



**RATIFICATION OF FINAL PLAT OF
THE WOODLANDS AT YANKEE HILL 25TH ADDITION**

RECITALS

1. On April 17, 2017, the Planning Director for the City of Lincoln, Nebraska, pursuant to Section 26.11.015 of the Lincoln Municipal Code accepted and approved the final plat designated as The Woodlands at Yankee Hill 25th Addition as an addition to the City of Lincoln, Nebraska, said final plat being recorded in the office of the Register of Deeds of Lancaster County, Nebraska as Instrument No. 2017015483.
2. The Woodlands at Yankee Hill 25th Addition is a subdivision of Lots 80, 81, 82, and 83 of Irregular Tracts located in the North Half of Section 27, Township 9 North, Range 7 East of the 6th P.M., Lincoln, Lancaster County, Nebraska and Outlot A, The Woodlands at Yankee Hill 3rd Addition, Lincoln, Lancaster County, Nebraska.
3. The final plat was executed by Richard C. Krueger, President of R.C. Krueger Development Company, a Nebraska corporation on behalf of the corporation and by Richard C. Krueger, Manager of Calruby, LLC, a Nebraska limited liability company on behalf of the company as the owners of Lots 80, 81, 82, and 83 of Irregular Tracts located in the North Half of Section 27, Township 9 North, Range 6 East of the 6th P.M., Lincoln, Lancaster County, Nebraska and Outlot A, The Woodlands at Yankee Hill 3rd Addition, Lincoln, Lancaster County, Nebraska.
4. The final plat contains (a) a dedication of utility easements to the City of Lincoln, Nebraska and its successors, assigns, and permittees; (b) a dedication of streets shown on the plat to the public; (c) a dedication of pedestrian way easements shown on the plat to the public to be used for public access; and (d) a relinquishment of direct vehicular access to Yankee Hill Road.

CRG - ESP

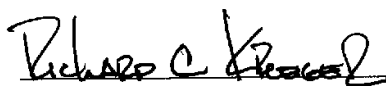
4-20-2017 mail
Krueger Development 8200 Cody Dr. Ste F Lincoln, NE 68512

5. Doubts have arisen as to the sufficiency of the Plat and Dedication therein because 3AP-SE, LLC, a Nebraska limited liability company and Midwest Net Lease Investors-SE, LLC, a Nebraska limited liability company, owners of that portion of Lot 81 I.T. located in the NW Quarter of said Section 27 included within the final plat, did not execute the final plat.

NOW, THEREFORE in consideration of the approval of The Woodlands at Yankee Hill 25th Addition and to give effect to said final plat, 3AP-SE, LLC and Midwest Net Lease Investors-SE, LLC do hereby ratify and confirm said final plat of The Woodlands at Yankee Hill 25th Addition and the Dedication therein and do hereby grant in perpetuity to the City of Lincoln, a municipal corporation and its successors, assigns, and permittees and to the public the utility easements, pedestrian way easements, and public streets as their interest may appear in the Dedication and do hereby further relinquish direct vehicular access to Yankee Hill Road.

Executed this ____ day of April, 2017.

3AP-SE, LLC,
a Nebraska limited liability company


Richard C. Krueger, Manager

MIDWEST NET LEASE INVESTORS-SE,
LLC, a Nebraska limited liability company


Richard C. Krueger, Manager

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged before me this 25th day of April, 2017, by Richard C. Krueger, Manager of 3AP-SE, LLC, a Nebraska limited liability company.

CHRISTINA SABIN
General Notary State of Nebraska
My Commission Expires
October 23, 2018.



Notary Public

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged before me this 25th day of April, 2017, by Richard C. Krueger, Manager of Midwest Net Lease Investors-SE, LLC, a Nebraska limited liability company.

CHRISTINA SABIN
General Notary State of Nebraska
My Commission Expires
October 23, 2018.



Notary Public

THE WOODLANDS AT YANKEE HILL 25TH ADDITION

FINAL PLAT

LOT LIST

YANKEE HILL 25

BLOCK 1

- LOT 1
- LOT 2

BLOCK 2

- LOT 1
- LOT 2
- LOT 3

BLOCK 3

- LOT 1

BLOCK 4

- LOT 1
- LOT 2
- LOT 3
- LOT 4
- LOT 5
- LOT 6
- LOT 7
- LOT 8
- LOT 9
- LOT 10
- LOT 11
- LOT 12
- LOT 13
- LOT 14
- LOT 15
- LOT 16

OUTLOT 'A'

BLOCK 5

- LOT 1
- LOT 2
- LOT 3
- LOT 4
- LOT 5
- LOT 6
- LOT 7
- LOT 8
- LOT 9
- LOT 10
- LOT 11
- LOT 12
- LOT 13
- LOT 14
- LOT 15
- LOT 16
- LOT 17
- LOT 18

BLOCK 6

- LOT 1
- LOT 2
- LOT 3
- LOT 4
- LOT 5
- LOT 6
- LOT 7
- LOT 8
- LOT 9
- LOT 10
- LOT 11
- LOT 12
- LOT 13
- LOT 14

BLOCK 7

- LOT 1
- LOT 2
- LOT 3

OUTLOT 'B'

Block 7
LOT 4
LOT 5
LOT 6

