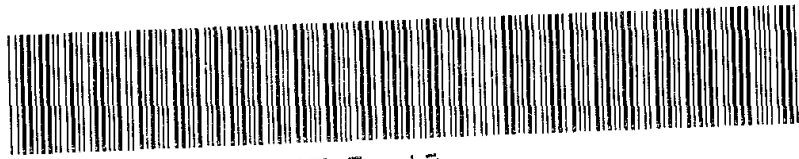




DEED 2007023529



MAR 02 2007 11:15 P 13

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
3/2/2007 11:15:23.44



2007023529

**THIS PAGE INCLUDED FOR INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT**

DEED

B

**13
93**

FEE 111.50 FB 01-60000 old

BKP 12-14-10 PD C/O COMP

DEL NS SCAN FV PN/u

SENE
SWNE
NESE
SESE
NENW
SENW
} 12-14-10

COVENTRY

LOTS 1 THRU 90 INCLUSIVE AND OUTLOTS 'A' AND 'B'
 Being a platting of part of the NE 1/4 of Section 12; part of the SE 1/4 of said Section 12; and part of the East 1/2 of the NW 1/4 of said Section 12, all located in Township 14 North, Range 10 East of the 6th P.M., Douglas County, Nebraska

- NOTES:**
1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
 2. DIRECT VEHICULAR ACCESS WILL NOT BE ALLOWED AS FOLLOWS: TO 'Q' STREET OR 20TH STREET FROM ANY LOTS ABUTTING SAID STREETS; FROM LOT 78 TO 20TH STREET; AND ALSO LOTS 83 AND 85 MUST SHARE ACCESS, AS SHOWN, TO GEORGE B. LAKE PARKWAY.
 3. ALL LOT LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS NON-RADIAL (N.R.).
 4. ALL DIMENSIONS AND ANGLES SHOWN WITH PARENTHESES ARE FOR THE LOCATION OF EASEMENTS.
 5. THE CHAMFERS FOR SIDEWALKS ON CORNER LOTS ARE SET AT FIVE FEET (5') RADII FROM THE INTERSECTION OF RIGHT-OF-WAY LINES. NO ANGLES SHOWN WHEN RIGHT-OF-WAY LINES HAVE 90° ANGLE.
 6. OUTLOTS 'A' AND 'B' SHALL BE OWNED AND MAINTAINED BY THE ASSOCIATION. THE SUBDIVIDER SHALL TRANSFER OWNERSHIP OF THESE OUTLOTS CONTEMPORANEOUSLY WITH THE FILING OF THE FINAL PLAT. OUTLOTS THAT ARE DESIGNATED AS DRAINAGE EASEMENTS, AS A CREEK OR NATURAL DRAINAGE CHANNEL, SHALL BE MAINTAINED INCLUDING MOWING, TREE REMOVAL AND OTHER VEGETATION CONTROL, BY THE ASSOCIATION. PUBLIC MAINTENANCE OF THESE OUTLOTS SHALL BE LIMITED TO CLOSING OFF SUCH AREAS AS NATURAL LOGS, BRANCHES AND DRAMGWAY. ANY CHANGE, MAY MEANDER OUT OF THE BOUNDARIES OF THE OUTLOT. THE PUBLIC HAS NO RESPONSIBILITY TO PREVENT SUCH MEANDERING.
 7. A PERMANENT STORM SEWER & DRAINAGEWAY EASEMENT, AS SHOWN, IS GRANTED TO DOUGLAS COUNTY S.I.D. NO. 624 AND THE CITY OF OMAHA OVER ALL OF OUTLOT 'A'.

MINORIAL CORNER POINTS

LOT #	BEARING	DISTANCE
54	N 122°14' E	1.172
55	N 122°14' E	1.172
56	N 122°14' E	1.172
57	N 122°14' E	1.172
58	N 122°14' E	1.172
59	N 122°14' E	1.172
60	N 122°14' E	1.172
61	N 122°14' E	1.172
62	N 122°14' E	1.172
63	N 122°14' E	1.172
64	N 122°14' E	1.172
65	N 122°14' E	1.172
66	N 122°14' E	1.172
67	N 122°14' E	1.172
68	N 122°14' E	1.172
69	N 122°14' E	1.172
70	N 122°14' E	1.172
71	N 122°14' E	1.172
72	N 122°14' E	1.172
73	N 122°14' E	1.172
74	N 122°14' E	1.172
75	N 122°14' E	1.172
76	N 122°14' E	1.172
77	N 122°14' E	1.172
78	N 122°14' E	1.172
79	N 122°14' E	1.172
80	N 122°14' E	1.172
81	N 122°14' E	1.172
82	N 122°14' E	1.172
83	N 122°14' E	1.172
84	N 122°14' E	1.172
85	N 122°14' E	1.172
86	N 122°14' E	1.172
87	N 122°14' E	1.172
88	N 122°14' E	1.172
89	N 122°14' E	1.172
90	N 122°14' E	1.172

CURVE	BEARING	LENGTH	RADIUS	DELTA
1	N 122°14' E	1.172	1.172	90°
2	N 122°14' E	1.172	1.172	90°
3	N 122°14' E	1.172	1.172	90°
4	N 122°14' E	1.172	1.172	90°
5	N 122°14' E	1.172	1.172	90°
6	N 122°14' E	1.172	1.172	90°
7	N 122°14' E	1.172	1.172	90°
8	N 122°14' E	1.172	1.172	90°
9	N 122°14' E	1.172	1.172	90°
10	N 122°14' E	1.172	1.172	90°
11	N 122°14' E	1.172	1.172	90°
12	N 122°14' E	1.172	1.172	90°
13	N 122°14' E	1.172	1.172	90°
14	N 122°14' E	1.172	1.172	90°
15	N 122°14' E	1.172	1.172	90°
16	N 122°14' E	1.172	1.172	90°
17	N 122°14' E	1.172	1.172	90°
18	N 122°14' E	1.172	1.172	90°
19	N 122°14' E	1.172	1.172	90°
20	N 122°14' E	1.172	1.172	90°
21	N 122°14' E	1.172	1.172	90°
22	N 122°14' E	1.172	1.172	90°
23	N 122°14' E	1.172	1.172	90°
24	N 122°14' E	1.172	1.172	90°

CURVE	RADIUS	LENGTH	DELTA
1	1.172	1.172	90°
2	1.172	1.172	90°
3	1.172	1.172	90°
4	1.172	1.172	90°
5	1.172	1.172	90°
6	1.172	1.172	90°
7	1.172	1.172	90°
8	1.172	1.172	90°
9	1.172	1.172	90°
10	1.172	1.172	90°
11	1.172	1.172	90°
12	1.172	1.172	90°
13	1.172	1.172	90°
14	1.172	1.172	90°
15	1.172	1.172	90°
16	1.172	1.172	90°
17	1.172	1.172	90°
18	1.172	1.172	90°
19	1.172	1.172	90°
20	1.172	1.172	90°
21	1.172	1.172	90°
22	1.172	1.172	90°
23	1.172	1.172	90°
24	1.172	1.172	90°

CURVE	RADIUS	LENGTH	DELTA
1	1.172	1.172	90°
2	1.172	1.172	90°
3	1.172	1.172	90°
4	1.172	1.172	90°
5	1.172	1.172	90°
6	1.172	1.172	90°
7	1.172	1.172	90°
8	1.172	1.172	90°
9	1.172	1.172	90°
10	1.172	1.172	90°
11	1.172	1.172	90°
12	1.172	1.172	90°
13	1.172	1.172	90°
14	1.172	1.172	90°
15	1.172	1.172	90°
16	1.172	1.172	90°
17	1.172	1.172	90°
18	1.172	1.172	90°
19	1.172	1.172	90°
20	1.172	1.172	90°
21	1.172	1.172	90°
22	1.172	1.172	90°
23	1.172	1.172	90°
24	1.172	1.172	90°

