



1940 535 DEED



17048 92 535-539

THIS PAGE INCLUDED FOR

INDEXING

PAGE DOWN FOR BALANCE OF INSTRUMENT

NAME OF ADDITION THE RIDGES

BOOK 1940 PAGE 535-539

LEGAL DESCRIPTION LOTS 1 THRU 274 INCLUSIVE AND OUTLOT A

BEING A PLATTING OF ALL OF SECTION 29 EXCEPT FOR US HIGHWAY NO. 275
RIGHT - OF- WAY ALL IN TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE 6TH
P.M. DOUGLAS COUNTY, NEBRASKA

DEEDS _____ COMP _____ COMPUTER ONLY

MORTGAGE _____ COMP _____ COMPUTER ONLY

PLAT 17048 BOOK 1940 PAGE 535-539

PLAT CABINET 5-4

FIELD BOOK OC-32945

DEED PLAT 17048

PLAT IN BACK OF BOOK

\$238.00

ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA
30 DAY OF DECEMBER 1992 AT 1:35 P.M.
A. GEORGE J. BUGLEWICZ, REGISTER OF DEEDS

JP



ELLIOTT & ASSOCIATES
 5316 SOUTH 132ND STREET • OMAHA, NE 68137 • (402) 966-8700

THE RIDGES
 WOODRICK 1990

COVER SHEET

DATE	12/26/92
BY	R.S.
CHKD BY	T.M.
SCALE	1" = 50'
PROJECT	132-132-000
SHEET	1

CASH 1748 BK 1946 R 2154 CP
 TYPE Sub P 6535 C/O DMC SCAN DMC
 FEE 238.00 OF 0.00 COMP FB 37945
91-60000

DEC 3
 SEC'D
 REG'D
 COUL

NOTE:
 SEE SHEETS 2, 3, 4, AND 5 FOR ACTUAL FINAL PLAT DATA.

BOOK 1940, PAGE 535

THE RIDGES



SEE SHEET 3 OF 5

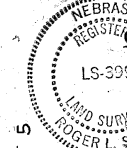
THE RIDGES

LOTS 1 THRU 274 INCLUSIVE, & OUTLOT "A"
SECTION 29 EXCEPT FOR US HIGHWAY NO. 275, RIGHT-OF-WAY, ALL IN
TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA

SURVEYOR'S CERTIFICATE

I hereby certify that I have made a ground survey of the subdivision described herein and that temporary monuments have been placed on the boundary of the within plat, and that a bond has been furnished to the City of Omaha to ensure placing of permanent monuments and stakes at all corners of all lots, streets, angle points and side lines, and that all corners of all lots, streets, angle points and side lines are marked with 1/2" diameter iron pipe, except that that part of the US Highway No. 275 right-of-way in Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, being more particularly described as follows:

Beginning at the East 1/4 corner of said Section 29, thence S00°00'00" (assumed bearing) along the East line of said Section 29 a distance of 2012.58 feet to a point on the extended North right-of-way line of said US Highway No. 275; thence along said North right-of-way line of said US Highway No. 275 and the extension thereof, on the following described courses; thence N78°19'44"W, a distance of 207.00 feet; thence S87°17'17"W, a distance of 217.74 feet; thence S89°24'11"W, a distance of 937.76 feet; thence S25°22'23"W, a distance of 1820.40 feet; thence S00°00'00" a distance of 2172.40 feet; thence S89°37'38"W, a distance of 486.46 feet to a point on the West 1/4 corner of said Section 29; thence S00°19'48"W along said West line of Section 29, a distance of 244.15 feet to the North-west corner of said Section 29; thence S00°29'06"W along said West line of Section 29, a distance of 244.15 feet to the North-west corner of said Section 29; thence S89°52'33"W along the North line of said Section 29, a distance of 2659.21 feet to the North-east corner of said Section 29; thence S89°52'33"W along said North line of Section 29 a distance of 2659.21 feet to the North-east corner of said Section 29; thence S00°00'10"W along the East line of said Section 29, a distance of 2228.00 feet to the point of beginning.



SEE SHEET 5 OF 5

...of land contains an area of 628.215 acres, more or less.

The first man by these presents that we, Riders Ltd. Partnership, owner of said first man, successors of the property described in the Certification of Survey and subdivision of said land, do hereby certify that we have subdivided said land into lots and streets to be numbered and named as shown, said subdivision to be hereinafter known as "THE RIDGES" (hereinafter referred to as "this plat"), and we do hereby certify and approve of the subdivision, and Outlot "A", and we do hereby ratify and approve of the subdivision, and Outlot "A", and we do hereby grant the public use of the streets, avenues and circles, and we do hereby grant the easements all as shown on this plat, we do further grant a perpetual easement to the Omaha Public Power District, U.S. West Communications, 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 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 location on, over, through, under and across a five-foot (5') wide strip of land abutting all front and side boundary lines of the rear boundary lines of all exterior lots. The term exterior lots is herein defined as those lots for the outer perimeter of the above-described subdivision. Said sixteen-foot (16') wide easement will be reduced to an eight-foot (8') wide strip when the adjacent land is surveyed, platted and recorded, and we do further grant a perpetual easement to Metropolitan Utilities District of Omaha, their successors and assigns, to erect, install, operate, maintain, repair and renew pipelines, hydrants and other related facilities, and to extend thereon pipes for the transmission of gas and water on, through, under and across a five-foot (5') wide strip of land abutting all streets. No permanent buildings or retained walls shall be placed in the said easement ways, but the same may be used for gardens, shrubs, landscaping and other purposes that do not there or later interfere with the aforesaid uses or rights herein granted.

In Witness Whereof, we do set our hands this 8 day of Jan 1992
 TITLE TO RECREATIONAL LOTS 264 AND 273 IS GRANTED TO THE RIDGES HOMEOWNERS ASSOCIATION.
 RIDGES LTD. PARTNERSHIP FIRST BANK
 GEORGE J. BOLEWICZ REGISTER OF DEEDS DOUGLAS COUNTY, NE

George J. Bolewicz REGISTER OF DEEDS DOUGLAS COUNTY, NE
James O. Hunt PRESIDENT

ACKNOWLEDGMENT OF MORTGAGE

STATE OF NEBRASKA
 COUNTY OF DOUGLAS

On this 8 day of Jan 1992, before me, the undersigned, a Notary Public in and for said County, personally came Timothy J. Wenzel, president of General Partnership, 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 as such officer and the voluntary act and deed of said partnership.

Witness my hand and Notarial Seal the day and year last above written.
James O. Hunt
 Notary Public

My Commission expires 12/31/95
 A GENERAL NOTARY State of Nebraska
James O. Hunt
 My Comm. Exp. Jan 28, 1995

ACKNOWLEDGMENT OF MORTGAGE

STATE OF NEBRASKA
 COUNTY OF DOUGLAS

On this 8 day of Jan 1992, before me, the undersigned, a Notary Public in and for said County, personally came Timothy J. Wenzel, president of First Bank, 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 as such officer and the voluntary act and deed of said bank.

Witness my hand and Notarial Seal the day and year last above written.
Kathryn A. Stevens
 Notary Public

My Commission expires 12/31/95
 A GENERAL NOTARY State of Nebraska
Kathryn A. Stevens
 My Comm. Exp. Jan 18, 1992

CURVE	RADIUS	LENGTH	TANGENT	DELTA
11	354.35	113.01	113.01	37.9334
12	380.00	118.47	118.47	39.5159
13	380.00	118.47	118.47	39.5159
14	448.13	138.58	138.58	45.7137
15	380.00	118.47	118.47	39.5159
16	380.00	118.47	118.47	39.5159
17	510.00	157.81	157.81	51.3401
18	380.00	118.47	118.47	39.5159
19	380.00	118.47	118.47	39.5159
20	250.00	77.04	77.04	24.8713
21	160.00	49.62	49.62	15.7074

- NOTES:
1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
 2. ALL LOT LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS NONRADIAL (N.R.).
 3. NO DIRECT VEHICULAR ACCESS WILL BE ALLOWED TO U.S. HIGHWAY NO. 275 FROM OUTLOT "A" AND LOTS 265, 266, 271, TO 192ND STREET FROM OUTLOT "A" AND LOT 265, TO RACE STREET FROM LOTS 143, 144, 145, 146, 156, 170, 171, 184, 218, 219, 220, 221 AND 222; TO SHADOW RIDGE DRIVE FROM LOTS 148, 149, 223, 224, 225, 227, 228, 230, 231, 100, 121, 122, 126, 183, AND LOT 226.

CASH 17,488 BK 1940 R FV
 TYPE Deed PG 536 C/O SCAN MC
 FEE 53.00 OF Deed COMP FB

80 PERMANENT DEBRIDGE AND
 STORM SEWER EASEMENT
 61.72'

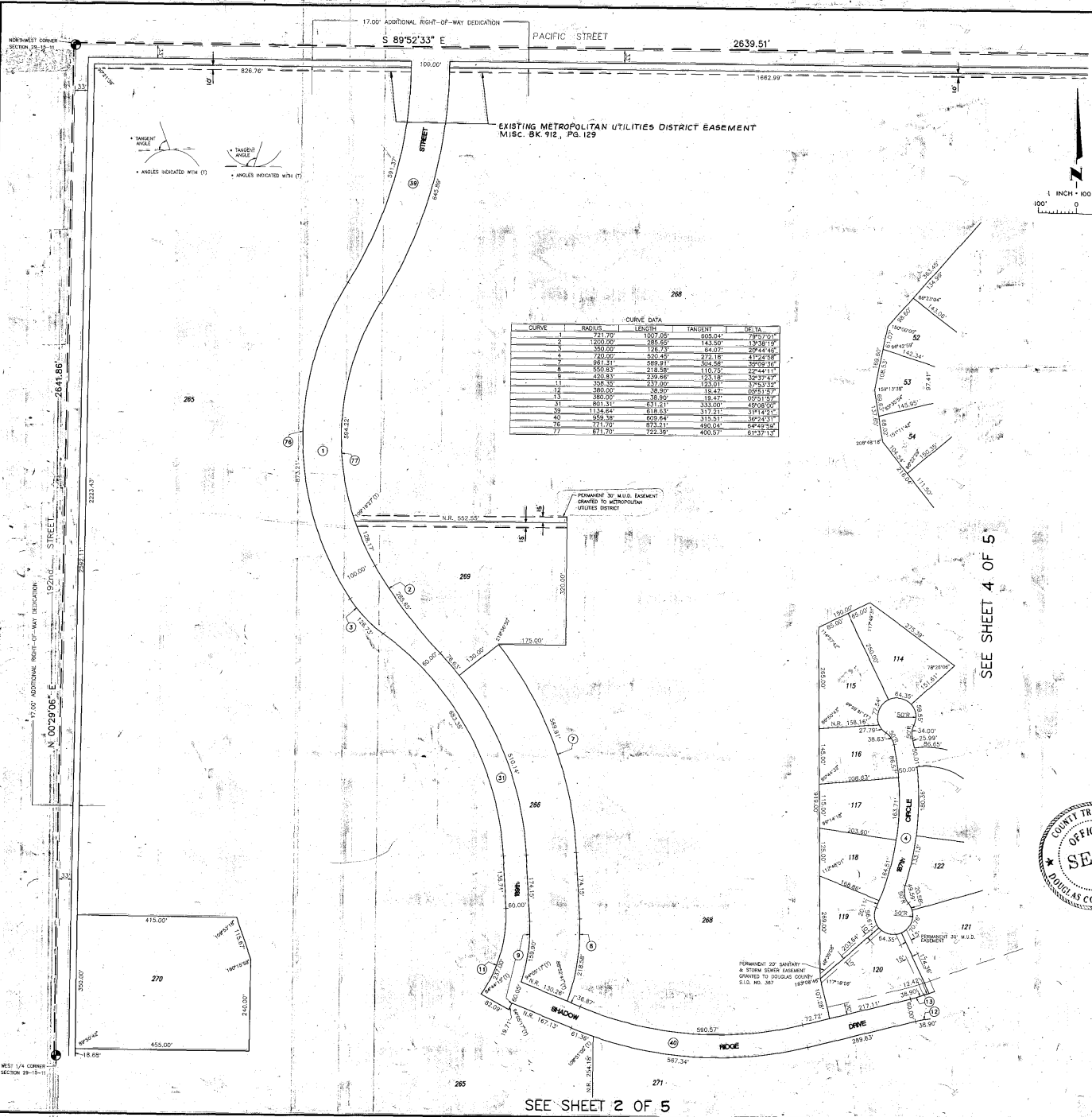
OUTLOT "A"

ELLIOTT & ASSOCIATES
 5316 SOUTH 123RD STREET • OMAHA, NE 68137 • (402)585-4700

THE RIDGES
 OMAHA, NEBRASKA

FINAL PLAT

RECORDED
 FILED
 JAN 18 1992
 COUNTY OF DOUGLAS
 NEBRASKA

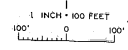


CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	DELTA
1	211.77	1007.05	609.024	75.7134
2	1200.00	282.55	143.50	13.5619
3	300.00	176.71	86.07	27.4448
4	220.00	120.45	272.16	47.4458
5	581.31	218.56	304.56	30.0930
6	250.83	118.56	110.25	72.4411
7	230.83	229.66	123.18	32.3747
8	380.00	237.00	123.01	29.5354
9	380.00	38.90	19.47	6.95167
10	380.00	38.90	19.47	6.95167
11	601.31	631.21	333.00	49.0809
12	1134.64	118.63	312.21	17.1213
13	659.38	609.64	315.51	32.2431
14	711.00	713.51	480.04	64.6564
15	671.70	722.32	460.57	61.3713

THE RIDGES

NOTES:
 1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
 2. ALL LOT LINES ARE PARALLEL TO CURVED STREETS ALONG FRONT LOT LINES UNLESS SHOWN AS NONPARALLEL (N.R.).
 3. NO DIRECT VEHICULAR ACCESS WILL BE ALLOWED TO U.S. HIGHWAY 40 FROM OUTLOT "A" AND LOT 265 AND 266 TO PACIFIC STREET FROM LOTS 265 AND 267 TO 160N STREET FROM LOTS 266, 261, 262, 263, 274, AND OUTLOT "A" TO LAKE RIDGE DR. FROM LOTS 143, 144, 167, 168, 169, 170, 171, 184, 219, 219, 220, 221, AND 222; TO SHADOW RIDGE DRIVE FROM LOTS 18, 19, 20, 26, 27, 28, 29, 30, 108, 120, 121, 125, 126, 183 AND LOT 266.



APPROVAL OF CITY ENGINEER OF OMAHA
 I hereby approve this plat of THE RIDGES (lots 1 thru 274, inclusive, and Outlot "A") as to the Design Standards this 11 day of June 1992
Ray W. Haermann
 CITY ENGINEER

I hereby certify that adequate provisions have been made for compliance with Chapter 53 of the Omaha Municipal Code.
Ray W. Haermann 12-29-92
 CITY ENGINEER

APPROVAL OF OMAHA CITY PLANNING BOARD
 This plat of THE RIDGES (lots 1 thru 274, inclusive, and Outlot "A") approved by the City Planning Board on this 12 day of June 1992
Robert M. Mancuso
 CHAIRMAN OF CITY PLANNING BOARD

REVIEW OF DOUGLAS COUNTY ENGINEER
 This plat of THE RIDGES (lots 1 thru 274, inclusive, and Outlot "A") was reviewed by the City Engineer of Douglas County on this 29 day of Jan 1992
Charles J. Pank
 DOUGLAS COUNTY ENGINEER

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.
James B. Anderson 11/30/92
 COUNTY TREASURER

OMAHA CITY COUNCIL ACCEPTANCE
 This plat of THE RIDGES (lots 1 thru 274, inclusive, and Outlot "A") was approved by the City Council of Omaha on this 10 day of August 1992
James B. Anderson
 CITY CLERK



SEE SHEET 2 OF 5

SEE SHEET 4 OF 5

THE RIDGES

PACIFIC STREET
S 89°52'21" E

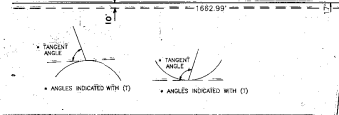
17.00' ADDITIONAL RIGHT-OF-WAY DEDICATION

2639.51' S 89°52'33" E

2638.82'

NORTH 1/4 CORNER SECTION 29-15-11

NORTHEAST CORNER SECTION 29-15-11



CURVE	RADIUS	LENGTH	TANGENT	DELTA
1	720.00	520.45	272.18	217°24'28"
2	720.00	520.45	272.18	217°24'28"
3	720.00	520.45	272.18	217°24'28"
4	720.00	520.45	272.18	217°24'28"
5	720.00	520.45	272.18	217°24'28"
6	720.00	520.45	272.18	217°24'28"
7	720.00	520.45	272.18	217°24'28"
8	720.00	520.45	272.18	217°24'28"
9	720.00	520.45	272.18	217°24'28"
10	720.00	520.45	272.18	217°24'28"

CURVE	RADIUS	LENGTH	TANGENT	DELTA
20	1000.00	155.88	78.14	09°55'09"
21	1000.00	155.88	78.14	09°55'09"
22	600.00	278.42	142.29	29°42'23"
23	600.00	278.42	142.29	29°42'23"
24	238.00	238.10	125.21	39°33'18"
25	238.00	238.10	125.21	39°33'18"
26	182.24	181.00	106.79	49°34'31"
27	182.24	181.00	106.79	49°34'31"
28	435.00	605.24	303.40	55°08'30"
29	435.00	605.24	303.40	55°08'30"
30	300.00	335.19	187.00	44°00'00"
31	300.00	335.19	187.00	44°00'00"
32	602.28	180.57	90.29	11°21'21"
33	602.28	180.57	90.29	11°21'21"
34	175.00	241.11	144.11	78°54'34"
35	175.00	241.11	144.11	78°54'34"

CURVE	RADIUS	LENGTH	TANGENT	DELTA
53	170.00	228.41	135.19	78°54'34"
54	285.89	405.08	205.84	73°54'31"
55	334.13	285.89	140.42	69°35'19"
56	750.11	386.81	191.41	68°02'32"
57	150.00	107.10	53.55	24°03'46"
58	298.00	371.10	188.70	72°14'14"
59	257.84	255.81	129.44	22°15'55"
60	204.00	311.25	151.13	69°10'00"
61	850.39	319.84	161.98	22°20'19"
62	489.84	175.00	89.22	09°47'28"
63	298.12	165.19	84.78	09°28'57"
64	489.84	200.99	110.22	07°54'56"
65	300.00	203.41	105.27	09°29'17"
66	222.00	188.43	84.03	12°00'00"
67	222.00	188.43	84.03	12°00'00"

EXISTING METROPOLITAN UTILITIES DISTRICT EASEMENT
MISC. BK. 912, PG. 129

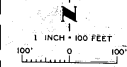
EXISTING METROPOLITAN UTILITIES DISTRICT EASEMENT
MISC. BK. 912, PG. 129

RECEIVED
DEC 30 1 35 PM '92
REGISTRAR OF DEEDS
PLATT COUNTY, NE

SEE SHEET 3 OF 5

CASH \$100.00
TYPE Final PG. 538 C/O SCAN - MC
FEE \$ 200.00 OF Net Comp - FB

PERMANENT TO GRANTOR & TOWN CENTER EASEMENT GRANTED TO MOHAWK COUNTY S.D. NO. 367



2646.75'

180th STREET

S 00°00'10" W

17.00' ADDITIONAL RIGHT-OF-WAY DEDICATION

POINT OF BEGINNING EAST 1/4 CORNER SECTION 29-15-11

SEE SHEET 5 OF 5

- NOTES:
1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
 2. ALL LOT LINES ARE RADIAL TO CURVED STREETS ALONG FRONT LOT LINES UNLESS SHOWN AS NONRADIAL (N.R.).
 3. NO DIRECT VEHICULAR ACCESS WILL BE ALLOWED TO U.S. HIGHWAY NO. 275 FROM OUTLOT "A" AND LOT 265 AND 271 TO 187th STREET FROM OUTLOT "A" AND LOT 265 TO PACIFIC STREET FROM LOTS 165 AND 265 TO 180th STREET FROM LOTS 260, 261, 262, 263, 272 AND OUTLOT "A" TO LAKE RIDGE DRIVE FROM LOTS 143-144, 167, 168, 169, 170, 171, 184, 185, 218, 220, 221 AND 222 TO SHADOW RIDGE DRIVE FROM LOTS 1, 6, 9, 12, 15, 16, 27, 28, 29, 30, 108, 109, 121, 122, 124, 163 AND LOT 262.

ELLIOTT & ASSOCIATES
3316 SOUTH 132ND STREET • OMAHA, NE 68137 • (402) 995-1700

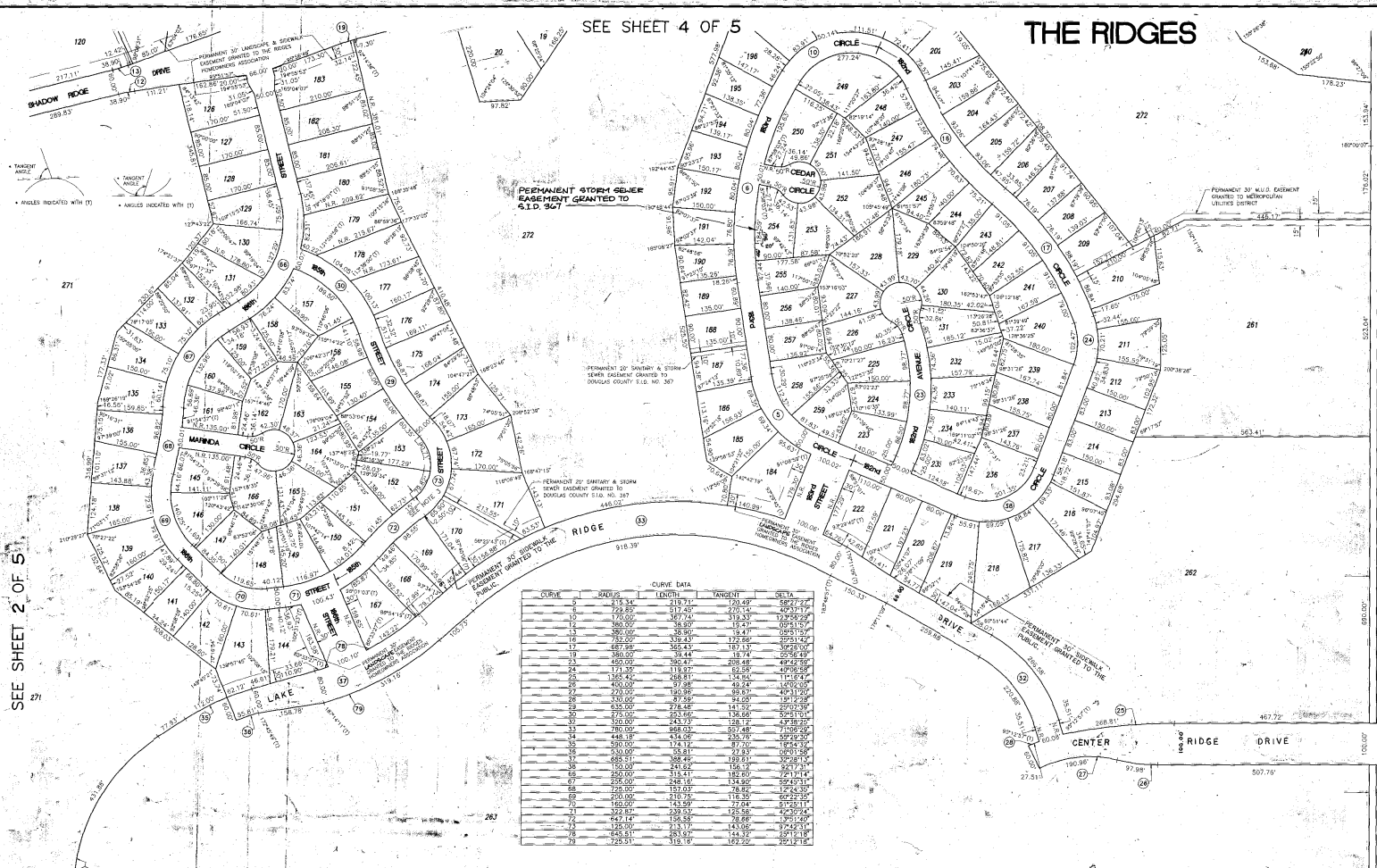
THE RIDGES
OMAHA, NEBRASKA

FINAL PLAT

PLATT COUNTY, NE
RECORDED IN BOOK 1940 PAGE 538
DATE RECORDED 12/30/92

SEE SHEET 4 OF 5

THE RIDGES



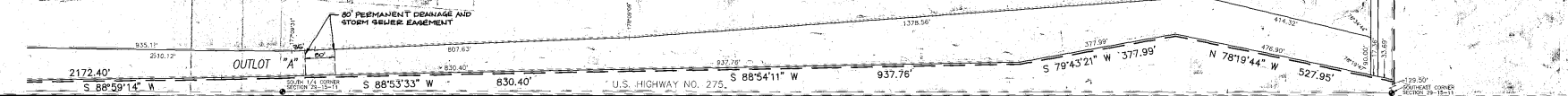
SEE SHEET 2 OF 5

CURVE	RADIUS	LENGTH	TANGENT	AREA
1	214.34	219.91	120.49	5827.72
2	728.89	617.45	275.14	407371.7
3	1700.00	307.74	314.33	122952.2
4	180.00	38.90	19.47	69.6157
5	280.00	28.90	14.47	49.9707
6	282.50	339.43	122.86	205142.2
7	180.00	38.90	19.47	69.6157
8	180.00	38.90	19.47	69.6157
9	171.35	119.97	62.58	49098.8
10	180.00	38.90	19.47	69.6157
11	180.00	38.90	19.47	69.6157
12	180.00	38.90	19.47	69.6157
13	180.00	38.90	19.47	69.6157
14	180.00	38.90	19.47	69.6157
15	180.00	38.90	19.47	69.6157
16	180.00	38.90	19.47	69.6157
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20	180.00	38.90	19.47	69.6157
21	180.00	38.90	19.47	69.6157
22	180.00	38.90	19.47	69.6157
23	180.00	38.90	19.47	69.6157
24	180.00	38.90	19.47	69.6157
25	180.00	38.90	19.47	69.6157
26	180.00	38.90	19.47	69.6157
27	180.00	38.90	19.47	69.6157
28	180.00	38.90	19.47	69.6157
29	180.00	38.90	19.47	69.6157
30	180.00	38.90	19.47	69.6157
31	180.00	38.90	19.47	69.6157
32	180.00	38.90	19.47	69.6157
33	180.00	38.90	19.47	69.6157
34	180.00	38.90	19.47	69.6157
35	180.00	38.90	19.47	69.6157
36	180.00	38.90	19.47	69.6157
37	180.00	38.90	19.47	69.6157
38	180.00	38.90	19.47	69.6157
39	180.00	38.90	19.47	69.6157
40	180.00	38.90	19.47	69.6157
41	180.00	38.90	19.47	69.6157
42	180.00	38.90	19.47	69.6157
43	180.00	38.90	19.47	69.6157
44	180.00	38.90	19.47	69.6157
45	180.00	38.90	19.47	69.6157
46	180.00	38.90	19.47	69.6157
47	180.00	38.90	19.47	69.6157
48	180.00	38.90	19.47	69.6157
49	180.00	38.90	19.47	69.6157
50	180.00	38.90	19.47	69.6157
51	180.00	38.90	19.47	69.6157
52	180.00	38.90	19.47	69.6157
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67	180.00	38.90	19.47	69.6157
68	180.00	38.90	19.47	69.6157
69	180.00	38.90	19.47	69.6157
70	180.00	38.90	19.47	69.6157
71	180.00	38.90	19.47	69.6157
72	180.00	38.90	19.47	69.6157
73	180.00	38.90	19.47	69.6157
74	180.00	38.90	19.47	69.6157
75	180.00	38.90	19.47	69.6157
76	180.00	38.90	19.47	69.6157
77	180.00	38.90	19.47	69.6157
78	180.00	38.90	19.47	69.6157
79	180.00	38.90	19.47	69.6157
80	180.00	38.90	19.47	69.6157

- NOTES:
1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
 2. ALL LOT LINES ARE RADIAL TO CURVED STREETS ALONG FRONT LOT LINES UNLESS SHOWN AS NONRADIAL (N.R.).
 3. PERMANENT 15-FOOT SIGHT DISTANCE EASEMENT LOCATED IN LOTS 152 & 153 GRANTED TO DOUGLAS COUNTY S.D. NO. 367. NO IMPROVEMENTS OR VEGETATION EXCEEDING A HEIGHT OF 18 INCHES MAY BE PLACED WITHIN SAID EASEMENT.
 4. NO DIRECT VEHICULAR ACCESS WILL BE ALLOWED TO U.S. HIGHWAY NO. 275 FROM OUTLOT "A", LOTS 263, 265 AND 271, TO RIDGE DRIVE FROM OUTLOT "A" AND LOT 265, TO PACIFIC STREET FROM LOTS 265 AND 267, TO IRON STREET FROM LOTS 260, 261, 262, 263, 272 AND OUTLOT "A", TO LAKE RIDGE DRIVE FROM LOTS 143, 144, 145, 146, 148, 149, 150, 151, 149, 210, 211, 212, 209, 211 AND 212. NO DIRECT DRIVE FROM LOTS 1, 8, 9, 10, 20, 21, 27, 28, 29, 30, 106, 120, 121, 125, 126, 183 AND 507 266.

CASH 1700.00 BK 1940 R _____ FV _____
 TYPE Real PG 539 C/O _____ SCAN _____ MC _____
 FEE 238.00 OF one COMP _____ FE _____

RECEIVED
 DEC 30 / 95 PM '92
 GEORGE J. GUNLBERG
 REGISTER OF DEEDS
 DOUGLAS COUNTY, NE



ELLIOTT & ASSOCIATES
 SURVEYORS
 505 SOUTH LEADS STREET • OMAHA, NE 68101 • (402) 392-5100

THE RIDGES
 OMAHA, NEBRASKA

FINAL PLAT

DATE: 10/02/95	DRAWN: R.A.S.	CHECKED: J.T.H.	SCALE: 1"=100'
BOOK: 1940	PAGE: 539	SHEET: 4 OF 5	

THE RIDGES



ELLIOTT & ASSOCIATES
5316 SOUTH 150TH STREET • OMAHA, NE 68137 • (402)886-4700

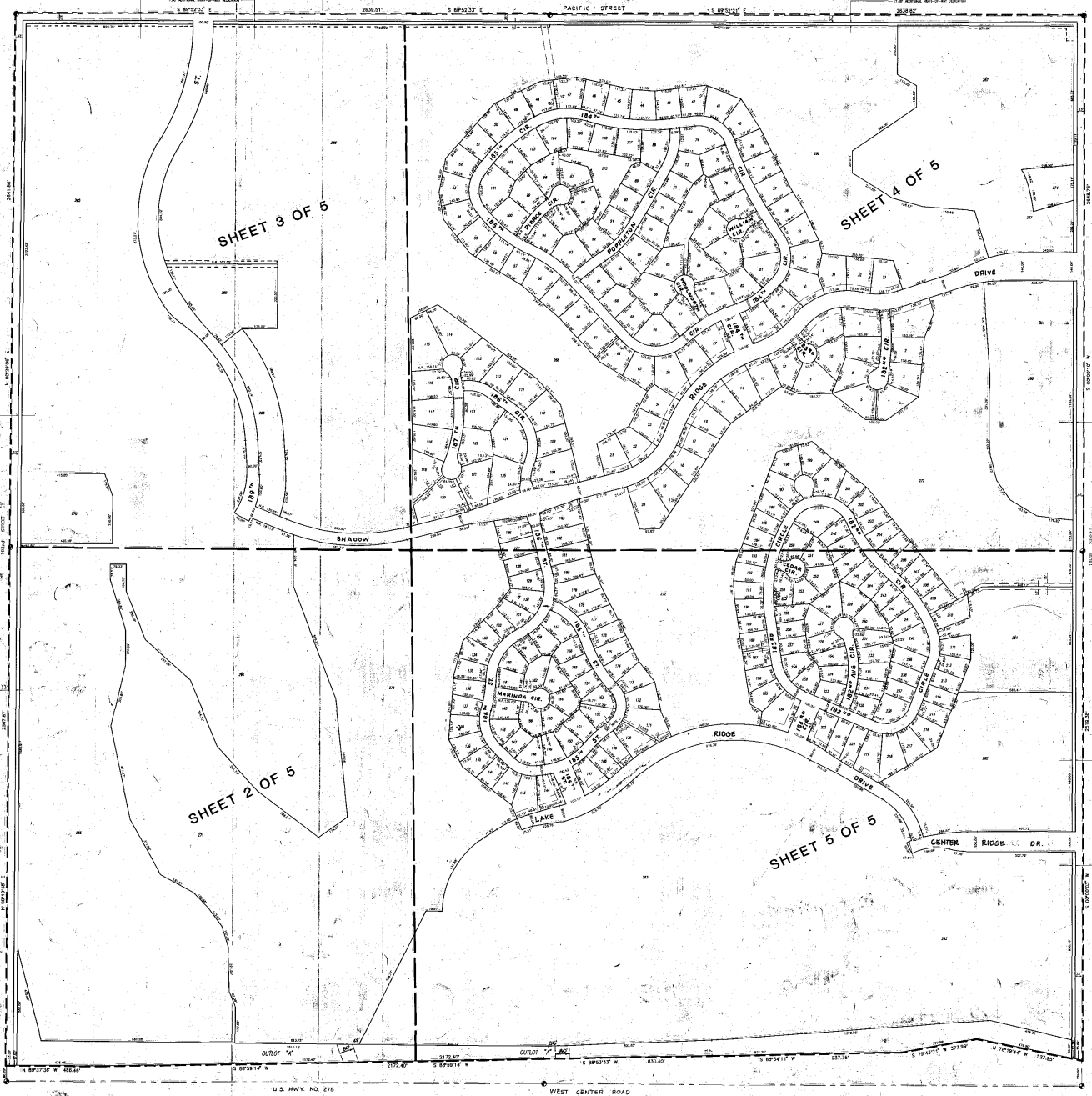
THE RIDGES
OMAHA, NEBRASKA

COVER SHEET

DATE: 07/24/2009
BY: J.S.
CHECKED BY: J.T.H.
SCALE: 1" = 40'

CASH: 12/8/1946 R 15151408
TYPE: Final Plat C/O ScanDynamics
FEE: 350.00 OR Disc COMP 15 20915
DATE: 07/20/2009

Dec 31
1954
1955
1956



NOTE:
SEE SHEETS 2, 3, 4, AND 5 FOR ACTUAL FINAL PLAT DATA.

U.S. HWY. NO. 275
WEST CENTER ROAD

SEE SHEET 3 OF 5

THE RIDGES

LOTS 1 THRU 274 INCLUSIVE, & OUTLOT "A"
SECTION 29 EXCEPT FOR US HIGHWAY NO. 275, RIGHT-OF-WAY, ALL IN
TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA

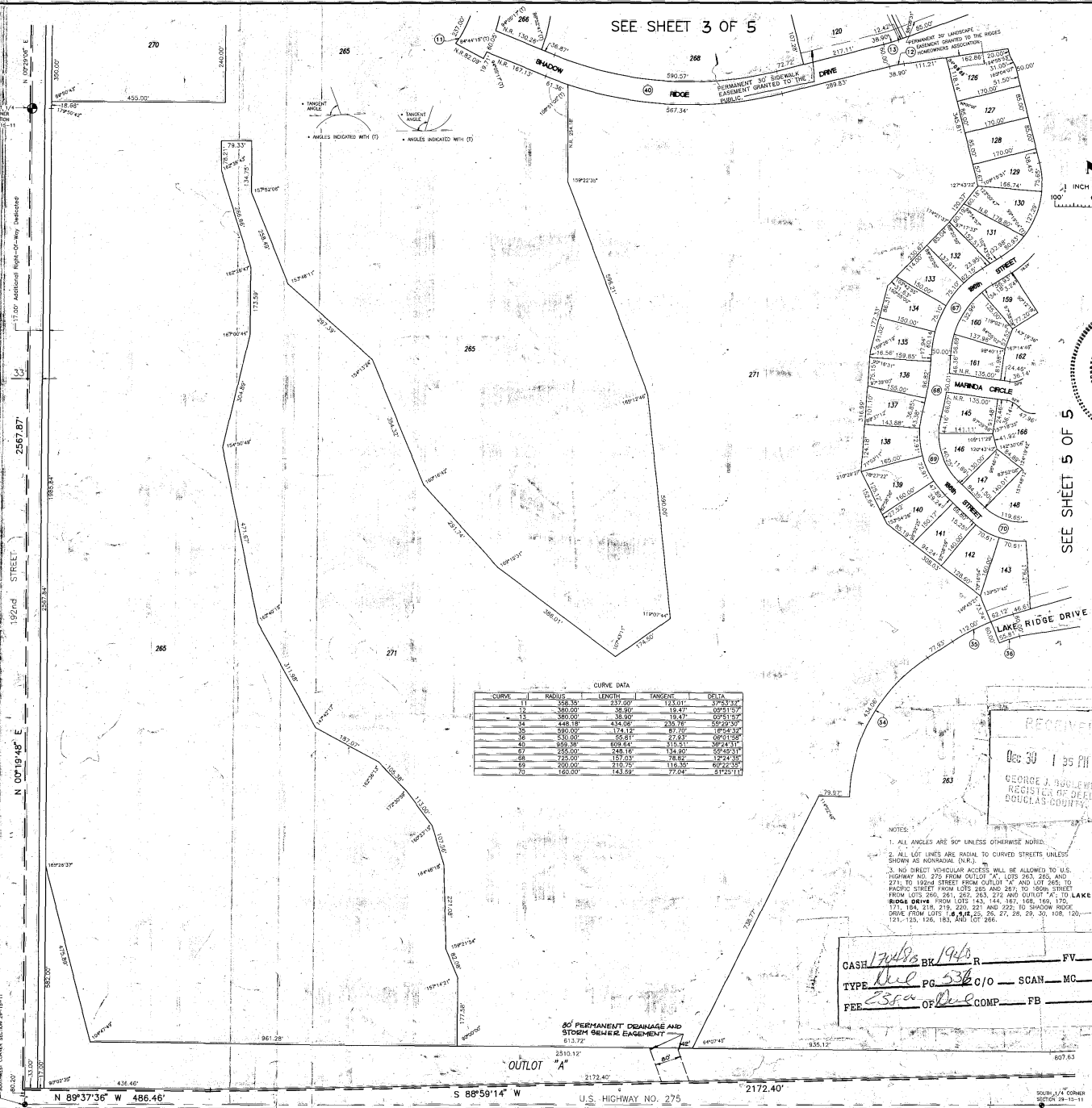
SURVEYOR'S CERTIFICATE

I hereby certify that I have made a ground survey of the subdivision described herein and that temporary monuments have been placed on the boundary of the within plat, and that a bond has been furnished to the City of Omaha to ensure placing of permanent monuments and stakes at all corners of all lots, streets, angle points and side lines, and that all corners, angle points and side lines and outlet "A" being a platting of all of section 29 in Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, being more particularly described as follows:

Beginning at the East 1/4 corner of said Section 29, thence S00°00'00" (assumed bearing) along the East line of said Section 29 a distance of 2012.58 feet to a point on the extended North right-of-way line of said US Highway No. 275; thence along said North right-of-way line of said US Highway No. 275 and the extension thereof, on the following described courses; thence N78°19'44"W, a distance of 207.00 feet; thence S87°17'17"W, a distance of 217.76 feet; thence S89°54'11"W, a distance of 937.76 feet; thence S82°52'23"W, a distance of 1820.40 feet; thence S00°00'00" a distance of 2172.40 feet; thence S89°37'38"W, a distance of 486.46 feet to a point on the West 1/4 corner of said Section 29; thence S00°19'48"W along said West line of Section 29, a distance of 244.15 feet to the North-west corner of said Section 29; thence S00°29'06"W along said West line of Section 29, a distance of 244.15 feet to the North-west corner of said Section 29; thence S89°52'33"W along the North line of said Section 29, a distance of 2659.21 feet to the North-west corner of said Section 29; thence S89°52'33"W along said North line of Section 29 a distance of 2659.21 feet to the North-west corner of said Section 29; thence S00°00'10"W along the East line of said Section 29, a distance of 1928.00 feet to the point of beginning.



SEE SHEET 5 OF 5



In Witness Whereof, we do set our hands this 8 day of Jan 1992
 TITLE TO RECREATIONAL LOTS 264 AND 273 IS GRANTED TO THE RIDGES HOMEOWNERS ASSOCIATION.
 RIDGES LTD. PARTNERSHIP FIRST BANK

George J. Nowlewicz Notary Public
 STATE OF NEBRASKA
 COUNTY OF DOUGLAS

ACKNOWLEDGMENT OF NOTARY
 STATE OF NEBRASKA
 COUNTY OF DOUGLAS

On this 8 day of Jan 1992, before me, the undersigned, a Notary Public in and for said County, personally appeared Timothy J. Nowlewicz, president of General Partnership, 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 as such officer and the voluntary act and deed of said partnership.

Witness my hand and Notarial Seal the day and year last above written.
Homer O. Hunt
 Notary Public

My Commission expires 12/31/95
 A GENERAL NOTARY State of Nebraska
 My Comm. Exp. Jan 28, 1995

ACKNOWLEDGMENT OF NOTARY
 STATE OF NEBRASKA
 COUNTY OF DOUGLAS

On this 8 day of Jan 1992, before me, the undersigned, a Notary Public in and for said County, personally appeared Timothy J. Nowlewicz, president of General Partnership, 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 as such officer and the voluntary act and deed of said bank.

Witness my hand and Notarial Seal the day and year last above written.
Kathryn A. Stevens
 Notary Public

My Commission expires 12/31/95
 A GENERAL NOTARY State of Nebraska
 My Comm. Exp. Jan 18, 1992

CASH 1748.00 BK 1940 R FV
 TYPE Deed PG 536 C/O SCAN MC
 FEE 53.00 OF Deed COMP FB

DEC 30 1 35 PM '92
 GEORGE J. NOWLEWICZ
 REGISTER OF DEEDS
 DOUGLAS COUNTY, NE

60 PERMANENT DEANAGE AND
 STORM SEWER EASEMENT
 61.72'

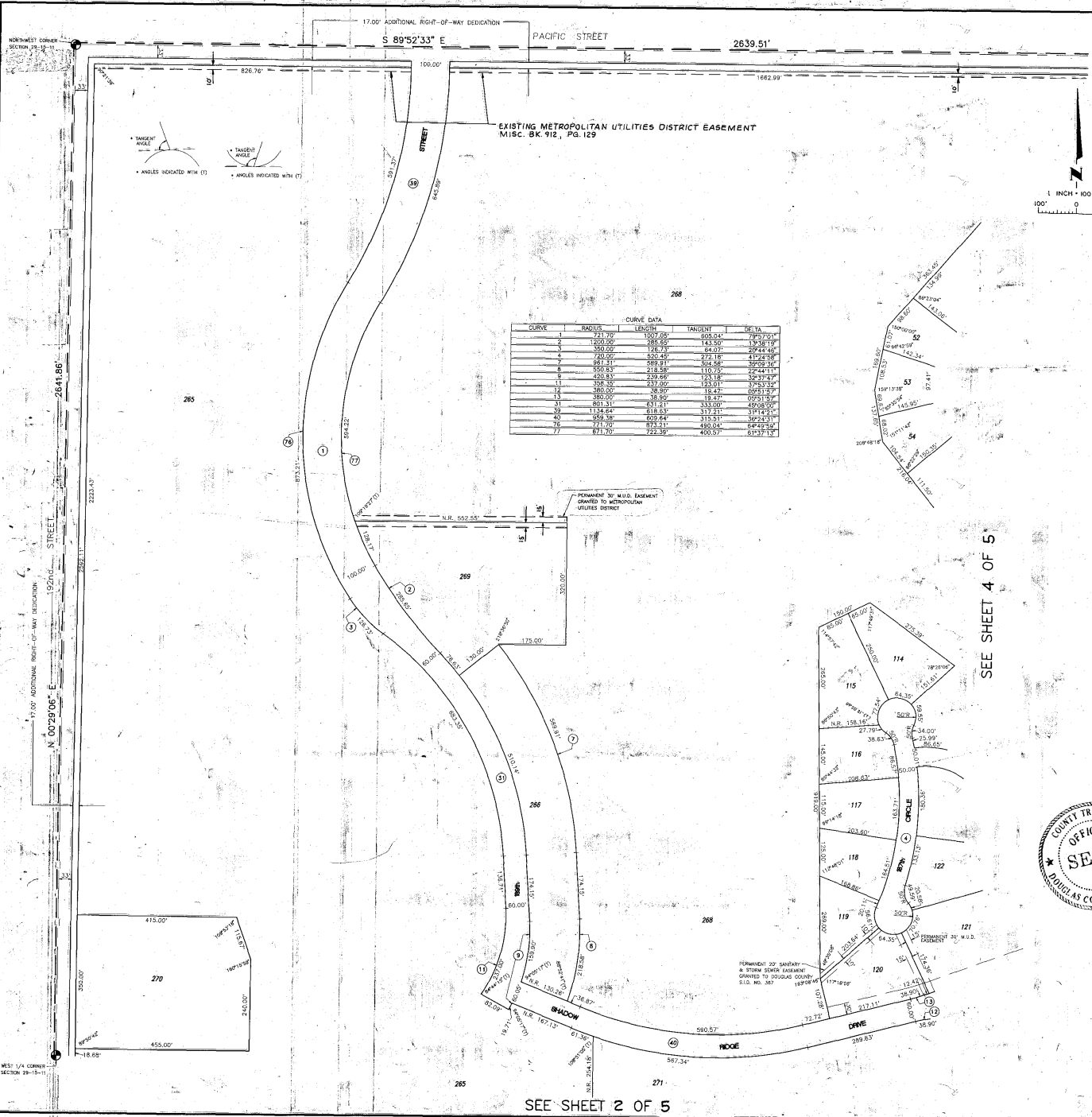
OUTLOT "A"

ELLIOTT & ASSOCIATES
 5316 SOUTH 123RD STREET • OMAHA, NE 68137 • (402)585-4700

THE RIDGES
 OMAHA, NEBRASKA

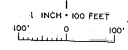
FINAL PLAT

1/10/92
 1:00 PM
 274
 275
 276



THE RIDGES

- NOTES:
1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
 2. ALL LOT LINES ARE PARALLEL TO CURVED STREETS ALONG FRONT LOT LINES UNLESS SHOWN AS NONPARALLEL (N.R.).
 3. NO DIRECT VEHICULAR ACCESS WILL BE ALLOWED TO U.S. HIGHWAY 40 FROM OUTLOT "A" AND LOT 265 AND 266 TO PACIFIC STREET FROM LOTS 266 AND 267 TO 160N STREET FROM LOTS 266, 267, 268, 269, 270, AND OUTLOT "A" TO SHADOW RIDGE DRIVE FROM LOTS 143, 144, 145, 168, 169, 170, 171, 184, 219, 219, 220, 221, AND 222; TO SHADOW RIDGE DRIVE FROM LOTS 148, 149, 206, 207, 226, 229, 300, 108, 120, 121, 125, 126, 183 AND LOT 266.



CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	DELTA
1	271.70	1007.05	699.024	75.7134
2	1200.00	282.55	142.50	13.5619
3	300.00	176.71	86.07	27.4448
4	220.00	152.45	77.19	27.4448
5	281.31	109.91	56.96	30.0930
6	250.83	118.56	110.25	29.4411
7	230.83	239.89	123.18	32.3747
8	380.00	237.00	123.01	29.5334
9	380.00	38.90	19.47	0.95167
10	380.00	38.90	19.47	0.95167
11	801.31	631.21	333.00	49.0809
12	1134.64	118.63	312.21	37.1213
13	859.38	609.84	315.51	36.7431
14	771.00	373.51	480.04	34.6954
15	671.70	722.39	450.57	61.3713

APPROVAL OF CITY ENGINEER OF OMAHA

I hereby approve this plat of THE RIDGES (lots 1 thru 274, inclusive, and Outlot "A") as shown on this day of June, 1912.

Ray W. Hermann
CITY ENGINEER

I hereby certify that adequate provisions have been made for compliance with Chapter 53 of the Omaha Municipal Code.

Ray W. Hermann 12-29-92
CITY ENGINEER

APPROVAL OF OMAHA CITY PLANNING BOARD

This plat of THE RIDGES (lots 1 thru 274, inclusive, and Outlot "A") approved by the City Planning Board on this day of Jan, 1912.

Robert M. Meneuso
CHAIRMAN OF CITY PLANNING BOARD

REVIEW OF DOUGLAS COUNTY ENGINEER

This plat of THE RIDGES (lots 1 thru 274, inclusive, and Outlot "A") was reviewed by the City Engineer of Douglas County on this day of Jan, 1912.

Charles J. Burke
DOUGLAS COUNTY ENGINEER

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.

James B. Crawford 11/30/12
COUNTY TREASURER

OMAHA CITY COUNCIL ACCEPTANCE

This plat of THE RIDGES (lots 1 thru 274, inclusive, and Outlot "A") was approved by the City Council of Omaha on this day of Jan, 1912.

Arthur Bond
ATTORNEY AT LAW

James B. Crawford
CHAIRMAN OF COUNCIL



ELLIOTT & ASSOCIATES
 5316 SOUTH 132ND STREET • OMAHA, NE 68137 • (402) 935-4700
THE RIDGES
 OMAHA, NEBRASKA
FINAL PLAT

SEE SHEET 2 OF 5

SEE SHEET 4 OF 5