

WEDGEWOOD PHASE IV

LOTS 1 thru 5, INCLUSIVE

BEING A PLATTING OF PART OF THE SW $\frac{1}{4}$ OF SECTION 20, T15N, R12E OF THE
6th P.M., DOUGLAS COUNTY, NEBRASKA, IN ACCORDING WITH THE CLUSTER
REGULATIONS OF CHAPTERS 53 AND 55 OF THE OMAHA MUNICIPAL CODE.

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MORTGAGE	BOOK 88	PAGE 447
PLAT	BOOK 1715	PAGE 545
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ROLODEX		

PLAT IN BACK OF BOOK

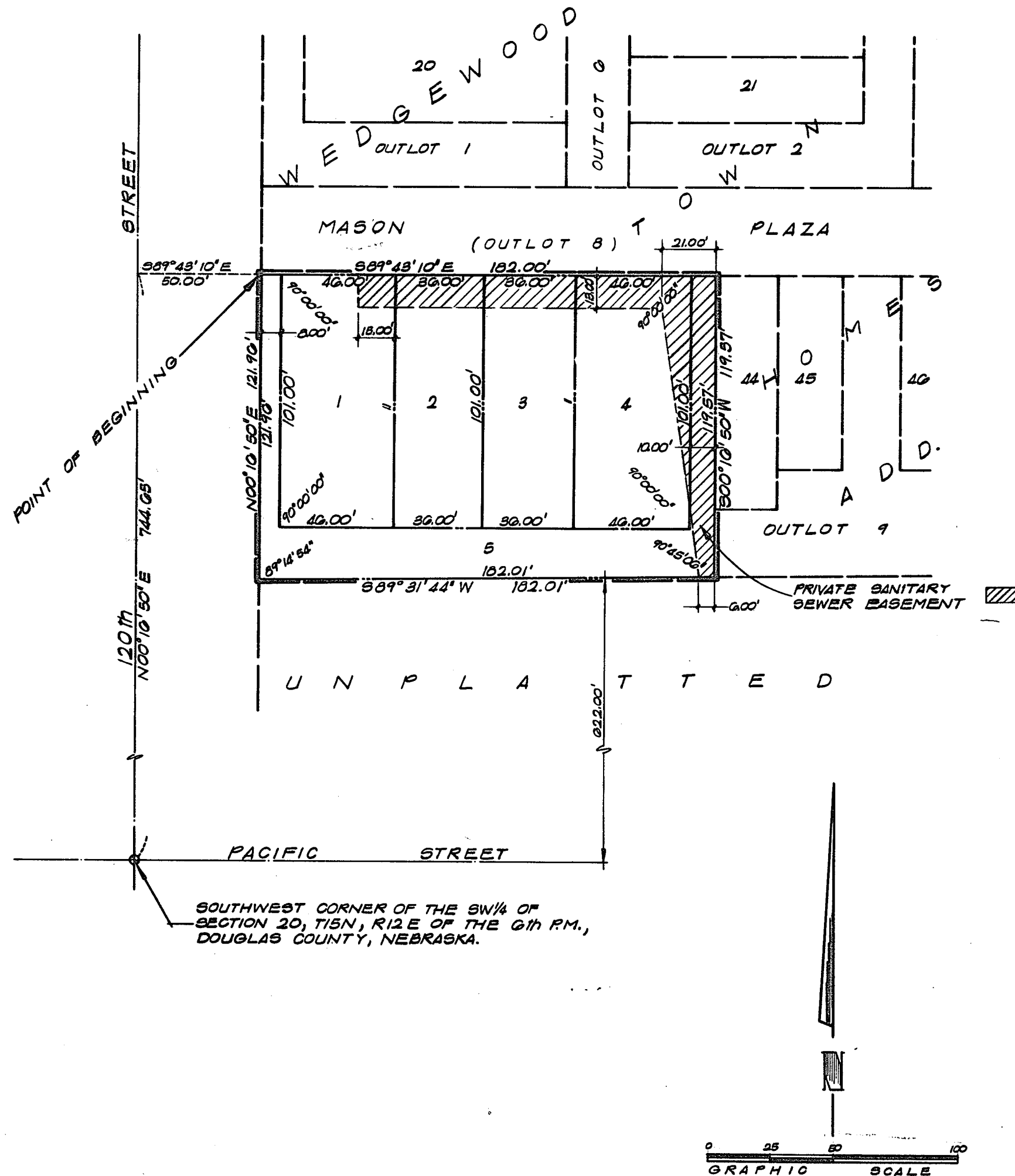
24 ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA
11 DAY OF Oct 1983 AT 9:01 A.M. C. HAROLD OSTLER, REGISTER OF DEEDS

8.00

WEDGEWOOD PHASE IV

LOTS 1 THRU 5, INCLUSIVE

BEING A PLATTING OF PART OF THE SW $\frac{1}{4}$ OF SECTION 20,
T15N, R12E OF THE 6TH RM., DOUGLAS COUNTY, NEBRASKA, IN
ACCORDANCE WITH THE CLUSTER REGULATIONS OF CHAPTERS 53 AND
55 OF THE OMAHA MUNICIPAL CODE.



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION HEREIN AND THAT IRON PIPES HAVE BEEN PLACED AT ALL CORNERS OF SAID BOUNDARY AND AT ALL CORNERS OF THE LOTS IN SAID SUBDIVISION. SAID SUBDIVISION TO BE KNOWN AS WEDGEWOOD PHASE IV, LOTS 1 THROUGH 5 BEING A PLATTING OF THAT PART OF THE SW $\frac{1}{4}$ OF SECTION 20, T15N, R12E OF THE 6TH RM., DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: COMMENCING AT THE S.W. CORNER OF SAID SW $\frac{1}{4}$; THENCE N 00° 16' 50" E (ASSUMED BEARING ON THE WEST LINE OF SAID SW $\frac{1}{4}$, 744.65 FEET; THENCE S 89° 43' 10" E, 50.00 FEET TO THE POINT OF BEGINNING; THENCE COMMENCING S 89° 43' 10" E ON THE SOUTH LINE OF OUTLOT 8, WEDGEWOOD TOWN HOMES ADDITION, AS SURVEYED, PLATTED AND RECORDED IN PLAT 122 OF THE 6TH RM., DOUGLAS COUNTY, NEBRASKA, 122.54 FEET TO THE N.W. CORNER OF LOT 4, SAID WEDGEWOOD TOWN HOMES ADDITION; THENCE S 00° 16' 50" W ON THE WEST LINE OF LOT 4, 182.01 FEET TO THE N.W. CORNER OF LOT 4, SAID WEDGEWOOD TOWN HOMES ADDITION; THENCE S 89° 31' 44" W ON A LINE 622.10 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID SW $\frac{1}{4}$, 182.01 FEET; THENCE N 00° 16' 50" E ON A LINE 50.00 FEET EAST OF AND PARALLEL TO THE WEST LINE OF SAID SW $\frac{1}{4}$, 121.96 FEET TO THE POINT OF BEGINNING.

August 2, 1983

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, FIRST NATIONAL BANK OF OMAHA, BEING THE OWNER OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE, AND EMERGED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS, TO BE NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREINAFTER KNOWN AS WEDGEWOOD PHASE IV. AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT. AND WE DO FURTHER GRANT PERPETUAL EASEMENTS 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, CABLES AND OTHER RELATED FACILITIES, AND TO EXTEND THEREIN 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 THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS ALL OPEN SPACES, COMMON GROUND, RECREATIONAL AREAS AND PUBLIC ROADS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS THEREIN GRANTED.

FIRST NATIONAL BANK OF OMAHA

Robert J. Hotal
Joseph R. Krasch

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF DOUGLAS

ON THIS 2nd DAY OF August, 1983, BEFORE ME, A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED IN RESPECTIVELY, THE Vice President and Secretary of the FIRST NATIONAL BANK OF OMAHA, AND THEY DID ACKNOWLEDGE THEIR EXECUTION OF THE FOREGOING DEDICATION TO BE THEIR VOLUNTARY ACT AND DEED, AND THE VOLUNTARY ACT AND DEED OF SAID BANK.

MY COMMISSION EXPIRES: 9-8-85

Debra M. Pontious
NOTARY PUBLIC
GENERAL NOTARY - State of Nebraska
DEBRA M. PONTIOUS
My Comm. Exp. Sep. 8, 1985

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 EMERGED IN THIS PLAT, AS SHOWN BY THE RECORDS OF THIS OFFICE, THIS 10th DAY OF August, 1983.

DEPUTY

APPROVAL OF CITY ENGINEER

I HEREBY APPROVE THE PLAT OF WEDGEWOOD PHASE IV ON THIS 10th DAY OF August, 1983.

Randy P. McManis
CITY ENGINEER

I HEREBY CERTIFY THAT ADEQUATE PROVISIONS HAVE BEEN MADE FOR COMPLIANCE WITH CHAPTER 53 OF THE OMAHA MUNICIPAL CODE.

Oct. 3, 1983

Randy P. McManis
CITY ENGINEER

APPROVAL OF CITY PLANNING BOARD

THIS PLAT OF WEDGEWOOD PHASE IV WAS APPROVED BY THE CITY PLANNING BOARD OF THE CITY OF OMAHA, THIS 10 DAY OF August, 1983.

James B. Black
CHAIRMAN

APPROVAL OF OMAHA CITY COUNCIL

THIS PLAT OF WEDGEWOOD PHASE IV WAS APPROVED AND ADOPTED BY THE CITY COUNCIL OF OMAHA THIS 27th DAY OF September, 1983.

ACTING MAYOR *Bernie Simon*

PRESIDENT *Bernie Simon*

REVIEW BY DOUGLAS COUNTY SURVEYOR

THIS PLAT OF WEDGEWOOD PHASE IV WAS REVIEWED BY THE DOUGLAS COUNTY SURVEYOR'S OFFICE ON THIS 22nd DAY OF August, 1983.

Thomas D. Dangle
DOUGLAS COUNTY SURVEYOR



24 ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA
11 DAY OF October 1983 AT 9:01 A.M. G. HAROLD OSTLER, REGISTER OF DEEDS 800

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