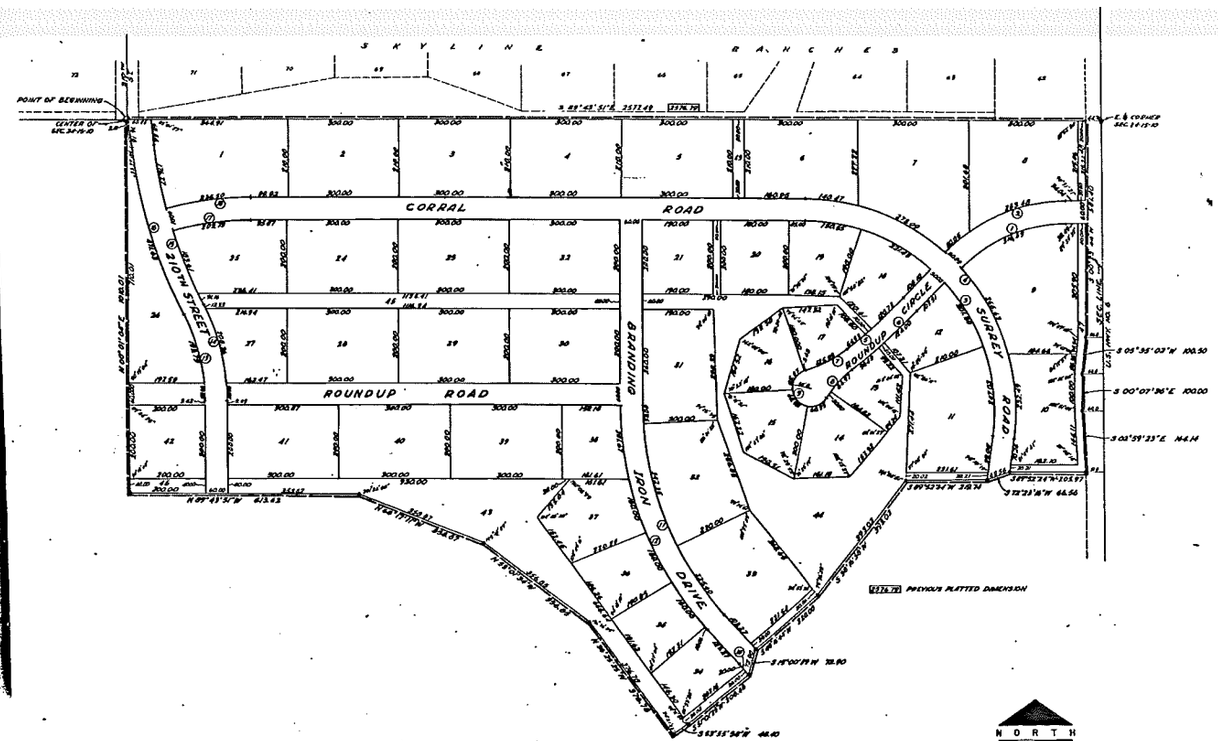
SKYLINE ESTATES

A SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 16 NORTH, RANGE 10 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.



NORTH
0 50 100 200
DWG. NO. 5264-02
DATE: JUNE 7, 1972

CURVE DATA

NO.	DELTA	T	R	D	L
1	46°05'55"	166.57	462.68	11.22426	356.38
2	46°06'56"	161.73	462.69	12.38219	363.51
3	89°46'34"	664.38	418.80	11.23643	878.32
4	89°46'34"	663.13	420.88	10.86189	875.71
5	88°22'46"	102.54	1047.26	5.30543	286.46
6	89°46'11"	117.38	1047.28	5.81798	234.48
7	24°18'29"	63.51	299.50	19.13064	126.33
8	89°46'55"	53.83	299.50	19.13064	104.77
9	272°13'22"	-126.25	80.00	114.59157	134.77
10	88°44'41"	80.60	836.60	6.85177	66.56
11	45°56'25"	382.49	842.95	6.79775	617.75
12	45°56'25"	340.51	962.83	5.94617	661.72
13	88°22'28"	124.43	531.26	10.79514	264.48
14	88°28'28"	136.49	861.86	6.64388	277.87
15	19°28'19"	227.76	1115.00	5.14788	463.46
16	36°38'15"	238.16	1275.84	4.49497	471.42
17	15°12'34"	136.56	753.36	7.60298	200.78
18	88°43'38"	113.89	813.76	7.04668	226.58

APPROVAL OF DOUGLAS COUNTY PLANNING COMMISSION

THIS PLAT OF SKYLINE ESTATES WAS APPROVED BY THE DOUGLAS COUNTY PLANNING COMMISSION THIS 6TH DAY OF SEPT A.D., 1972

CHAIRMAN, DOUGLAS COUNTY PLANNING COMMISSION

APPROVAL OF COUNTY SURVEYOR

I HEREBY APPROVE OF THIS PLAT OF SKYLINE ESTATES ON THIS 23RD DAY OF AUGUST A.D., 19 72

COUNTY SURVEYOR

APPROVAL OF DOUGLAS COUNTY BOARD OF COMMISSIONERS

THIS PLAT OF SKYLINE ESTATES, THE LOTS, EASEMENTS IN DEDICATION, WAS APPROVED BY THE DOUGLAS COUNTY BOARD OF COMMISSIONERS ON THE 24TH DAY OF OCTOBER A.D., 1972

CHAIRMAN, DOUGLAS COUNTY BOARD OF COMMISSIONERS

COUNTY TREASURER'S CERTIFICATE

DATE, 11 TO IDENTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND DEDICATED HEREON AND SHOWN ON THIS PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE.

DATE: AUG 24 '72

COUNTY TREASURER

BEEN PLACED AS SHOWN ON THE WITHIN PLAT AND THAT A BOND HAS BEEN FURNISHED TO DOUGLAS COUNTY IN ORDER TO INSURE THE PLACING OF PERMANENT MONUMENTS AND STAKES. SAID SUBDIVISION IS KNOWN AS SKYLINE ESTATES AND IS LOCATED IN THE SOUTHEAST QUARTER OF SECTION 34, ALL IN TOWNSHIP 16 NORTH, RANGE 10 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER OF SAID SECTION 34; THENCE SOUTH 89°43'51" EAST (ASSUMED BEARING) ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 34-16-10, A DISTANCE OF 2572.49 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF U. S. HIGHWAY NO. 6; THENCE SOUTH 00°23'44" WEST ALONG THE WEST RIGHT OF WAY LINE OF U.S. HIGHWAY NO. 6 A DISTANCE OF 661.45 FEET; THENCE SOUTH 05°35'03" WEST ALONG SAID RIGHT OF WAY A DISTANCE OF 100.50 FEET; THENCE SOUTH 00°07'36" EAST ALONG SAID RIGHT OF WAY A DISTANCE OF 100.00 FEET; THENCE SOUTH 03°59'23" EAST ALONG SAID RIGHT OF WAY A DISTANCE OF 104.54 FEET; THENCE SOUTH 89°52'24" WEST A DISTANCE OF 205.97 FEET; THENCE SOUTH 73°23'36" WEST A DISTANCE OF 66.56 FEET; THENCE SOUTH 89°58'24" WEST A DISTANCE OF 818.34 FEET; THENCE SOUTH 39°38'36" WEST A DISTANCE OF 203.00 FEET; THENCE SOUTH 89°46'34" WEST A DISTANCE OF 800.00 FEET; THENCE SOUTH 35°00'00" WEST A DISTANCE OF 72.80 FEET; THENCE SOUTH 89°00'00" WEST A DISTANCE OF 72.80 FEET; THENCE SOUTH 85°55'56" WEST A DISTANCE OF 46.40 FEET; THENCE NORTH 36°25'25" WEST A DISTANCE OF 270.78 FEET; THENCE NORTH 53°01'36" WEST A DISTANCE OF 306.85 FEET; THENCE NORTH 64°17'11" WEST A DISTANCE OF 306.42 FEET; THENCE NORTH 89°43'51" WEST A DISTANCE OF 818.42 FEET; THENCE NORTH 00°01'44" EAST ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34, A DISTANCE OF 1018.65 FEET TO THE POINT OF BEGINNING.

DATE: August 23 1972

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS, THAT WESTWOOD DEVELOPMENT COMPANY, A NEBRASKA CORPORATION (OWNER) AND THE UNITED STATES NATIONAL BANK OF OMAHA (MORTGAGEE) BEING THE SOLE OWNERS AND PROPRIETORS OF THE LAND HEREINAFTER BY THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS. SAID SUBDIVISION TO BE KNOWN AS SKYLINE ESTATES. THE LOTS AND STREETS NUMBERED AND NAMED AS SHOWN AND WE HEREBY ASSENT 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 UNDERLINED EASEMENTS AND STREETS AS SHOWN HEREON; WE DO FURTHER GRANT A PERPETUAL LICENSE AND EASEMENT IN FEE OF AND GRANTED TO OMAHA PUBLIC POWER DISTRICT AND NORTHWESTERN BELL TELEPHONE COMPANY, THEIR SUCCESSORS AND ASSIGNS, TO ERECT AND OPERATE, MAINTAIN, REPAIR, REPLACE AND REMOVE BURIED OR UNDERGROUND CABLES, CONDUITS, POLES WITH THE NECESSARY SUPPORTS, BRACINGS WIRES, CROSSARMS, GUYS AND ANCHORS AND OTHER INSTRUMENTALITIES AND TO EXTEND THEREON WIRES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT AND POWER AND FOR ALL TELEPHONE AND TELEGRAPH AND MESSAGE SERVICE, OVER, UNDER, THROUGH AND UPON A FIVE (5) FOOT STRIP OF LAND ADJOINING THE REAR AND SIDE BOUNDARY LINES OF SAID LOTS IN SAID SUBDIVISION; SAID LICENSE BEING GRANTED FOR THE USE AND BENEFIT OF ALL PRESENT AND FUTURE OWNERS OF LOTS IN SAID SUBDIVISION; PROVIDED, HOWEVER, THAT SAID SIDE LOT LINE EASEMENT IS GRANTED UPON THE SPECIFIC CONDITION THAT IF BOTH OF SAID UTILITY COMPANIES FAIL TO CONSTRUCT CABLES, CONDUITS OR POLES ALONG ANY OF SAID SIDE LOT LINES WITHIN SIX MONTHS OF DATE HEREOF OR IF ANY POLES OR WIRES ARE CONSTRUCTED BUT ARE THEREAFTER REMOVED WITHOUT REPLACEMENT WITHIN SIX DAYS AFTER THEIR REMOVAL, THEN THIS SIDE LOT EASEMENT SHALL AUTOMATICALLY TERMINATE AND BECOME VOID AS TO SUCH UNUSED OR ABANDONED EASEMENTS.

IN WITNESS WHEREOF WE DO HEREUNTO SET OUR HANDS THIS 23rd DAY OF August A.D., 1972.

UNITED STATES NATIONAL BANK OF OMAHA — WESTWOOD DEVELOPMENT CO.

ATTEST: P.R. Mackenrodt — ATTEST: Paul Dreher

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA } S.S.
COUNTY OF Douglas }

ON THIS 23rd DAY OF August A.D., 1972, BEFORE ME A NOTARY PUBLIC DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME L. E. THORNTON, PRESIDENT OF WESTWOOD DEVELOPMENT CO., A NEBRASKA CORPORATION, WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHO EXECUTED THE FOREGOING DEDICATION AND HE ACKNOWLEDGED THAT HE EXECUTED SAID DEDICATION AS HIS VOLUNTARY ACT AND DEED AS SUCH OFFICER AND THE SEAL OF SAID CORPORATION WAS DULY AFFIXED BY ITS AUTHORITY.

WITNESS MY HAND AND NOTARIAL SEAL AT Omaha, NEBRASKA IN SAID COUNTY THE DATE LAST AFORESAID.

Sarah Hunter
NOTARY PUBLIC

MY COMMISSION EXPIRES ON THE ____ DAY OF _____ 19__

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA } S.S.
COUNTY OF Douglas }

ON THIS 23rd DAY OF August A.D., 1972, BEFORE ME A NOTARY PUBLIC DULY COMMISSIONED AND QUALIFIED IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME H. E. Nelson, Vice President OF THE UNITED STATES NATIONAL BANK OF OMAHA, WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHO EXECUTED THE FOREGOING DEDICATION AND HE ACKNOWLEDGED THAT HE EXECUTED SAID DEDICATION AS HIS VOLUNTARY ACT AND DEED AS SUCH OFFICER AND THE SEAL OF SAID CORPORATION WAS THEREIN AFFIXED BY ITS AUTHORITY.

WITNESS MY HAND AND NOTARIAL SEAL AT Omaha, NEBRASKA IN SAID COUNTY THE DATE LAST AFORESAID.

Sarah Hunter
NOTARY PUBLIC

MY COMMISSION EXPIRES ON THE ____ DAY OF _____ 19__

GOLLEHON, SCHEMMER & ASSOCIATES, INC.
ARCHITECTS — ENGINEERS — PLANNERS
OMAHA, NEBRASKA DAVENPORT, IOWA

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