

YORKSHIRE HILLS 3RD ADDITION

Lots 1 thur. 14 Inclusive in East Quarter of Section 18, Township 16,  
North, Range 13 East of the 6th Douglas, Nebraska.

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**PLAT IN BACK OF BOOK**

# YORKSHIRE HILLS 3<sup>RD</sup> ADDITION

(Lots 1 thru 14 inclusive)  
 YORKSHIRE HILLS 3<sup>RD</sup> LOCATED IN THE SOUTH-EAST QUARTER OF SECTION 18, TOWNSHIP 16 NORTH, RANGE 13 EAST, OF THE 6<sup>TH</sup> P.M., DOUGLAS CO., NEBRASKA.

**CURVE DATA**

NO.	A	R	T	A
1.	26°43'00"	373.21	88.62	174.03
2.	85°30'51"	140.65	130.05	209.92
3.	77°58'21"	185.40	150.06	252.31
4.	78°30'46"	149.86	122.47	205.35
5.	50°17'42"	100.05	46.97	87.83
6.	41°18'29"	200.00	75.39	144.19
7.	46°30'18"	100.00	42.97	81.17

NOTE:  
 1. R.O.W.'S HAVE BEEN DEDICATED ON PREVIOUS PLATTINGS  
 2. ALL ANGLES 90° UNLESS OTHERWISE NOTED  
 3. ALL DISTANCES SHOWN ON CURVES ARE ARC DISTANCES

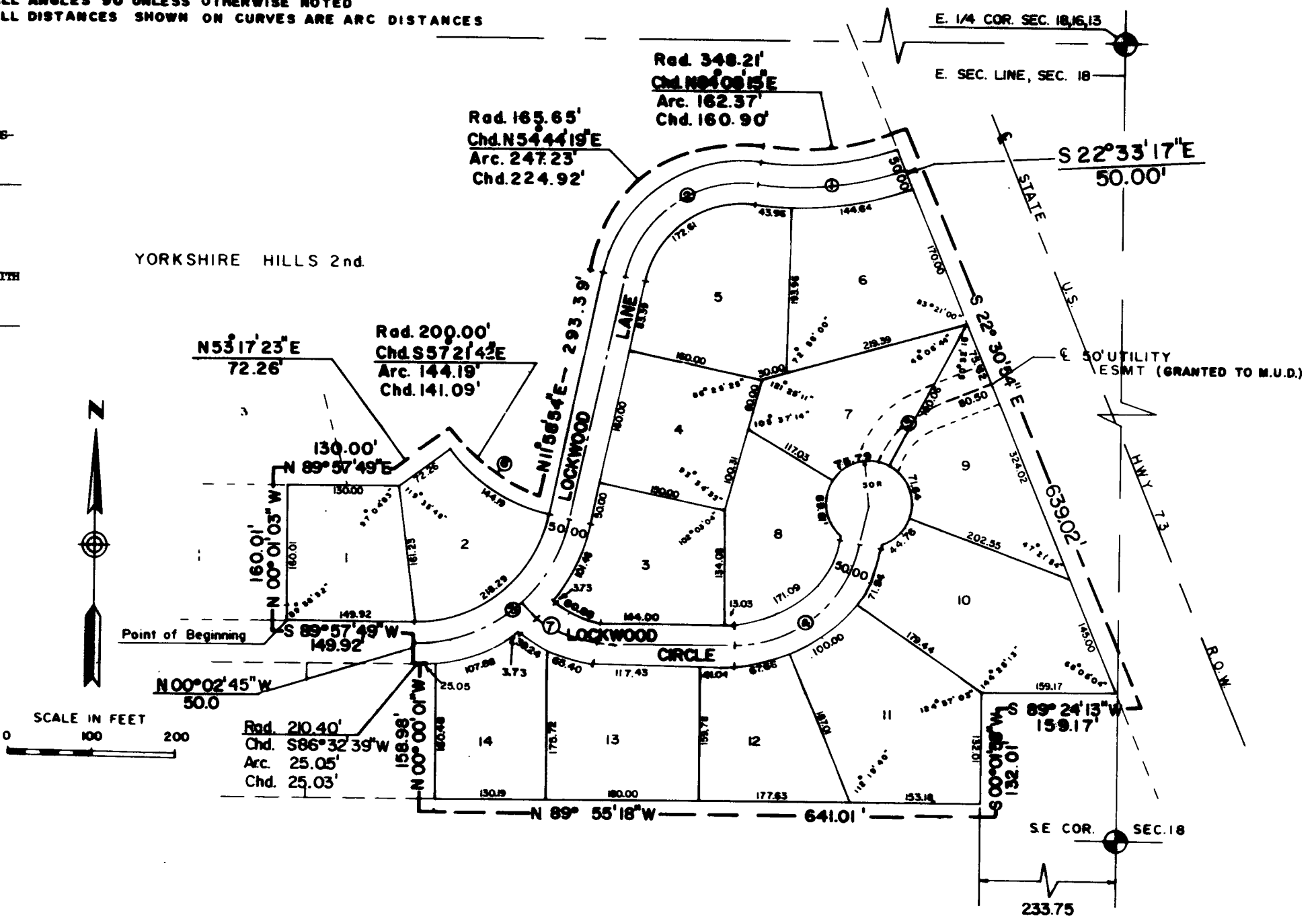
APPROVAL OF OMAHA CITY ENGINEER  
 I HEREBY APPROVE THIS PLAN OF YORKSHIRE HILLS 3<sup>RD</sup> (LOTS 1 THRU 14, INCLUSIVE), AS TO THE DESIGN STANDARDS THIS 1 DAY OF July, 1979.

*Jeffrey M. Brown*  
 CITY ENGINEER

APPROVAL OF OMAHA CITY ENGINEER  
 I HEREBY CERTIFY THAT ADEQUATE PROVISIONS HAVE BEEN MADE FOR COMPLIANCE WITH TITLE 56 OF THE OMAHA MUNICIPAL CODE.

*Jeffrey M. Brown*  
 CITY ENGINEER

DATE July 2, 1979



DEDICATION  
 KNOW ALL MEN BY THESE PRESENTS THAT YORKSHIRE CORPORATION, BEING THE OWNERS OF THE PROPERTY DESCRIBED WITHIN THE SURVEYORS CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS TO BE NUMBERED AS SHOWN. SAID ADDITION TO BE HEREAFTER KNOWN AS YORKSHIRE HILLS 3<sup>RD</sup> AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF THE PROPERTY AS SHOWN ON THIS PLAT. WE DO ALSO GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT AND NORTHWESTERN BELL TELEPHONE COMPANY, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR AND RENEW WIRES, CABLES, CONDUITS, AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON LIGHT, HEAT AND POWER, AND FOR THE TRANSMISSION OF ELECTRIC CURRENT FOR KINDS AND THE RECEPTION ON, OVER, THROUGH, UNDER AND ACROSS A FIVE FOOT (5') WIDE STRIP OF LAND ABUTTING THE FRONT AND SIDE BOUNDARY LINE OF ALL INTERIOR LOTS LINES; AND A SIXTEEN FOOT (16') WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINE OF ALL INTERIOR LOTS. THE TERM EXTERIOR LOTS IS HEREBY DEFINED AS THOSE LOTS FORMING THE OUTER PERIMETER OF THE ABOVE DESCRIBED ADDITION. SAID SIXTEEN FOOT (16') WIDE EASEMENT WILL BE REDUCED TO AN EIGHT FOOT (8') WIDE EASEMENT WHEN ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED. NO PERMANENT BUILDINGS OR RETAINING WALLS SHALL BE PLACED IN THE SAID EASEMENT PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED. WE DO FURTHER GRANT PERPETUAL EASEMENTS TO METROPOLITAN UTILITIES DISTRICT, THEIR SUCCESSORS AND ASSIGNS TO ERECT, OPERATE, MAINTAIN, REPAIR AND RENEW, PIPELINES, HYDRAULIC AND OTHER RELATED FACILITIES AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER ON, THROUGH, UNDER AND ACROSS A FIVE FOOT (5') WIDE STRIP OF LAND ABUTTING ALL IN SAID EASEMENT WAYS, 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 HEREIN GRANTED.

IN WITNESS WHEREOF WE DO SET OUR NAMES THIS 6<sup>TH</sup> DAY OF April, 1979

*Leon A. Hickman* LEON A. HICKMAN, PRESIDENT  
*Bettie N. Hickman* BETTIE N. HICKMAN, SECRETARY

SURVEYORS CERTIFICATE  
 I, RONALD D. HILL, THE UNDERSIGNED REGISTERED LAND SURVEYOR DO HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED AND STAKED WITH IRON PINS ALL CORNERS OF ALL LOTS, STREETS, ANGLE POINTS AND ENDS OF CURVES IN YORKSHIRE HILLS 3<sup>RD</sup> ADDITION LOCATED IN THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 16 NORTH, RANGE 13 EAST OF THE 6<sup>TH</sup> P. M., DOUGLAS COUNTY NEBRASKA; AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE LOT 1, YORKSHIRE HILLS 2<sup>ND</sup>, THENCE N 00° 01' 03" W (ASSUMED BEARING) ALONG THE WEST LINE OF SAID LOT 1 A DISTANCE OF 160.01 FEET, THENCE N 89° 57' 49" E A DISTANCE OF 130.00 FEET, THENCE N 53° 17' 23" E A DISTANCE OF 72.26 FEET, THENCE SOUTHWESTERLY ALONG A CURVE TO THE LEFT (CHORD BEARING S 57° 21' 42" E, CHORD DISTANCE 141.09, RADIUS 200.00 FEET) AN ARC DISTANCE OF 144.19 FEET, TO A POINT ON THE WEST R.O.W. OF LOCKWOOD LANE, THENCE N 11° 58' 54" E ALONG SAID WEST R.O.W. A DISTANCE OF 293.39 FEET, THENCE NORTHEASTERLY CONTINUING ALONG SAID R.O.W. ALONG A CURVE TO THE RIGHT (CHORD BEARING N 54° 44' 19" E, CHORD DISTANCE 224.92, RADIUS 165.65) AN ARC DISTANCE OF 247.23 FEET, THENCE NORTHEASTERLY CONTINUING ALONG SAID R.O.W. OF LOCKWOOD LANE ALONG A CURVE TO THE LEFT (CHORD BEARING N 84° 08' 15" E, CHORD DISTANCE 160.90 FEET, RADIUS 348.21 FEET) AN ARC DISTANCE OF 162.37 FEET TO A POINT ON THE WEST R.O.W. OF STATE HIGHWAY NO. 73, THENCE S 22° 33' 17" E ALONG SAID R.O.W. OF STATE HIGHWAY NO. 73 A DISTANCE OF 50.07 FEET, THENCE S 22° 30' 54" E CONTINUING ALONG SAID R.O.W. OF STATE HIGHWAY NO. 73 A DISTANCE OF 639.02 FEET, THENCE S 89° 24' 13" W A DISTANCE OF 159.17 FEET, THENCE S 00° 01' 58" W A DISTANCE OF 132.01 FEET, THENCE N 89° 55' 18" W A DISTANCE OF 641.01 FEET TO A POINT ON THE EAST LINE OF LOT 7 YORKSHIRE HILLS 2<sup>ND</sup>, THENCE N 00° 00' 01" W ALONG SAID EAST PROPERTY LINE A DISTANCE OF 160.48 FEET TO A POINT ON THE SOUTH R.O.W. OF LOCKWOOD LANE, THENCE SOUTHWESTERLY ALONG A CURVE TO THE RIGHT ALONG SAID SOUTH R.O.W. A (CHORD BEARING S 86° 32' 39" W, CHORD DISTANCE 25.03 FEET, RADIUS 210.40 FEET) AN ARC DISTANCE OF 25.05 FEET, THENCE N 00° 02' 45" W A DISTANCE OF 50.00 TO POINT ON THE NORTH R.O.W. OF SAID LOCKWOOD LANE, THENCE S 89° 57' 49" W ALONG SAID NORTH R.O.W. A DISTANCE OF 149.92 FEET TO THE POINT OF BEGINNING AND CONTAINING 10.56 ACRES MORE OR LESS.

DATE APRIL 25, 1979  
*Ronald D. Hill*  
 RONALD D. HILL L.S. NO. 373

APPROVAL OF OMAHA CITY PLANNING BOARD  
 THIS PLAN OF YORKSHIRE HILLS 3<sup>RD</sup> (LOTS 1 THRU 14, INCLUSIVE), WAS APPROVED BY THE OMAHA CITY PLANNING BOARD ON THE 9<sup>th</sup> DAY OF MAY, 1979.

*William J. ...*  
 CHAIRMAN, OMAHA CITY PLANNING BOARD

APPROVAL OF OMAHA CITY COUNCIL  
 THIS PLAN OF YORKSHIRE HILLS 3<sup>RD</sup> (LOTS 1 THRU 14, INCLUSIVE), WAS ACCEPTED BY THE OMAHA CITY COUNCIL ON THE 12<sup>th</sup> DAY OF June, 1979.

*William J. ...*  
 MAYOR, CITY OF OMAHA

COUNTY TREASURERS CERTIFICATE  
 THIS IS TO CERTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED WITHIN THE SURVEYORS CERTIFICATE AND EMBRACED WITHIN THIS PLAT AS SHOWN BY THE RECORDS OF THIS OFFICE.

DATE Apr. 30, 1979  
*James J. ...*  
 DOUGLAS COUNTY TREASURER

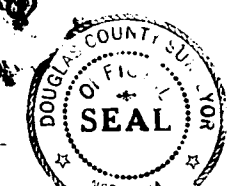
APPROVAL OF DOUGLAS COUNTY SURVEYOR  
 I HEREBY REVIEW THIS PLAN OF YORKSHIRE HILLS 3<sup>RD</sup> (LOTS 1 THRU 14, INCLUSIVE), THIS 1<sup>st</sup> DAY OF July, 1979.

*James J. ...*  
 DOUGLAS COUNTY SURVEYOR

ACKNOWLEDGEMENT OF NOTARY  
 STATE OF NEBRASKA )  
 ) SS  
 COUNTY OF DOUGLAS )

ON THIS 6<sup>th</sup> DAY OF April, 1979, BEFORE THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME LEON A. HICKMAN AND BETTIE N. HICKMAN, TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE AFFIXED TO THE DEDICATION ON THIS PLAT, AND THEY DID ACKNOWLEDGE THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED.

*Doyle A. Wiseland*  
 DOYLE A. WISELAND  
 NOTARY PUBLIC



*Design Engineering, Inc.*  
 LAND SURVEYORS ENGINEERS PLANNERS  
 1103 GALVIN RD. SOUTH-BELLEVUE, NEBRASKA 68005  
 402-291-6100