



DEED 2004167309



DEC 28 2004 13:38 P 13

Received - RICHARD TAKECHI
Register of Deeds, Douglas County, NE
12/28/2004 13:38:29.19



2004167309

THIS PAGE INCLUDED FOR INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT

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Deed *73.50* OC-43331-new
FEE *73.50* FB 01-6000-0ld
BKP 21-15-11 CIO *lu* COMP
DEL *MS* SCAN FV *PV*

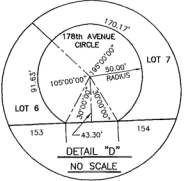
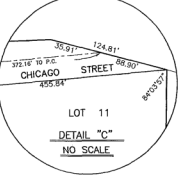
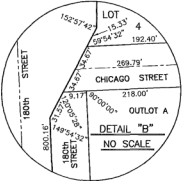
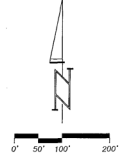
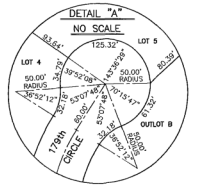
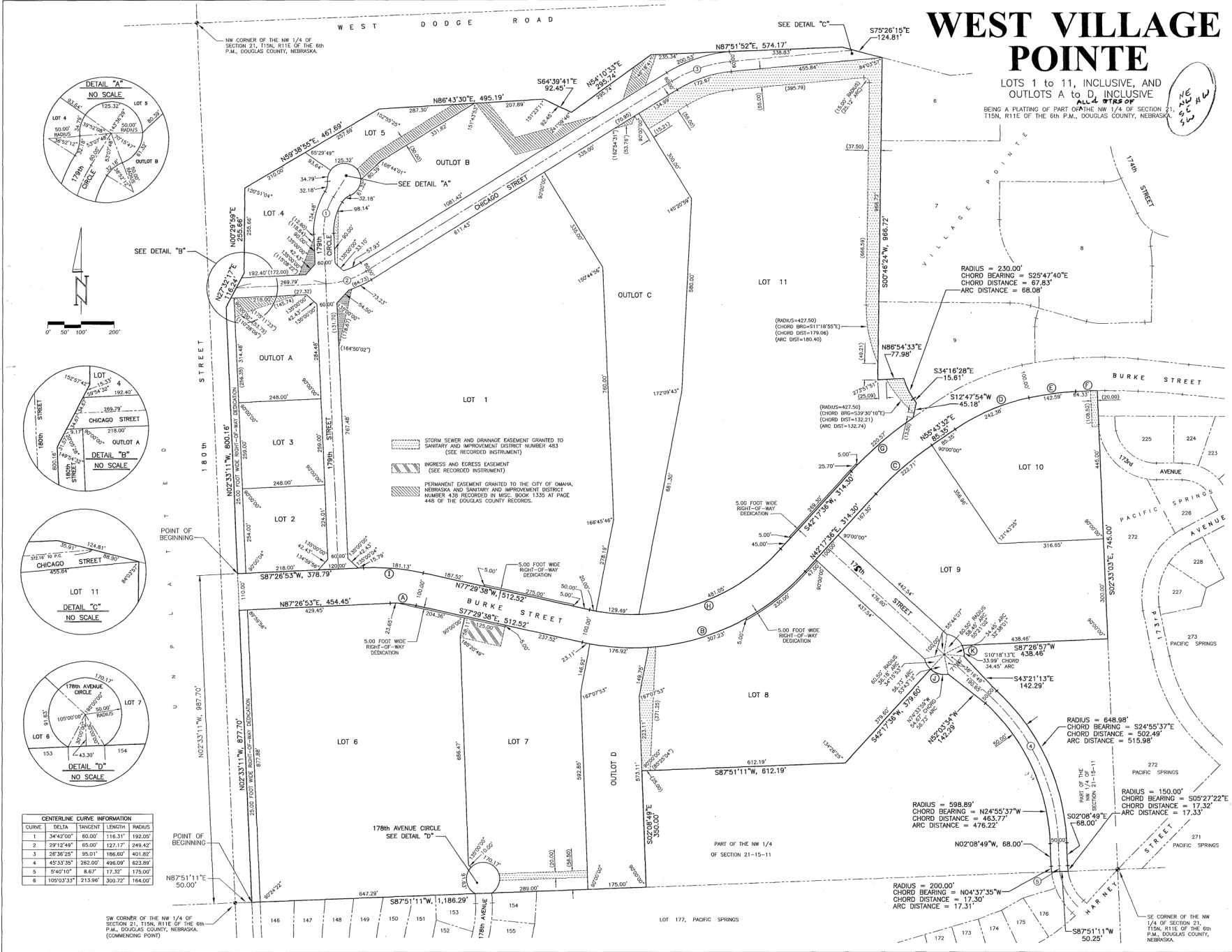
BKP 12-29-04

TOO E 1

WEST VILLAGE POINTE

LOTS 1 to 11, INCLUSIVE, AND
OUTLOTS A to D, INCLUSIVE
ALL 4 OTRS OF
BEING A PLATING OF PART OF THE NW 1/4 OF SECTION 21,
T15N, R11E OF THE 6th P.M., DOUGLAS COUNTY, NEBRASKA

116
512
512
512



CENTERLINE CURVE INFORMATION					
CURVE	DELTA	TANGENT	LENGTH	RADIUS	
1	34°42'00"	60.00'	116.31'	192.00'	
2	39°12'48"	65.00'	127.17'	249.42'	
3	23°52'24"	65.00'	186.60'	401.82'	
4	45°33'36"	262.00'	496.00'	623.80'	
5	5°40'10"	8.67'	17.32'	175.00'	
6	105°03'33"	213.96'	300.72'	164.00'	

- STORM SEWER AND DRAINAGE EASEMENT GRANTED TO SANITARY AND IMPROVEMENT DISTRICT NUMBER 483 (SEE RECORDED INSTRUMENT)
- INGRESS AND EGRESS EASEMENT (SEE RECORDED INSTRUMENT)
- PERMANENT EASEMENT GRANTED TO THE CITY OF OMAHA, NEBRASKA AND SANITARY AND IMPROVEMENT DISTRICT NUMBER 483 RECORDED IN NODS: BOOK 1335 AT PAGE 448 OF THE DOUGLAS COUNTY RECORDS.

SCALE:	1" = 100'
DATE:	JUN. 25, 2004
DRAWN BY:	RJR
CHECKED BY:	JDW
REVISION:	

WEST VILLAGE POINTE
FINAL PLAT

THOMPSON, DREESSEN & DORNER, INC.
Consulting Engineers & Land Surveyors
10836 OLD MILL ROAD OMAHA, NEBRASKA 68154
TEL: (402) 330-8860 FAX: (402) 330-8866
EMAIL: TDMAIL@TDSCO.COM WEB: WWW.TDSCO.COM



SHEET 1 OF 2

738-134

A738134A1.DWG

WEST VILLAGE POINTE

LOTS 1 to 11, INCLUSIVE, AND OUTLOTS A to D, INCLUSIVE

BEING A PLATTING OF PART OF THE NW 1/4 OF SECTION 21, T15N, R11E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) s.s.
THE FOREGOING DECLARATION WAS ACKNOWLEDGED BEFORE ME THIS 21st DAY OF MAY, 2004 BY ROBERT J. HORAK, VICE PRESIDENT OF FIRST NATIONAL BANK OF OMAHA, A NATIONAL BANKING CORPORATION, ON BEHALF OF SAID CORPORATION.

COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT I FIND NO REGULAR OR IRREGULAR TAXES DUE OR PAYABLE AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND AS SHOWN ON THE RECORDS OF THIS OFFICE. THIS DATE 21st DAY OF MAY 2004.

APPROVAL OF OMAHA CITY PLANNING BOARD

THIS PLAN OF WEST VILLAGE POINTE WAS APPROVED BY THE OMAHA CITY PLANNING BOARD THIS 9th DAY OF JULY 2004.

APPROVAL OF CITY ENGINEER

I HEREBY APPROVE THIS PLAN OF WEST VILLAGE POINTE ON THE 28th DAY OF MAY 2004.

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

12/28/04
DATE

APPROVAL OF OMAHA CITY COUNCIL

THIS PLAN OF WEST VILLAGE POINTE WAS APPROVED AND ACCEPTED BY THE OMAHA CITY COUNCIL THIS 27th DAY OF JULY 2004.

REVIEW BY DOUGLAS COUNTY ENGINEER

THIS PLAN OF WEST VILLAGE POINTE WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEER'S OFFICE ON THE 21st DAY OF MAY 2004.

- ④ RADIUS = 298.00'
CHORD BEARING = S89°01'22"E
CHORD DISTANCE = 78.09
ARC DISTANCE = 78.32'
- ⑥ RADIUS = 700.00'
CHORD BEARING = N72°24'00"E
CHORD DISTANCE = 702.25'
ARC DISTANCE = 735.63'
- ⑦ RADIUS = 950.00'
CHORD BEARING = N49°00'34"E
CHORD DISTANCE = 222.20'
ARC DISTANCE = 222.71'
- ⑧ RADIUS = 621.59'
CHORD BEARING = N66°53'47"E
CHORD DISTANCE = 240.85'
ARC DISTANCE = 242.38'
- ⑨ RADIUS = 947.00'
CHORD BEARING = N82°22'51"E
CHORD DISTANCE = 142.46'
ARC DISTANCE = 142.59'
- ⑩ RADIUS = 1,384.86'
CHORD BEARING = N89°01'32"E
CHORD DISTANCE = 64.33'
ARC DISTANCE = 64.33'
- ⑪ RADIUS = 1,050.00'
CHORD BEARING = S49°00'34"W
CHORD DISTANCE = 245.59'
ARC DISTANCE = 246.15'
- ⑫ RADIUS = 800.00'
CHORD BEARING = S72°24'00"W
CHORD DISTANCE = 150.61'
ARC DISTANCE = 630.54'
- ⑬ RADIUS = 689.21'
CHORD BEARING = N80°01'22"W
CHORD DISTANCE = 150.61'
ARC DISTANCE = 181.13'
- ⑭ RADIUS = 60.50'
CHORD BEARING = N74°33'59"W
CHORD DISTANCE = 54.67'
ARC DISTANCE = 56.73'
- ⑮ RADIUS = 60.50'
CHORD BEARING = S10°18'13"E
CHORD DISTANCE = 33.99'
ARC DISTANCE = 34.45'

NOTES:

1. THERE SHALL BE NO DIRECT VEHICULAR ACCESS FROM LOTS 2, 3, 4, 5, 6 AND OUTLOT "A" ONTO 180TH STREET.
2. THERE SHALL BE NO DIRECT VEHICULAR ACCESS FROM LOTS 4, 9 AND OUTLOT B ONTO WEST DODGE ROAD.
3. THERE SHALL BE NO DIRECT VEHICULAR ACCESS FROM LOTS 4, 9 AND OUTLOT B ONTO BURKE STREET.
4. THERE SHALL BE NO DIRECT VEHICULAR ACCESS ACROSS THE SOUTH LINE OF LOT 4 ONTO CHICAGO STREET.
5. CHICAGO STREET SHALL BE RIGHT-IN/RIGHT-OUT ONLY ACCESS TO 180TH STREET.
6. A PERMANENT, NON-EXCLUSIVE, VEHICULAR INGRESS/EGRESS, FOR THE PURPOSE OF PROVIDING ACCESS TO AND FROM 170TH STREET AND BURKE STREET, TWENTY-FIVE (25) FEET IN WIDTH, BENEFITING THE OWNERS OF THE PROPERTY WITHIN THE SUBDIVISION AND THEIR RESPECTIVE INVITEES, LICENSEES, CUSTOMERS, TENANTS, SUB-TENANTS, AND CONTRACTORS WILL BE LOCATED WITHIN THE SOUTHERLY FOUR HUNDRED (400) FEET OF LOT 1, AS DESCRIBED FROM TIME TO TIME BY THE RECORD OWNER OF SAID LOT 1 OR ITS DESIGNEE.
7. 179th STREET AT BURKE STREET SHALL BE RIGHT-IN/RIGHT-OUT ONLY ACCESS TO BURKE STREET.
8. A SEWER AND URNAGE EASEMENT IS HEREBY GRANTED TO SANITARY AND IMPROVEMENT DISTRICT NO. 483 OF DOUGLAS COUNTY AND THE CITY OF OMAHA OVER ALL OF OUTLOTS A, B, C AND D.
9. THE RESPONSIBILITY FOR MOWING AND MAINTAINING VEGETATION ON AREAS OF OUTLOTS A, B, C, AND D SHALL REMAIN WITH THE LOT OWNERS OR WEST VILLAGE POINTE BUSINESS ASSOCIATION. PUBLIC MAINTENANCE SHALL BE LIMITED TO CLEARING OBSTACLES FROM THE CHANNEL AND MAY BE PAID BY SANITARY AND IMPROVEMENT DISTRICT NO. 483 OF DOUGLAS COUNTY FROM ITS OPERATING FUNDS, AS A NATURAL OR MAN-MADE OBSTRUCTION, THE CHANNEL MAY MEANDER OUT OF ITS EXISTING BOUNDARIES. THE PUBLIC SHALL HAVE NO RESPONSIBILITY TO PREVENT SUCH MEANDERING.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE NW 1/4 OF SECTION 21, T15N, R11E OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, AND THAT THE SUBDIVISION DESCRIBED HEREIN LIES WHOLLY WITHIN SAID NW 1/4 AND THAT A BOND WILL BE POSTED WITH THE CITY OF OMAHA TO INSURE THAT PERMANENT MARKERS WILL BE SET AT ALL LOT CORNERS, ANGLE POINTS AND AT THE ENDS OF ALL CURVES WITHIN SAID SUBDIVISION TO BE KNOWN AS WEST VILLAGE POINTE, LOTS 1 TO 11, INCLUSIVE, AND OUTLOTS A TO D, INCLUSIVE, BEING A PLATTING OF THAT PART OF SAID NW 1/4 DESCRIBED AS FOLLOWS: COMMENCING AT THE SW CORNER OF SAID NW 1/4;

THENCE N87°51'11"W (ASSUMED BEARING) 50.00 FEET ON THE SOUTH LINE OF SAID NW 1/4 TO THE POINT OF BEGINNING, SAID POINT BEING ON THE EAST LINE OF 180TH STREET;
THENCE N02°33'11"W 877.70 FEET ON A LINE 50.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID NW 1/4 AND ON THE EAST LINE OF 180TH STREET TO THE SOUTH LINE OF BURKE STREET;
THENCE EASTERLY ON THE SOUTH LINE OF BURKE STREET ON THE FOLLOWING DESCRIBED TEN COURSES:
THENCE N87°28'53"E 454.45 FEET;
THENCE SOUTHEASTERLY ON A 298.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S89°01'22"E, CHORD DISTANCE 78.09 FEET, AN ARC DISTANCE OF 78.32 FEET;
THENCE S77°29'38"E 512.52 FEET;
THENCE NORTHEASTERLY ON A 700.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING N72°24'00"E, CHORD DISTANCE 702.25 FEET, AN ARC DISTANCE OF 735.63 FEET;
THENCE N42°17'36"E 314.30 FEET;
THENCE NORTHEASTERLY ON A 950.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N49°00'34"E, CHORD DISTANCE 222.20 FEET, AN ARC DISTANCE OF 222.71 FEET;
THENCE N59°43'32"E 85.35 FEET;
THENCE NORTHEASTERLY ON A 621.59 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N66°53'47"E, CHORD DISTANCE 240.85 FEET, AN ARC DISTANCE OF 242.38 FEET;
THENCE NORTHEASTERLY ON A 947.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N82°22'51"E, CHORD DISTANCE 142.46 FEET, AN ARC DISTANCE OF 142.59 FEET;
THENCE NORTHEASTERLY ON A 1,384.86 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N89°01'32"E, CHORD DISTANCE 64.33 FEET, AN ARC DISTANCE OF 64.33 FEET TO THE EAST LINE OF SAID NW 1/4;
THENCE S02°33'03"E 745.00 FEET ON THE EAST LINE OF SAID NW 1/4;
THENCE S87°28'53"E 454.45 FEET;
THENCE SOUTHEASTERLY ON A 60.50 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S10°18'13"E, CHORD DISTANCE 33.99 FEET, AN ARC DISTANCE OF 34.45 FEET;
THENCE S43°21'13"E 142.29 FEET;
THENCE SOUTHWESTERLY ON A 648.89 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S24°53'37"E, CHORD DISTANCE 502.49 FEET, AN ARC DISTANCE OF 515.98 FEET;
THENCE S02°08'49"E 68.00 FEET;
THENCE SOUTHWESTERLY ON A 150.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S02°27'22"E, CHORD DISTANCE 17.32 FEET, AN ARC DISTANCE OF 17.33 FEET TO THE SOUTH LINE OF SAID NW 1/4;
THENCE S87°51'11"W 50.25 FEET ON THE SOUTH LINE OF SAID NW 1/4;
THENCE NORTHWESTERLY ON A 200.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N04°33'35"W, CHORD DISTANCE 17.30 FEET, AN ARC DISTANCE OF 17.31 FEET;
THENCE N02°08'49"W 68.00 FEET;
THENCE NORTHWESTERLY ON A 598.89 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING N24°53'37"W, CHORD DISTANCE 463.77 FEET, AN ARC DISTANCE OF 476.22 FEET;
THENCE N52°03'34"W 142.29 FEET;
THENCE NORTHWESTERLY ON A 60.50 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N74°33'59"W, CHORD DISTANCE 54.67 FEET, AN ARC DISTANCE OF 56.73 FEET;
THENCE S42°17'36"W 379.60 FEET;
THENCE S87°51'11"W 612.19 FEET;
THENCE S02°08'49"E 350.00 FEET TO THE SOUTH LINE OF SAID NW 1/4;
THENCE S87°51'11"W 1188.29 FEET ON THE SOUTH LINE OF SAID NW 1/4 TO THE POINT OF BEGINNING.

TOGETHER WITH

THAT PART OF SAID NW 1/4 DESCRIBED AS FOLLOWS: COMMENCING AT THE SW CORNER OF SAID NW 1/4;

THENCE N87°51'11"E (ASSUMED BEARING) 50.00 FEET ON THE SOUTH LINE OF SAID NW 1/4 TO THE POINT OF BEGINNING, SAID POINT BEING ON THE NORTH LINE OF BURKE STREET;
THENCE N02°33'11"W 877.70 FEET ON A LINE 50.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID NW 1/4 AND ON THE EAST LINE OF 180TH STREET TO THE SOUTH LINE OF WEST DODGE ROAD;
THENCE CONTINUING N02°33'11"W 800.16 FEET ON A LINE 50.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID NW 1/4 AND ON THE EAST LINE OF 180TH STREET TO THE SOUTH LINE OF WEST DODGE ROAD;
THENCE EASTERLY ON THE SOUTH LINE OF WEST DODGE ROAD ON THE FOLLOWING DESCRIBED EIGHT COURSES:
THENCE N02°32'17"E 116.24 FEET;
THENCE N02°29'59"E 255.66 FEET;
THENCE N09°35'56"E 467.69 FEET;
THENCE N86°43'30"E 495.19 FEET;
THENCE S64°39'41"E 92.45 FEET;
THENCE N54°10'33"E 295.74 FEET;
THENCE N87°51'52"E 574.17 FEET;
THENCE S75°26'15"E 124.81 FEET TO THE NW CORNER OF LOT 6, VILLAGE POINTE, A SUBDIVISION IN SAID DOUGLAS COUNTY;
THENCE S00°46'24"W 964.72 FEET ON THE WEST LINES OF LOTS 6, 7 AND 9, IN SAID VILLAGE POINTE, TO AN ANGLE POINT ON THE WEST LINE OF SAID LOT 9;
THENCE N86°54'33"E 77.98 FEET ON THE WEST LINE OF LOT 9, SAID VILLAGE POINTE;
THENCE SOUTHEASTERLY ON THE WEST LINE OF LOT 9, SAID VILLAGE POINTE, ON A 230.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S25°47'40"E, CHORD DISTANCE 67.83 FEET, AN ARC DISTANCE OF 68.08 FEET;
THENCE S34°16'28"E 15.61 FEET ON THE WEST LINE OF LOT 9, SAID VILLAGE POINTE;
THENCE S12°47'54"W 45.18 FEET ON THE WEST LINE OF LOT 9, SAID VILLAGE POINTE, TO THE SW CORNER OF SAID LOT 9, SAID CORNER BEING ON THE NORTH LINE OF BURKE STREET;
THENCE WESTERLY ON THE NORTH LINE OF BURKE STREET ON THE FOLLOWING DESCRIBED SIX COURSES:
THENCE SOUTHWESTERLY ON A 1050.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S49°00'34"W, CHORD DISTANCE 245.59 FEET, AN ARC DISTANCE OF 246.16 FEET;
THENCE S42°17'36"W 314.30 FEET;
THENCE SOUTHWESTERLY ON A 600.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S72°24'00"W, CHORD DISTANCE 601.93 FEET, AN ARC DISTANCE OF 630.54 FEET;
THENCE N77°29'38"E 512.52 FEET;
THENCE NORTHWESTERLY ON A 689.21 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING N80°01'22"W, CHORD DISTANCE 180.61 FEET, AN ARC DISTANCE OF 181.13 FEET;
THENCE S87°28'53"W 378.79 FEET TO THE POINT OF BEGINNING.

JULY 25, 2004
DATE

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, POINTE 180 LLC, A NEBRASKA LIMITED LIABILITY COMPANY, AND 180 WEST LLC, A NEBRASKA LIMITED LIABILITY COMPANY, AND VILLAGE WEST LLC, A NEBRASKA LIMITED LIABILITY COMPANY, BEING THE OWNERS AND FIRST NATIONAL BANK OF OMAHA, A NATIONAL BANKING CORPORATION, BEING THE MORTGAGEE HOLDERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAN, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO STREETS, LOTS AND OUTLOTS TO BE NAMED, NUMBERED AND LETTERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS WEST VILLAGE POINTE, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAN AND WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS AS SHOWN ON THIS PLAN, AND WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, OMST CORPORATION 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, WIRE CROSSINGS, DOWN CABLES AND ANCHORS, 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 FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEIPT THEREOF, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEPTION, ON OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LOT LINES AND AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL LOTS, AND WE DO FURTHER GRANT PERPETUAL EASEMENTS TO METROPOLITAN UTILITIES DISTRICT OF OMAHA, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, INSTALL, OPERATE, MAINTAIN, REPAIR AND RENEW PIPELINES, HYDRANTS, VALVES AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER ON, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT STRIP OF LAND ABUTTING ALL STREETS, AVENUES AND CIRCLES, WHETHER PUBLIC OR PRIVATE, NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHEDS, LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREON GRANTED.

POINTE 180 LLC
A NEBRASKA LIMITED LIABILITY COMPANY
BY: SALVADORE CARTA, MEMBER

180 WEST LLC
A NEBRASKA LIMITED LIABILITY COMPANY
BY: SALVADORE CARTA, MEMBER

VILLAGE WEST LLC
A NEBRASKA LIMITED LIABILITY COMPANY
BY: ROBERT J. HORAK, VICE PRESIDENT

FIRST NATIONAL BANK OF OMAHA,
A NATIONAL BANKING CORPORATION
BY: ROBERT J. HORAK, VICE PRESIDENT

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) s.s.
THE FOREGOING DECLARATION WAS ACKNOWLEDGED BEFORE ME THIS 26th DAY OF MAY, 2004 BY SALVADORE CARTA, MEMBER OF POINTE 180 LLC, A NEBRASKA LIMITED LIABILITY COMPANY, AND MEMBER OF 180 WEST LLC, A NEBRASKA LIMITED LIABILITY COMPANY, AND MEMBER OF VILLAGE WEST LLC, A NEBRASKA LIMITED LIABILITY COMPANY ON BEHALF OF SAID COMPANIES.

GENERAL NOTARY STATE OF NEBRASKA
JAMES WARNER
My Comm. Exp. Feb. 1, 2005

NOTARY PUBLIC
James Warner

SCALE:	1" = 100'
DATE:	JAN. 25, 2004
DRAWN BY:	JWR
CHECKED BY:	JWR
REVISION:	

THOMPSON DRESSEN & DORNER, INC.
Consulting Engineers & Land Surveyors
10836 OLD MILL ROAD
OMAHA, NEBRASKA 68154
TEL: (402) 330-8860 FAX: (402) 330-8860
EMAIL: TDSEMAIL@TDCO.COM WEB: WWW.TDCO.COM

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