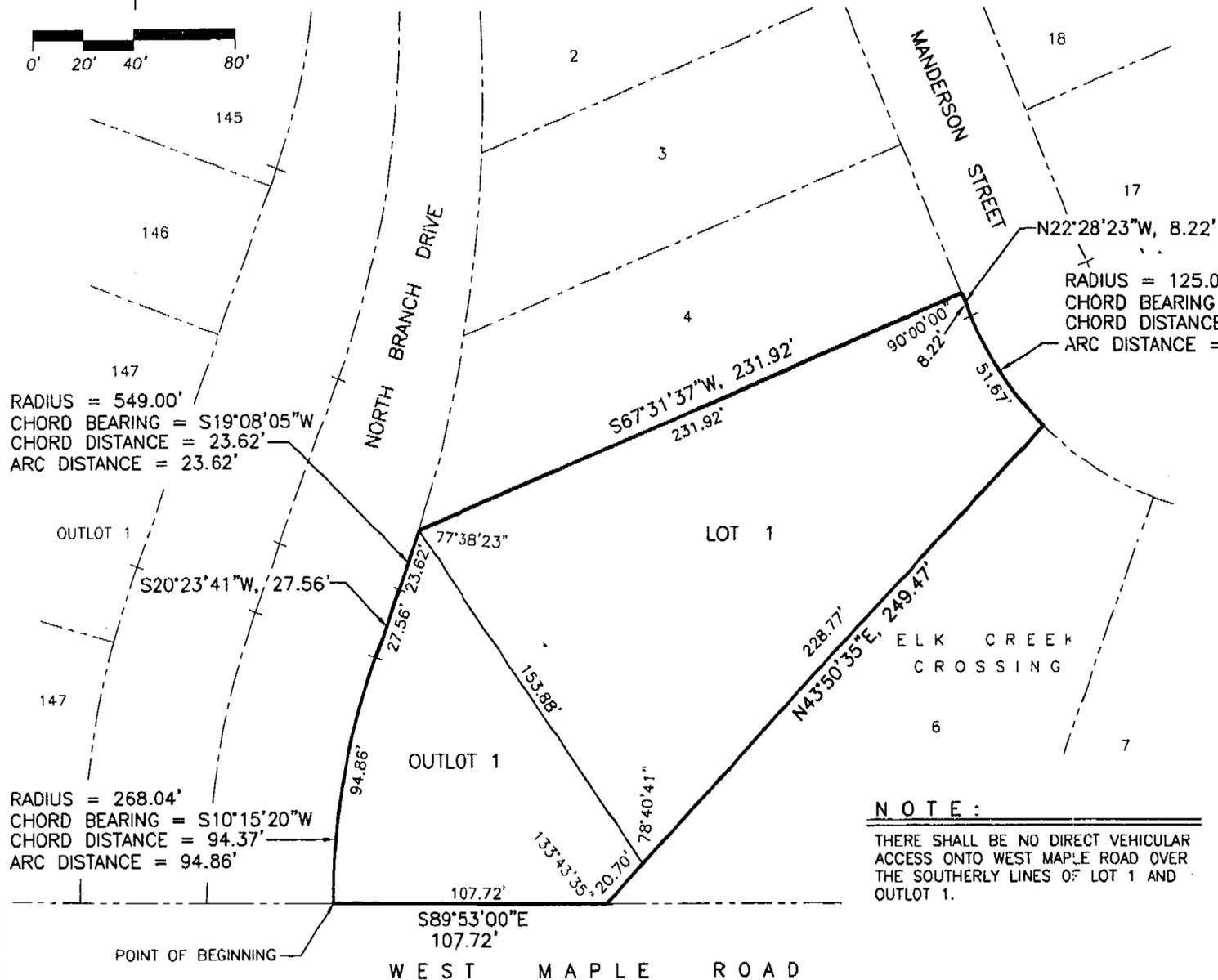
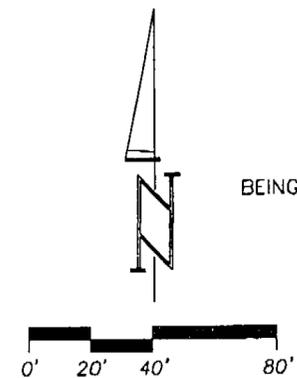


# ELK CREEK CROSSING REPLAT 1

LOT 1 AND OUTLOT 1

BEING A REPLATTING OF LOT 5, ELK CROSSING, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA.

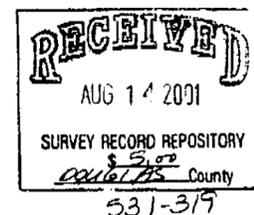
ELK CREEK CROSSING



### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREON AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL ACCESSIBLE CORNERS OF SAID BOUNDARY AND 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 ELK CREEK CROSSING REPLAT 1, LOT 1 AND OUTLOT 1. THE BOUNDARY OF SAID SUBDIVISION IS DESCRIBED AS FOLLOWS: BEGINNING AT THE SW CORNER OF SAID LOT 5; THENCE S89°53'00"E (ASSUMED BEARING) 107.72 FEET ON THE SOUTH LINE OF SAID LOT 5 TO THE SOUTHEASTERLY CORNER THEREOF; THENCE N43°50'35"E 249.47 FEET ON THE EASTERLY LINE OF SAID LOT 5 TO THE NORTHEASTERLY CORNER THEREOF; THENCE NORTHWESTERLY ON THE NORTHEASTERLY LINE OF SAID LOT 5 ON A 125.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N34°18'54"W, CHORD DISTANCE 51.30 FEET, AN ARC DISTANCE OF 51.67 FEET; THENCE CONTINUING NORTHWESTERLY N22°28'23"W 8.22 FEET ON THE NORTHEASTERLY LINE OF SAID LOT 5 TO THE NORTHERLY MOST CORNER THEREOF; THENCE S67°31'37"W 231.92 FEET ON THE NORTHERLY LINE OF SAID LOT 5 TO THE NORTHWESTERLY CORNER THEREOF; THENCE SOUTHERLY ON THE WESTERLY LINE OF SAID LOT 5 ON THE FOLLOWING 3 COURSES; THENCE ON A NONTANGENT 549.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S19°08'05"W CHORD DISTANCE 23.62 FEET, AN ARC DISTANCE OF 23.62 FEET; THENCE S20°23'41"W 27.56 FEET; THENCE ON A 268.04 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S10°15'20"W CHORD DISTANCE 94.37 FEET, AN ARC DISTANCE OF 94.86 FEET TO THE POINT OF BEGINNING.

MARCH 7, 2001  
DATE



### DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, BENCHMARK HOMES, BEING THE OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO A LOT AND AN OUTLOT TO BE NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS ELK CREEK CROSSING REPLAT 1, AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, QWEST 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, WIRES, CROSSARMS, DOWN GUYS 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 RECEPTION 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. 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, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

BENCHMARK HOMES, INC.

### ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA )  
COUNTY OF DOUGLAS)SS

BY: JACK CZERWINSKI, PRESIDENT

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001 BY JACK CZERWINSKI, PRESIDENT OF BENCHMARK HOMES, INC., ON BEHALF OF SAID BENCHMARK HOMES, INC.

NOTARY PUBLIC

### 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 EMBRACED WITHIN THIS PLAT, AS SHOWN ON THE RECORDS OF THIS OFFICE, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

DEPUTY

DOUGLAS COUNTY TREASURER

### APPROVAL OF CITY ENGINEER

I HEREBY APPROVE THIS PLAT OF ELK CREEK CROSSING REPLAT 1 ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

CITY ENGINEER

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

CITY ENGINEER

### NOTE:

THERE SHALL BE NO DIRECT VEHICULAR ACCESS ONTO WEST MAPLE ROAD OVER THE SOUTHERLY LINES OF LOT 1 AND OUTLOT 1.

### APPROVAL OF OMAHA CITY PLANNING BOARD

THIS PLAT OF ELK CREEK CROSSING REPLAT 1 WAS APPROVED BY THE OMAHA CITY PLANNING BOARD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

CHAIRMAN

### APPROVAL OF OMAHA CITY COUNCIL

THIS PLAT OF ELK CREEK CROSSING REPLAT 1 WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF OMAHA THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

MAYOR PRESIDENT CITY CLERK

### REVIEW BY DOUGLAS COUNTY ENGINEER

THIS PLAT OF ELK CREEK CROSSING REPLAT 1 WAS REVIEWED BY THE DOUGLAS COUNTY ENGINEER'S OFFICE ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

DOUGLAS COUNTY ENGINEER

SCALE: 1" = 40'	DATE: MAR. 7, 2001	DRAWN BY: RJR	CHECKED BY: RMB	REVISION:
ELK CREEK CROSSING REPLAT 1				
FINAL PLAT				
<b>2 THOMPSON, DREESSEN &amp; DORNER, INC.</b> Consulting Engineers & Land Surveyors 10836 OLD MILL ROAD OMAHA, NE 68154 (402) 330 - 8860				
122-200-13				
A12220013A.DWG				