

SKYLINE WOODS 2ND ADDITION REPLAT

LOTS 1 THRU 41, INCLUSIVE

BEING A REPLAT OF LOTS 1 THRU 45, SKYLINE WOODS 2ND ADDITION, AND PART OF THE SE 1/4, ALL ARE LOCATED IN SECTION 26, T15N, R10E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.

DEDICATION
Know all men by these presents: That we, Skyline Golf Club, Ltd., Sob A. Circo and Dennis P. Circo, general partners, and the First National Bank of Omaha, being the sole owners and proprietors of the land described in the Surveyor's Certificate and embraced within this plat, have caused said land to be subdivided into lots, streets and easements, to be numbered and named as shown, and subdivision to be hereafter known as SKYLINE WOODS 2ND ADDITION REPLAT, and we do hereby ratify and approve of the disposition of our property as shown on this plat and we hereby dedicate to the public for public use, the streets and easements shown on this plat. The sewer easements as shown hereon are hereby granted in perpetuity to Sanitary and Improvement District No. 303 of Douglas County. We do further grant a perpetual easement to the Omaha Public Power District, Northwestern Bell Telephone Company, 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 cables, conduits, and other related facilities, and to extend thereon wires or cables for the carrying and transmission of electric current and 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 reception on, over, through, under and across a five foot (5') wide strip of land abutting the front and side boundary lot lines; an eight foot (8') wide strip of land abutting the rear boundary line of all interior lot lines; and a sixteen foot (16') wide strip of land abutting the rear boundary line of all exterior lots. The term exterior lots is herein defined as those lots forming the outer perimeter of the above described addition. Said sixteen foot (16') wide easement will be reduced to an eight foot (8') wide easement when adjacent land is surveyed, platted and recorded. No permanent buildings or retaining walls shall be placed in the said easement ways, but the same may be used for gardens, shrubs, land-scaping and other purposes that do not then or later interfere with the aforesaid uses or rights herein granted.

ACKNOWLEDGMENT OF NOTARY
STATE OF NEBRASKA
COUNTY OF DOUGLAS

On this 7th day of APRIL, 1977, before me, a Notary Public duly commissioned and qualified in and for said County, personally came Sob A. Circo and Dennis P. Circo, personally known to me to be the identical persons whose names are affixed to the Dedication of this plat, and they did acknowledge the execution thereof to be their voluntary act and deed.

Witness my hand and seal the date last aforesaid.
My commission expires SEPT. 16, 1979

ACKNOWLEDGMENT OF NOTARY
STATE OF NEBRASKA
COUNTY OF DOUGLAS

On this 7th day of APRIL, 1977, before me, a Notary Public duly commissioned and qualified in and for said County, personally came CHARLES H. FRIES JR. for the First National Bank of Omaha and personally known by me to be the identical persons whose names are affixed to the Dedication of this plat, and they did acknowledge the execution thereof to be their voluntary act and deed.

Witness my hand and Notary seal the date last aforesaid.
My commission expires SEPT. 16, 1979

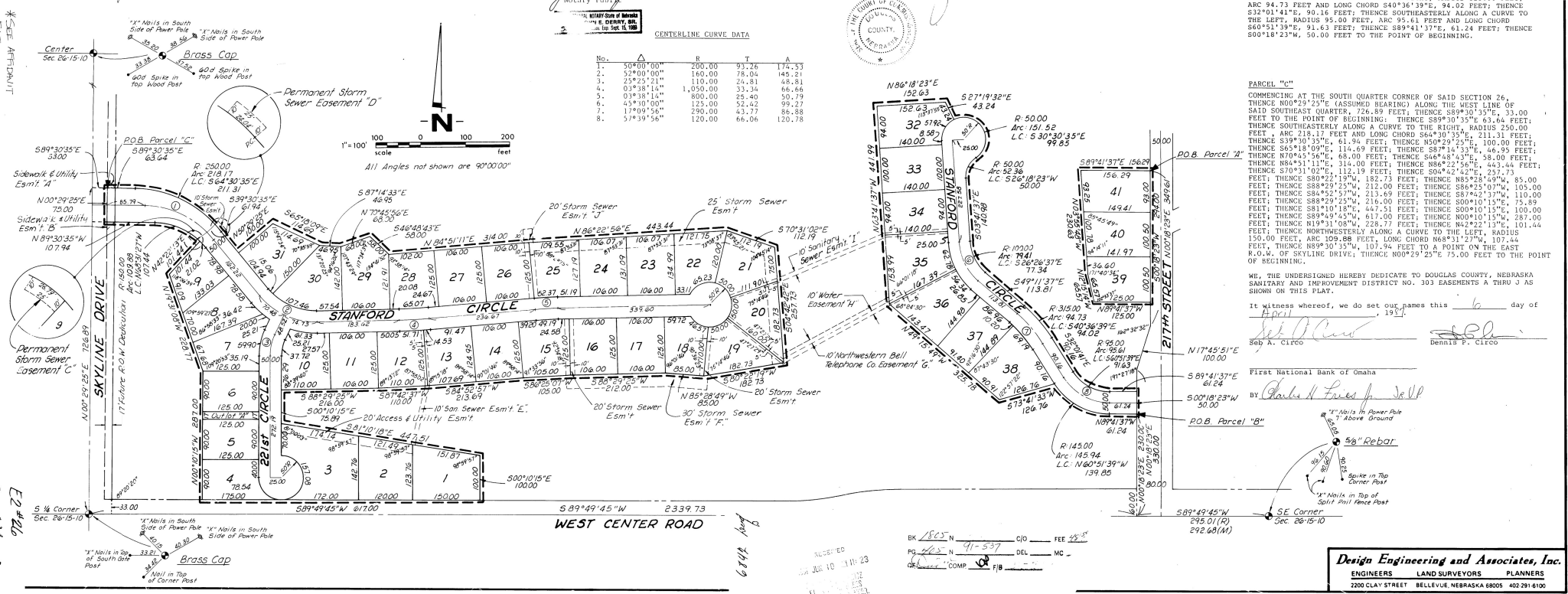
In witness whereof, we do set our names this 6 day of April, 1977

Sob A. Circo
Sob A. Circo

Dennis P. Circo
Dennis P. Circo

First National Bank of Omaha
BY: Charles H. Fries Jr. SLP

*SEE AFFIDAVIT FILE



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED THE BOUNDARY OF THE PLAT AS SHOWN HEREIN, AND THAT A BOND WILL BE FURNISHED TO DOUGLAS COUNTY TO INSURE THE PLACING OF PERMANENT MONUMENTS AT EACH LOT AND ALONG CORNER, AND AT EACH POINT OF TANGENCY AND CURVATURE IN SKYLINE WOODS 2ND ADDITION REPLAT, BEING A REPLAT OF LOTS 1 THRU 41, SKYLINE WOODS 2ND ADDITION AND PART OF THE SOUTHWEST QUARTER OF SECTION 26, T15N, R10E, DOUGLAS COUNTY, NEBRASKA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL "A"

BEGINNING AT THE NORTHEAST CORNER OF LOT 45, SKYLINE WOODS 2ND ADDITION; THENCE S00°18'23"W ALONG THE R.O.W. OF 217TH STREET 294.00 FEET; THENCE N89°41'37"W, 125.00 FEET; THENCE N12°15'16"W, 65.57 FEET; THENCE N05°58'48"W, 230.63 FEET; THENCE S89°41'37"E, 156.29 FEET TO THE POINT OF BEGINNING.

PARCEL "B"

CONNECTING AT THE SOUTHEAST CORNER OF SAID SECTION 26, THENCE S89°49'45"W ALONG THE SOUTH LINE OF SAID SECTION 26, 292.65 FEET; THENCE N00°18'23"E 230.00 FEET TO THE POINT OF BEGINNING; THENCE N89°41'37"W 61.24 FEET; THENCE NORTHWESTERLY ALONG A CURVE TO THE RIGHT, RADIUS 145.00 FEET, ARC 145.44 FEET AND LONG CHORD N60°51'39"W, 139.85 FEET; THENCE S73°41'33"W, 126.76 FEET; THENCE N49°51'49"W, 325.78 FEET; THENCE N03°41'37"W, 441.39 FEET; THENCE N86°18'23"E, 152.43 FEET; THENCE S27°19'32"E, 43.24 FEET; THENCE SOUTHEASTERLY ALONG A CURVE TO THE RIGHT, RADIUS 50.00 FEET, ARC 133.52 FEET AND LONG CHORD S30°18'23"W, 125.00 FEET; THENCE SOUTHEASTERLY ALONG A CURVE TO THE LEFT, RADIUS 50.00 FEET, ARC 52.36 FEET AND LONG CHORD S26°18'23"W, 50.00 FEET; THENCE S03°41'37"E, 140.98 FEET; THENCE SOUTHEASTERLY ALONG A CURVE TO THE LEFT, RADIUS 100.00 FEET, ARC 79.41 FEET AND LONG CHORD S26°26'37"E, 77.34 FEET; THENCE S49°11'37"E, 113.81 FEET; THENCE SOUTHEASTERLY ALONG A CURVE TO THE RIGHT, RADIUS 315.00 FEET, ARC 94.73 FEET AND LONG CHORD S40°36'39"E, 94.02 FEET; THENCE S32°01'41"E, 90.16 FEET; THENCE SOUTHEASTERLY ALONG A CURVE TO THE LEFT, RADIUS 95.00 FEET, ARC 95.61 FEET AND LONG CHORD S60°51'39"E, 91.63 FEET; THENCE S89°41'37"E, 61.24 FEET; THENCE S00°18'23"W, 50.00 FEET TO THE POINT OF BEGINNING.

PARCEL "C"

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 26, THENCE N00°29'25"E (ASSUMED BEARING) ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER, 726.89 FEET; THENCE S89°30'35"E, 33.00 FEET TO THE POINT OF BEGINNING; THENCE S89°30'35"E 63.64 FEET; THENCE SOUTHEASTERLY ALONG A CURVE TO THE RIGHT, RADIUS 250.00 FEET, ARC 218.17 FEET AND LONG CHORD S64°10'35"E, 211.31 FEET; THENCE S39°30'35"E, 61.94 FEET; THENCE N50°29'25"E, 100.00 FEET; THENCE N04°51'39"E, 114.69 FEET; THENCE S89°41'37"E, 46.95 FEET; THENCE N04°51'39"E, 68.00 FEET; THENCE S46°48'53"E, 58.00 FEET; THENCE N84°51'11"E, 314.00 FEET; THENCE N86°22'56"E, 443.44 FEET; THENCE S70°51'02"E, 112.19 FEET; THENCE S04°28'49"W, 85.00 FEET; THENCE S80°22'19"W, 182.73 FEET; THENCE N85°28'49"W, 85.00 FEET; THENCE S88°29'25"W, 212.00 FEET; THENCE S86°22'19"W, 105.00 FEET; THENCE S84°52'57"W, 213.69 FEET; THENCE S87°42'37"W, 110.00 FEET; THENCE S88°29'25"W, 216.00 FEET; THENCE S00°10'15"E, 75.89 FEET; THENCE N89°49'45"W, 228.77 FEET; THENCE N42°22'13"E, 101.44 FEET; THENCE NORTHWESTERLY ALONG A CURVE TO THE LEFT, RADIUS 150.00 FEET, ARC 109.88 FEET, LONG CHORD N68°31'27"W, 107.44 FEET; THENCE N89°30'35"W, 107.94 FEET TO A POINT ON THE EAST R.O.W. OF SKYLINE DRIVE; THENCE N00°29'25"E 75.00 FEET TO THE POINT OF BEGINNING.

WE, THE UNDERSIGNED HEREBY DEDICATE TO DOUGLAS COUNTY, NEBRASKA SANITARY AND IMPROVEMENT DISTRICT NO. 303 EASEMENTS A THRU J AS SHOWN ON THIS PLAT.

In witness whereof, we do set our names this 6 day of April, 1977

Sob A. Circo
Sob A. Circo

Dennis P. Circo
Dennis P. Circo

First National Bank of Omaha
BY: Charles H. Fries Jr. SLP



BK 1805 PG 405



DEED 1987 06842

THIS PAGE INCLUDED FOR
INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT

NAME OF ADDITION

SKYLINE WOODS 2nd ADDITION REPLAT

PLAT IN BACK OF BOOK

LEGAL DESCRIPTION

LOTS 1 THRU 41 INCLUSIVE

BEING A REPLAT OF LOTS 1 THRU 45, SKYLINE WOODS 2nd ADDITION,
AND PART OF THE SE $\frac{1}{4}$, ALL ARE LOCATED IN SECTION 26, TOWNSHIP 15 N,
RANGE 10 E OF THE 6th, DOUGLAS COUNTY, NEBRASKA

DEEDS _____ BOOK 91 PAGE 537

MORTGAGE _____ BOOK 91 PAGE 537

PLAT _____ BOOK 1805 PAGE 405

PLAT CABINET 3/94

FIELD BOOK # OC-35976

ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA
6842 10 DAY OF JUNE 19⁸⁷ AT 11:28 M. GEORGE J. BUGLEWICZ, REGISTER OF DEEDS \$48.50