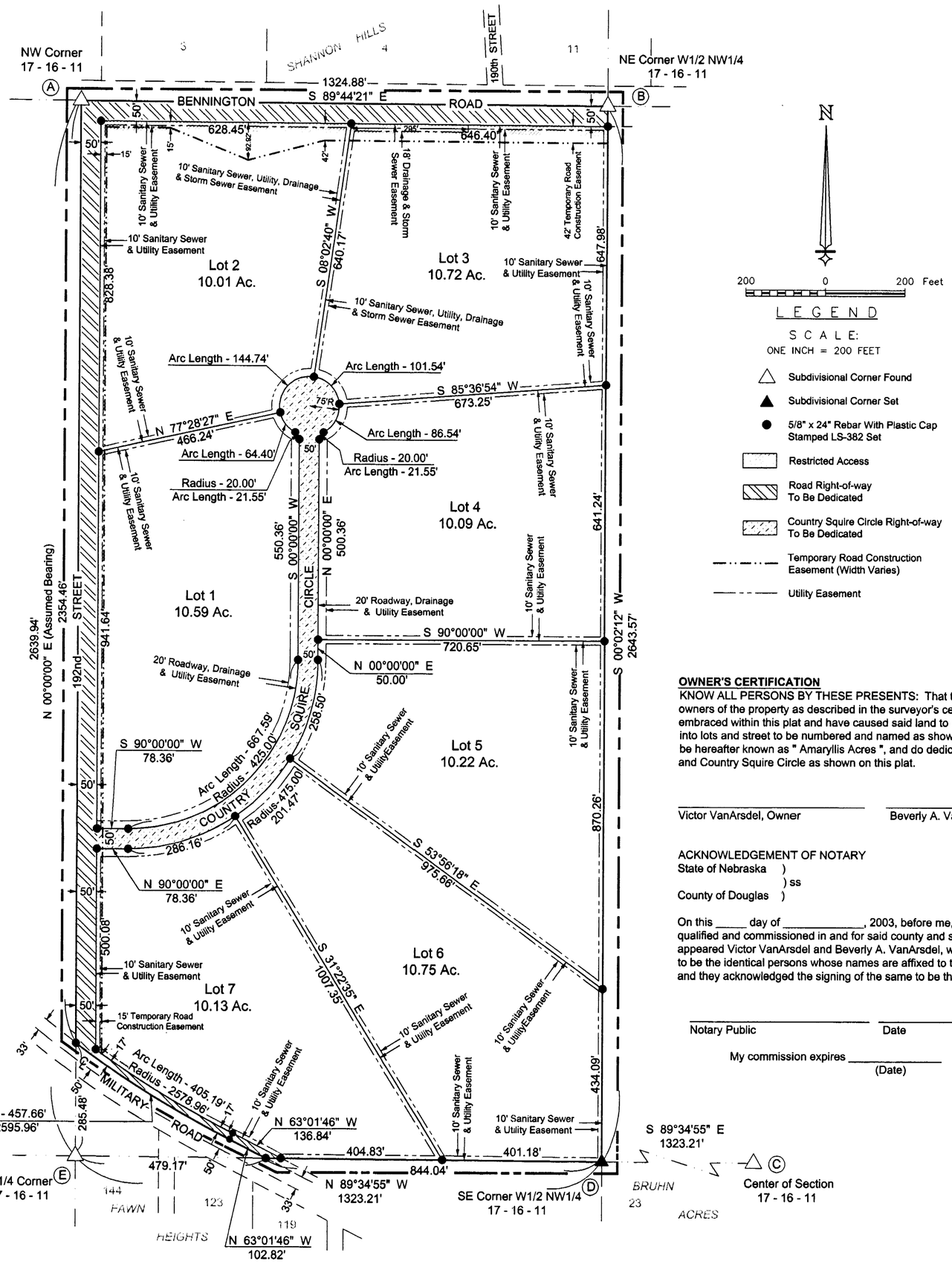
FINAL PLAT

AMARYLLIS ACRES

LOTS 1 Thru 7



Legal Description:

Part of the W½ of the NW¼ of Section 17, Township 16 North, Range 11 East of the 6th Principal Meridian, Douglas County, Nebraska and more particularly described as follows:

Beginning at the W¼ corner of Section 17, Township 16 North, Range 11 East; thence N 00°00'00" E (assumed bearing) along the westerly line of the NW¼ of said Section 17 a distance of 285.48 feet to a point on the northerly right-of-way line of Military Road and the Point of Beginning; thence continuing N 00°00'00" E along said westerly section line a distance of 2354.46 feet to the northwest corner of said Section 17; thence S 89°44'21" E along the northerly line of the W½ of the NW¼ of said Section 17 a distance of 1324.88 feet to the northeast corner of the W½ of the NW¼ of said Section 17, thence S 00°02'12" W along the easterly line of said W½ of the NW¼ a distance of 2643.57 feet to the southeast corner of said W½ of the NW¼; thence N 89°34'55" W along the southerly line of said W1/2 NW1/4 a distance of 844.04 feet to a point on the northerly right-of-way line of Military Road; thence along said northerly road right-of-way line as follows: N 63°01'46" W a distance of 102.82 feet to a Point of Curvature; thence along a 2595.96 foot radius curve to the right an arc distance of 457.66 feet to the Point of Beginning and containing 78.85 acres, more or less, of which 4.39 acres more or less, are to be dedicated as public right-of-way and 1.95 acres, more or less, are in Country Squire Circle right-of-way.

TEMPORARY ROAD CONSTRUCTION EASEMENT:

A strip of land, varying in width, lying adjacent to the northerly and westerly lines of Amaryllis Acres, a subdivision lying in the W½ of the NW¼ of Section 17, Township 16 North, Range 11 East of the 6th Principal Meridian, Douglas County, Nebraska and more particularly described as follows:

Beginning at the northwest corner of Lot 2 in Amaryllis Acres, a subdivision in the W½ of the NW¼ of Section 17, Township 16 North, Range 11 East; thence S 89°44'21" E (assumed bearing) along the northerly lines of Lots 2 and 3 in said subdivision a distance of 1274.85 feet to the northeast corner of said Lot 3; thence S 00°02'12" W along the easterly line of said Lot 3 a distance of 42.00 feet; thence departing said easterly lot line N 89°44'21" W a distance of 712.13 feet; thence S 75°27'30" W a distance of 199.30 feet; thence N 67°58'39" W a distance of 210.17 feet; thence N 89°44'21" W a distance of 159.93 feet; thence S 00°00'00" E a distance of 2315.84 feet to a point on the southerly line of Lot 7 in said subdivision; thence along said southerly lot line along a 2578.96 foot radius curve to the right an arc distance of 18.49 feet, said curve having a chord bearing of N 54°13'58" W and a chord distance of 18.49 feet to the southwest corner of Lot 7 in said subdivision; thence N 00°00'00" E along the westerly lines of Lot 7, 1 and 2 in said subdivision a distance of 2320.10 feet to the Point of Beginning.

OWNER'S CERTIFICATION

KNOW ALL PERSONS BY THESE PRESENTS: That the undersigned are owners of the property as described in the surveyor's certificate and embraced within this plat and have caused said land to be subdivided into lots and street to be numbered and named as shown, said subdivision to be hereafter known as " Amaryllis Acres ", and do dedicate the county roads and Country Squire Circle as shown on this plat.

Victor VanArsdel, Owner Beverly A. VanArsdel, Owner

ACKNOWLEDGEMENT OF NOTARY
State of Nebraska)
) ss
County of Douglas)

On this _____ day of _____, 2003, before me, a notary public, duly qualified and commissioned in and for said county and state, personally appeared Victor VanArsdel and Beverly A. VanArsdel, who are known to me to be the identical persons whose names are affixed to the foregoing instrument, and they acknowledged the signing of the same to be their voluntary act and deed.

Notary Public Date

My commission expires _____
(Date)

SURVEYOR'S CERTIFICATION:

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 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 Amaryllis Acres, Lots 1 through 7, and I further certify that the survey shown and described hereon was made under my direct supervision and that I am a duly Registered Land Surveyor under the laws of the State of Nebraska.

Richard L. Hansen
Registered Land Surveyor
Registration No. LS-382
Date: July 25, 2003
Client: Victor VanArsdel
Job No. 03-071

REGISTERED LAND SURVEYOR
RICHARD LEE HANSEN
LS-382
NEBRASKA

Doug 5.00
641-590

APPROVAL OF DOUGLAS COUNTY PLANNING COMMISSION:

This final plat of " Amaryllis Acres " was approved by the Douglas County Planning Commission on this _____day of _____,A.D., 2003.

Chairman

APPROVAL OF DOUGLAS COUNTY BOARD:

This final plat of " Amaryllis Acres " was approved by the Douglas County Board this _____ day of _____, A.D., 2003.

Chairman County Clerk

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 by the records of this office on this _____ day of _____A.D., 2003.

Deputy Douglas County Treasurer

REVIEW BY DOUGLAS COUNTY ENGINEER:

This final plat of " Amaryllis Acres " was reviewed by the Douglas County Engineer's Office this ____ day of _____, 2003.

Douglas County Engineer

TIES TO SUBDIVISIONAL CORNERS:

(A) Northwest Corner Section 17-16-11
FOUND BRASS CAP FLUSH WITH ASPHALT IN CENTERLINE OF E-W AND N-S COUNTY ROADS
75.70' NE to top of southwest corner of utility box
56.29' SW to nail in west end of 24" corrugated metal pipe

(B) Northeast Corner of the W1/2 of the NW1/4 of Section 17-16-11
FOUND STEEL MARKER WITH WASHER STAMPED LS-379 IN CENTERLINE OF E-W COUNTY ROAD
100' E to centerline of drive from north
41.48' ESE to northwest corner of utility box

(C) Center of Section 17-16-11
FOUND 1/2" OPEN-TOP PIPE BURIED 0.1' ON EAST SIDE OF STEEL FENCE POST
10' N to fence line from west
4' W to north-south fence line
2.20' E to 30d spike in hedge post
5.74' NW to 30d spike in top of fence post

(D) Southeast Corner of the W1/2 of the NW1/4 of Section 17-16-11
SET 5/8" X 24" REBAR WITH PLASTIC CAP STAMPED LS-382 FLUSH WITH GROUND
14.85' N to 30d spike in mulberry clump
17.25' ENE to "x" nails in 12" hackberry tree
6.71' WNW to 30d spike in mulberry clump

(E) W1/4 Corner Section 17-16-11
FOUND CONCRETE MONUMENT WITH BRASS CAP, EXPOSED 0.1'
150' N to centerline of E-W road
0.72' N to 60d spike in corner fence post
1.70' SE to 60d spike in brace post
4.63' S to 60d spike in brace post

BLAIR ENGINEERING & SURVEYING CO. INC.
936 GRANT ST., P.O. BOX 100
BLAIR, NEBRASKA 68008-0100
(402) 426-9414

JOB NO.: 03-071	FILE NO.: C:\EPI4\PROJECTS\03071\03-071.DWG	
CLIENT: VICTOR VANARSDEL	DRAWN BY: KSF	DATE: 11/06/03