

WILDERNESS PLACE 1ST ADDITION

Inst # 2013026218 Wed May 22 15:40:36 CDT 2013
 Filing Fee: \$62.00
 Lancaster County, NE Assessor/Register of Deeds Office PLAT
 Pages 2



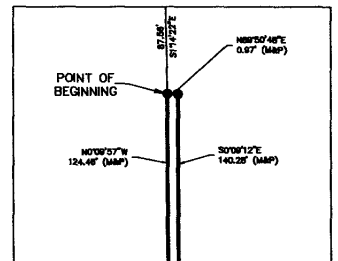
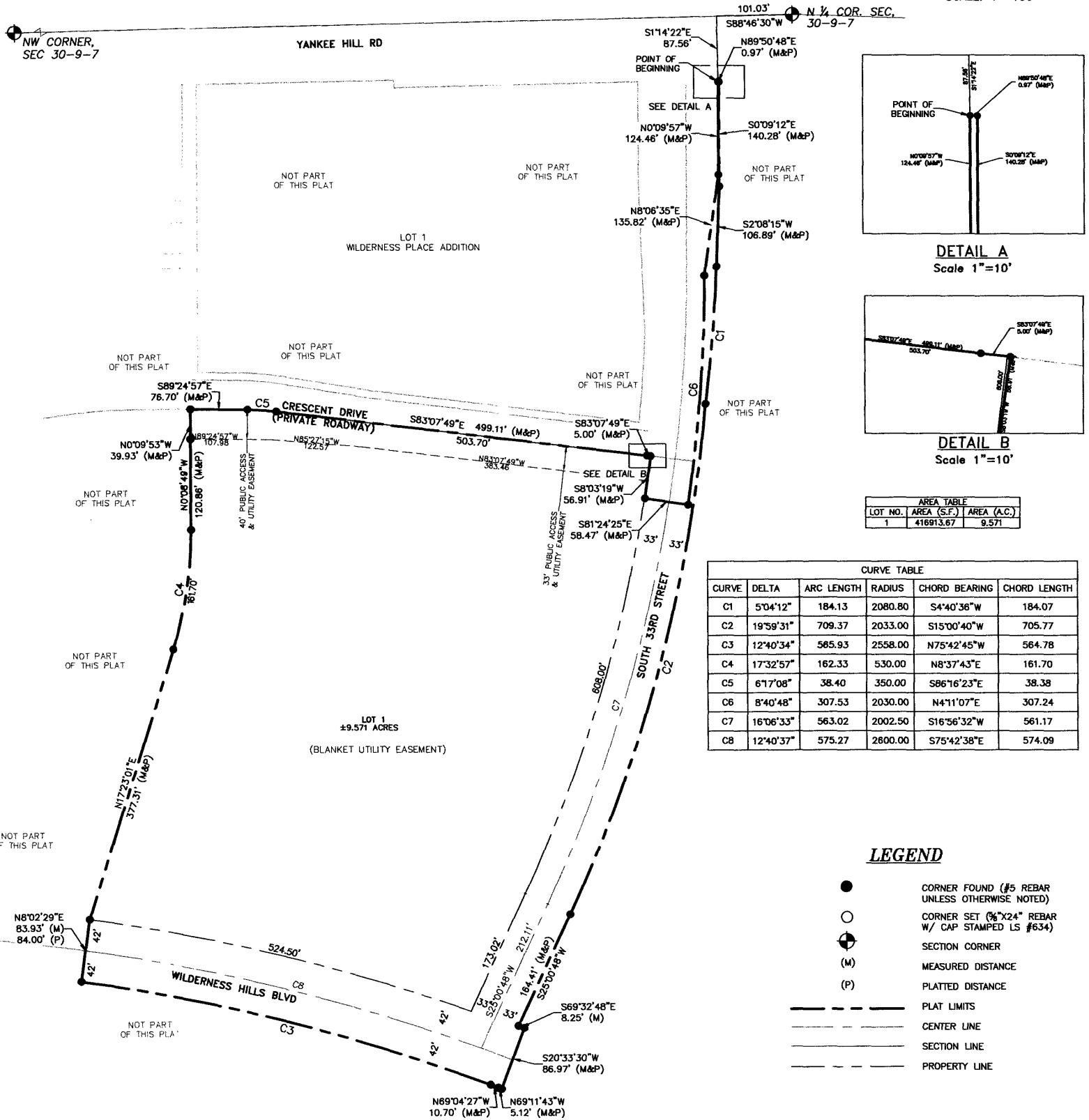
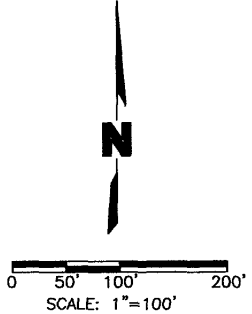
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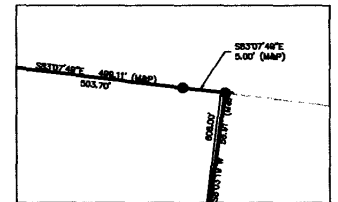
FINAL PLAT
 BASED ON WILDERNESS HILLS
 CUP #1999A

INDEX OF SHEETS

- SHEET 1 - COVER SHEET
- SHEET 2 - SURVEYOR'S CERTIFICATE,
 PLANNING COMMISSION APPROVAL, DEDICATION
 AND ACKNOWLEDGMENT AND LIEN HOLDER CONSENT
 AND SUBORDINATION AND ACKNOWLEDGMENT



DETAIL A
 Scale 1"=10'



DETAIL B
 Scale 1"=10'

AREA TABLE		
LOT NO.	AREA (S.F.)	AREA (A.C.)
1	416913.67	9.571

CURVE TABLE					
CURVE	DELTA	ARC LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	5'04"12"	184.13	2080.80	S4°40'36"W	184.07
C2	19°59'31"	709.37	2033.00	S15°00'40"W	705.77
C3	12°40'34"	565.93	2558.00	N75°42'45"W	564.78
C4	17°32'57"	162.33	530.00	N8°37'43"E	161.70
C5	6'17"08"	38.40	350.00	S86°16'23"E	38.38
C6	8°40'48"	307.53	2030.00	N4°11'07"E	307.24
C7	16°06'33"	563.02	2002.50	S16°56'32"W	561.17
C8	12°40'37"	575.27	2800.00	S75°42'38"E	574.09

LEGEND

- CORNER FOUND (#5 REBAR UNLESS OTHERWISE NOTED)
- CORNER SET (#6"x24" REBAR W/ CAP STAMPED LS #634)
- ⊙ SECTION CORNER
- (M) MEASURED DISTANCE
- (P) PLATTED DISTANCE
- PLAT LIMITS
- - - CENTER LINE
- - - SECTION LINE
- - - PROPERTY LINE

WILDERNESS PLACE 1ST ADDITION

FINAL PLAT
BASED ON WILDERNESS HILLS CUP #1999A

SURVEYOR'S CERTIFICATE

I, JOEL S. JACOBSEN, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF NEBRASKA, HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED THE SUBDIVISION TO BE KNOWN AS WILDERNESS PLACE 1ST ADDITION, A REPLAT OF OUTLOT A, WILDERNESS PLACE ADDITION, A SUBDIVISION, AND OF THE REMAINING PORTION OF LOT 47, OF IRREGULAR TRACTS, LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 9 NORTH, RANGE 7 EAST OF THE 6TH P.M., CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH 1/4 CORNER OF SECTION 30, TOWNSHIP 9 NORTH, RANGE 7 EAST OF THE 6TH P.M., CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA; THENCE S88°46'30"W ON THE NORTH LINE OF SAID SECTION 30 A DISTANCE OF 101.03 FEET; THENCE S01°14'22"E A DISTANCE OF 87.56 FEET TO THE NORTHEAST CORNER OF WILDERNESS PLACE ADDITION AND THE POINT OF BEGINNING; THENCE N89°50'48"E A DISTANCE OF 0.97 FEET TO THE NORTHEAST CORNER OF THE REMAINING PORTION OF LOT 47 I.T.; THENCE S00°09'12"E ON THE EAST LINE OF THE REMAINING PORTION OF LOT 47 I.T., A DISTANCE OF 140.28 FEET; THENCE S02°08'15"W ON THE EAST LINE OF THE REMAINING PORTION OF LOT 47 I.T., A DISTANCE OF 108.89 FEET; THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 2080.80 FEET AND AN ARC LENGTH OF 184.13 FEET, BEING SUBTENDED BY A CHORD OF S04°40'36"W A DISTANCE OF 184.07 FEET ON THE EAST LINE OF THE REMAINING PORTION OF LOT 47 I.T.; THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 2033.00 FEET AND AN ARC LENGTH OF 709.37 FEET, BEING SUBTENDED BY A CHORD OF S15°00'40"W A DISTANCE OF 705.77 FEET ON THE EAST LINE OF THE REMAINING PORTION OF LOT 47 I.T.; THENCE S25°00'48"W ON THE EAST LINE OF THE REMAINING PORTION OF LOT 47 I.T. A DISTANCE OF 164.41 FEET; THENCE S69°32'48"E A DISTANCE OF 8.25 FEET; THENCE S20°33'30"W A DISTANCE OF 86.97 FEET; THENCE N69°11'43"W A DISTANCE OF 5.12 FEET; THENCE N69°04'27"W A DISTANCE OF 10.70 FEET; THENCE ON A CURVE TO THE LEFT HAVING A RADIUS OF 2558.00 FEET AND HAVING AN ARC LENGTH OF 565.93 FEET BEING SUBTENDED BY A CHORD OF N75°42'45"W A DISTANCE OF 564.78 FEET; THENCE N08°02'29"E A DISTANCE OF 83.93 FEET; THENCE N17°23'01"E A DISTANCE OF 377.31 FEET; THENCE ON A CURVE TO THE LEFT HAVING A RADIUS OF 530.00 FEET AND AN ARC LENGTH OF 162.33 FEET BEING SUBTENDED BY A CHORD OF N08°37'43"E A DISTANCE OF 161.70 FEET; THENCE N00°08'49"W A DISTANCE OF 120.86 FEET; THENCE N00°09'53"W A DISTANCE OF 39.93 FEET; THENCE S89°24'57"E A DISTANCE OF 76.70 FEET; THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 350.00 FEET AND AN ARC LENGTH OF 38.40 FEET BEING SUBTENDED BY A CHORD OF S86°16'23"E A DISTANCE OF 38.38 FEET; THENCE S83°07'49"E A DISTANCE OF 499.11 FEET; THENCE S83°07'49"E A DISTANCE OF 5.00 FEET; THENCE S08°03'19"W A DISTANCE OF 56.91 FEET; THENCE S81°24'25"E A DISTANCE OF 58.47 FEET; THENCE ON A CURVE TO THE LEFT HAVING A RADIUS OF 2030.00 FEET AND AN ARC LENGTH OF 307.53 FEET BEING SUBTENDED BY A CHORD OF N04°11'07"E A DISTANCE OF 307.24 FEET; THENCE N08°08'35"E A DISTANCE OF 135.82 FEET; THENCE N00°09'57"W A DISTANCE OF 124.48 FEET BACK TO THE POINT OF BEGINNING. SAID TRACT CONTAINS 519,319.36 SQUARE FEET, OR 11.92 ACRES, SUBJECT TO ALL EASEMENTS, RESTRICTIONS, AND RESERVATIONS OF RECORD.

PERMANENT MONUMENTS HAVE BEEN PLACED AT EACH OF THE FINAL PLAT CORNERS OR THE PERIPHERY OF THE SUBDIVISION, ON THE CENTERLINE AT EACH STREET INTERSECTION AND AT EACH POINT OF TANGENCY AND CURVATURE. METAL STAKES HAVE BEEN PLACED AT EACH LOT CORNER AND BLOCK CORNER. ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS OTHERWISE SHOWN, AND ARE IN FEET AND DECIMALS OF A FOOT.

JOEL S. JACOBSEN, L.S. #634
ENGINEERING DESIGN CONSULTANTS, L.L.C.
1021 D STREET
LINCOLN, NE 68502



4-4-13
DATE

LIEN HOLDER CONSENT AND SUBORDINATION

THE UNDERSIGNED HOLDER OF THAT CERTAIN LIEN AGAINST THE REAL PROPERTY DESCRIBED IN THE PLAT KNOWN AS WILDERNESS PLACE 1ST ADDITION (HEREINAFTER "PLAT"), SAID LIEN BEING RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF LANCASTER COUNTY, NEBRASKA AS INSTRUMENT NO. 2003-052414, (HEREINAFTER "LIEN"), DOES HEREBY CONSENT TO THE DEDICATION AND SUBORDINATE THE LIEN TO ANY UTILITY (SEWER, WATER, ELECTRIC, CABLE TV, TELEPHONE, NATURAL GAS) EASEMENTS, OR STREETS, OR ROADS, PEDESTRIAN WAY EASEMENTS, AND ACCESS EASEMENTS AND RELINQUISHMENTS OF ACCESS, DEDICATED TO THE PUBLIC, ALL AS SHOWN ON THE PLAT, BUT NOT OTHERWISE. THE UNDERSIGNED CONFIRMS THAT IT IS THE HOLDER OF THE LIEN AND HAS NOT ASSIGNED THE LIEN TO ANY OTHER PERSON.

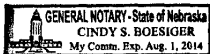
BY: Aaron D. Bell
AARON D. BELL, SENIOR VICE PRESIDENT
SECURITY FIRST BANK

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA }
COUNTY OF LANCASTER } SS.

ON THIS 4th DAY OF April, 2013, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY CAME AARON D. BELL TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE FOREGOING INSTRUMENT AS MANAGING MEMBER OF, AND HE ACKNOWLEDGED THE SAME TO BE HIS VOLUNTARY ACT AND DEED AND THE VOLUNTARY ACT AND DEED OF SAID COMPANY.

MY COMMISSION EXPIRES THE 1st DAY OF August, 2014



DEDICATION

THE FOREGOING PLAT, KNOWN AS WILDERNESS PLACE 1ST ADDITION, AS DESCRIBED IN THE SURVEYOR'S CERTIFICATE IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED, SOLE OWNER, AND THE EASEMENTS SHOWN THEREON ARE HEREBY GRANTED IN PERPETUITY TO THE CITY OF LINCOLN, NEBRASKA, A MUNICIPAL CORPORATION, WINDSTREAM NEBRASKA, INC., BLACK HILLS ENERGY, TIME WARNER ENTERTAINMENT - ADVANCE/NEWHOUSE, LINCOLN ELECTRIC SYSTEM, THEIR SUCCESSORS AND ASSIGNS, TO ALLOW ENTRY FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, REPAIR, OPERATION AND MAINTENANCE OF WIRES, CABLES, CONDUITS, FIXTURES, POLES, TOWERS, PIPES, AND EQUIPMENT FOR THE DISTRIBUTION OF ELECTRICITY AND GAS; TELEPHONE AND CABLE TELEVISION; WASTEWATER COLLECTORS; STORM DRAINS; WATER MAINS AND ALL APPURTENANCES THERETO, OVER, UPON, OR UNDER THE EASEMENTS AS SHOWN ON THE FOREGOING PLAT.

THE CONSTRUCTION OR LOCATION OF ANY BUILDING OR STRUCTURE, EXCLUDING FENCES, OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON SHALL BE PROHIBITED.

THE CONSTRUCTION OR LOCATION OF ANY FENCE OR OTHER IMPROVEMENT WHICH OBSTRUCTS DRAINAGE SHALL BE PROHIBITED OVER, UPON, OR UNDER ANY STORM DRAIN EASEMENTS OR DRAINAGE EASEMENT THEREON.

THE CITY OF LINCOLN, NEBRASKA, ITS SUCCESSORS AND ASSIGNS ARE HEREBY HELD HARMLESS FOR THE COST OF REPLACEMENT OR DAMAGE TO ANY IMPROVEMENT OR VEGETATION OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON.

THE STREETS SHOWN THEREON ARE HEREBY DEDICATED TO THE PUBLIC.

A PUBLIC ACCESS EASEMENT IS HEREBY GRANTED OVER THE PRIVATE ROAD(S) TO THE CITY OF LINCOLN, NEBRASKA, A MUNICIPAL CORPORATION, ITS SUCCESSORS AND ASSIGNS TO THE PUBLIC GENERALLY FOR VEHICULAR AND PEDESTRIAN PURPOSES. THE CONSTRUCTION OR LOCATION OF ANY GATE, FENCE, OR OTHER BARRIER RESTRICTING VEHICULAR AND PEDESTRIAN ACCESS OVER THE PRIVATE ROADWAY SHALL BE PROHIBITED EXCEPT WHEN NECESSARY TO CONTROL TRAFFIC DURING THE CONSTRUCTION, RECONSTRUCTION, REPAIR, OR MAINTENANCE OF THE PRIVATE ROADWAY.

WITNESS MY HAND THIS 4th DAY OF April, 2013

BY: Leo J. Schumacher
LEO J. SCHUMACHER, PRESIDENT
LINCOLN FEDERAL BANCORP

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA }
COUNTY OF LANCASTER } SS.

ON THIS 8th DAY OF April, 2013, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY CAME LEO J. SCHUMACHER TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE FOREGOING INSTRUMENT AS MANAGING MEMBER OF, AND HE ACKNOWLEDGED THE SAME TO BE HIS VOLUNTARY ACT AND DEED AND THE VOLUNTARY ACT AND DEED OF SAID COMPANY.

Donna M. Wyatt
NOTARY PUBLIC

MY COMMISSION EXPIRES THE 3rd DAY OF Jan, 2016



PLANNING DIRECTOR'S APPROVAL

THE PLANNING DIRECTOR PURSUANT TO SECTION 26.11.060 OF THE LINCOLN MUNICIPAL CODE, HEREBY APPROVES THIS FINAL PLAT.

Steph Hannon
PLANNING DIRECTOR

May 22, 2013
DATE