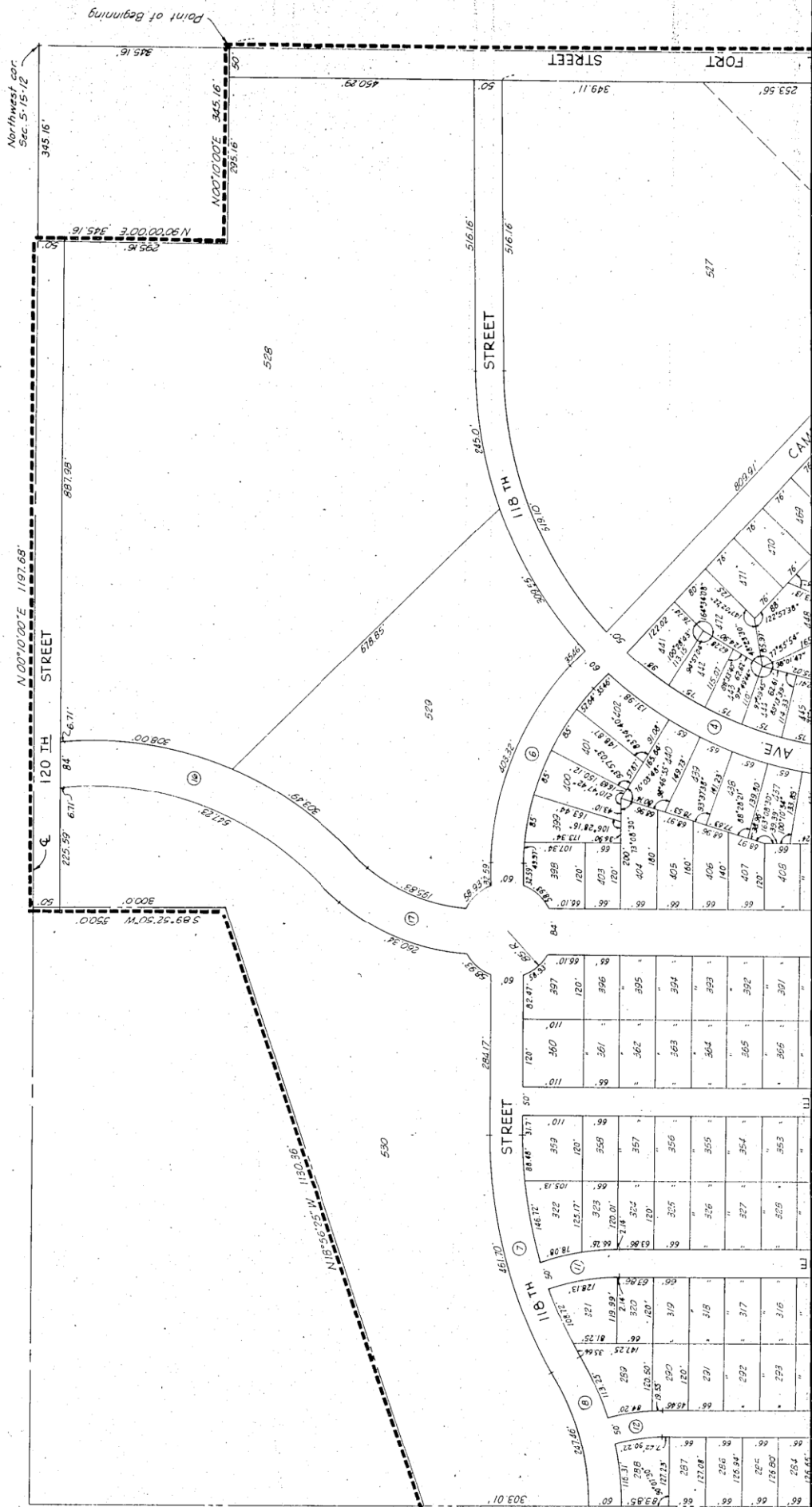
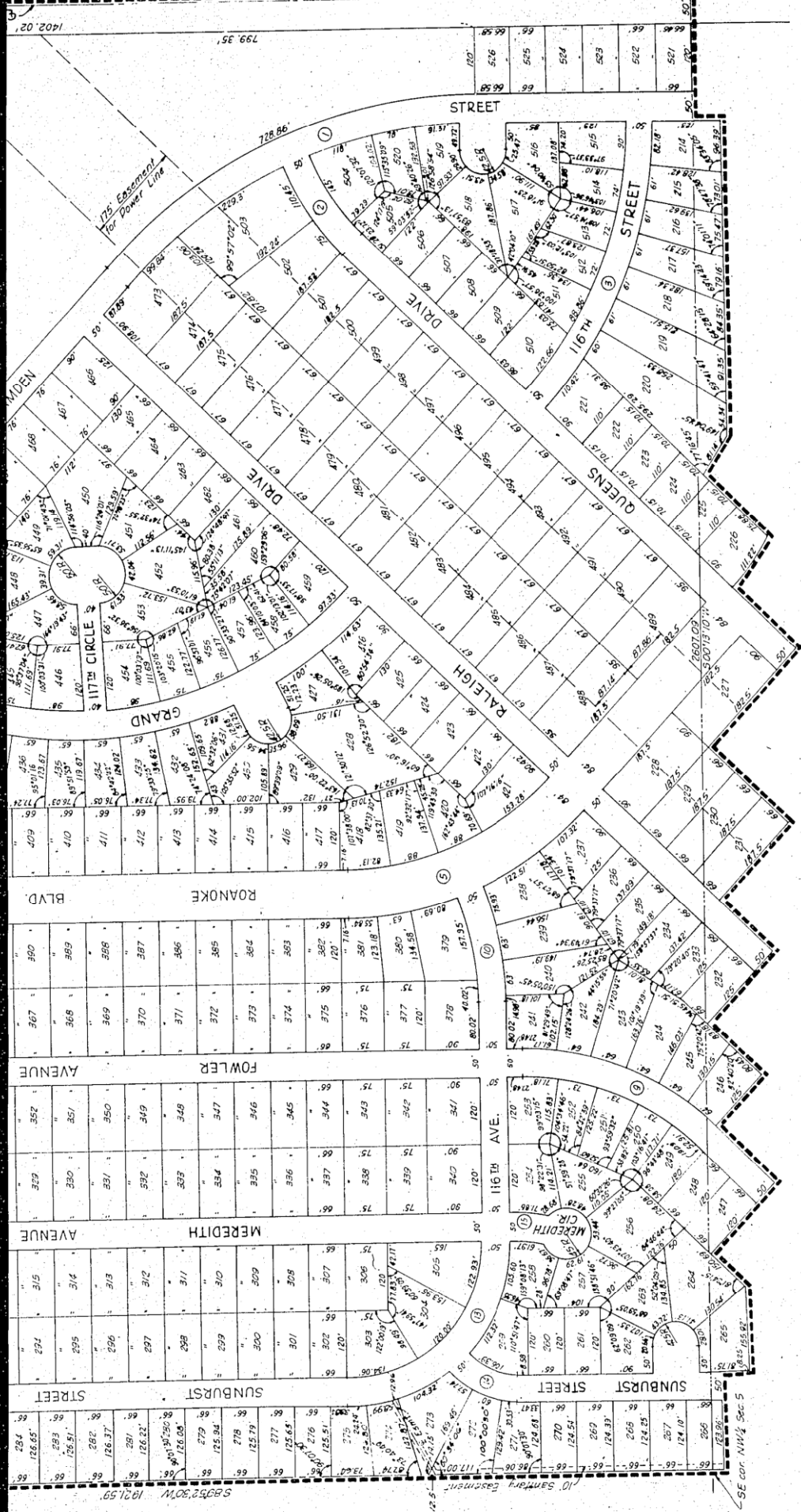


ROANOKE ESTATES

A SUBDIVISION LOCATED IN THE N $\frac{1}{4}$ OF SECTION 5, T15N-R12E, DOUGLAS CO., NEBR.
(LOTS 214 THRU 530 INCL.)



North & cor. Sec. 5
1400.00 E. 2298.81
(assumed bearing)



ROANOKE ESTATES (LOTS 1 THRU 213)



PREPARED BY
ELLIOTT & BLACK, INC.
 CONSULTING ENGINEERS
 OMAHA, NEBR.

S 89° 52' 30" W 1421.59'

10' eastern easement - 52'

SE cor. NW 4 Sec 5

SURVEYORS CERTIFICATE:

I hereby certify that I have surveyed the property shown on this plat and that the dimensions have been computed for all lots and streets in Roanoke Estates, ^(Lots 214 thru 530 incl.) an addition in the north 1/2 of Section 5, Township 15 North, Range 12 East of the 6th P.M., Douglas County Nebraska, said addition being formerly Out Lots 1 thru 6 in Roanoke Estates (Lots 1 thru 213 incl.) and the following described portion of the Northwest 1/4 of said Section 5.

Commencing at the Northwest corner of said Section 5; thence N 90°00'00"E ^(Assumed Bearing) a distance of 345.16 feet along the North line of said Section 5 to the point of beginning; thence continuing N90°00'00"E, a distance of 2298.81 feet to the North 1/4 corner of said Section 5; thence S00°13'10"W along the East line of the Northwest 1/4 of said Section 5, a distance of 2607.09 feet; thence N 89°52'30"W along the South line of the Northwest 1/4 of said Section 5, a distance of 1921.59 feet; thence ~~N 89°52'50"W~~ ^{N 89°52'25"W} a distance of 1130.36 feet; thence S 89°52'50"W a distance of 350.0 feet to a point on the West line of the Northwest 1/4 of said Section 5; thence N00°10'00"E along the West line of said Section 5 a distance of 1197.68 feet; thence N 90°00'00"E a distance of 345.16 feet; thence N00°10'00"E a distance of 345.16 feet to the point of beginning.

Don W. Elliott
Don W. Elliott L.S. 205

DEDICATION

Know all men by these presents that we, Dial Construction Company Inc., Kuno J. Bauermeister and Edna B. Bauermeister, husband and wife; owners of the property described in the certification of survey and embraced within this plat, have caused said land to be re-subdivided into lots and streets, to be numbered and named as shown, said subdivision to be hereafter known as Roanoke Estates and we do 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 streets and easements as shown on this plat. We do further grant a perpetual license in favor of and granted to the Omaha Public Power District and the Northwestern Bell Telephone Company, their successors and assigns, to erect, operate, maintain, repair and renew cables, conduits and poles with the necessary supports, sustaining wires, cross-arms, guys and anchors and other instrumentalities, and to extend thereof wires for the carrying and transmission of electric current and for all telephone, telegraph and message service, over, upon or under a five (5) foot strip of land adjoining the rear and side boundary lines of all lots in Roanoke Estates.

In witness whereof we do set our names this ___ day of ___, 1969.

Kuno J. Bauermeister
Kuno J. Bauermeister
Edna B. Bauermeister
Edna B. Bauermeister

Ewel J. Karnes
Dial Construction Co. Inc.
Ewel J. Karnes, President
Donald F. Day
Donald F. Day, Secretary

ACKNOWLEDGEMENT OF NOTARY

State of Nebraska }
County of Douglas } S.S.

On this ___ day of ___ A.D. 1969, before a Notary Public, duly commissioned and qualified in and for said county, came Kuno J. Bauermeister and Edna B. Bauermeister, husband and wife, Ewel J. Karnes, President, and Donald F. Day, Secretary, who are personally known to me to be the identical persons whose names are affixed to the dedication on this plat as owners of the property described in the surveyors certificate on this plat and they acknowledge the execution thereof of said dedication to be their voluntary act and deed.

Witness my hand and notarial seal at Omaha, Nebraska in said county, the ___ date last aforesaid

Helma J. Bolan
Notary Public

My commission expires on the 26th day of Oct., 1970

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 surveyors certificate and embraced in this plat as shown by the records of this office.

Date: June 6, 1969

[Signature]
County Treasurer

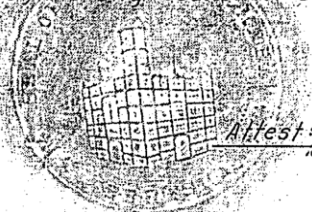
APPROVAL OF CITY ENGINEER OF OMAHA

I hereby approve of this plat of Roanoke Estates (Lots 214 thru 530 inclusive) this 30th day of July 1969.

[Signature]
City Engineer

OMAHA CITY COUNCIL ACCEPTANCE

This plat of Roanoke Estates (Lots 214 thru 530 inclusive) was approved by the City Council of Omaha on this 30th day of July 1969.



August G. Kealy
Mayor

Attest: *Mary Elizabeth Smith*
City Clerk

W. J. Jubb
President of Council

APPROVAL OF OMAHA CITY PLANNING BOARD

This plat of Roanoke Estates (Lots 214 thru 530 inclusive) was approved by the City Planning Board on this 30th day of July 1969.

Arthur P. Marston
Chairman of the City Planning Board

DOUGLAS COUNTY
SURVEYORS OFFICE
W. J. Jubb

NOTE: Interior lot angles not shown are 90°
Distances shown on curves are arc lengths.

☉ CURVE DATA

	Δ	T	R	D	L
1.	46°21'30"	375.00'	875.82'	6.5420°	708.63'
2.	23°50'55"	90.88'	430.35'	13.3138°	179.13'
3.	43°38'30"	283.10'	707.06'	8.1034°	538.56'
4.	136°21'30"	1295.01'	697.48'	8.2147°	1659.93'
5.	46°21'30"	235.70'	550.48'	10.4083°	445.39'
6.	43°38'30"	200.00'	499.50'	11.4706°	380.46'
7.	30°40'09"	228.30'	832.55'	6.8820°	445.65'
8.	30°40'09"	135.00'	492.31'	11.6382°	263.52'
9.	43°38'30"	190.36'	475.43'	12.0514°	362.13'
10.	21°42'48"	104.98'	547.38'	10.4673°	207.44'
11.	18°34'34"	69.80'	426.80'	13.4245°	138.37'
12.	15°30'09"	48.79'	358.44'	15.9848°	96.98'
13.	90°00'00"	265.00'	265.00'	21.6211°	416.26'
14.	48°00'00"	67.67'	151.99'	37.6971°	127.33'
15.	13°48'22"	52.42'	432.98'	13.2329°	104.33'
16.	43°50'00"	304.69'	757.30'	7.5658°	579.36'
17.	44°00'00"	120.00'	297.01'	19.2909°	228.09'