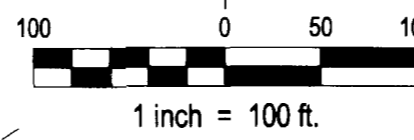
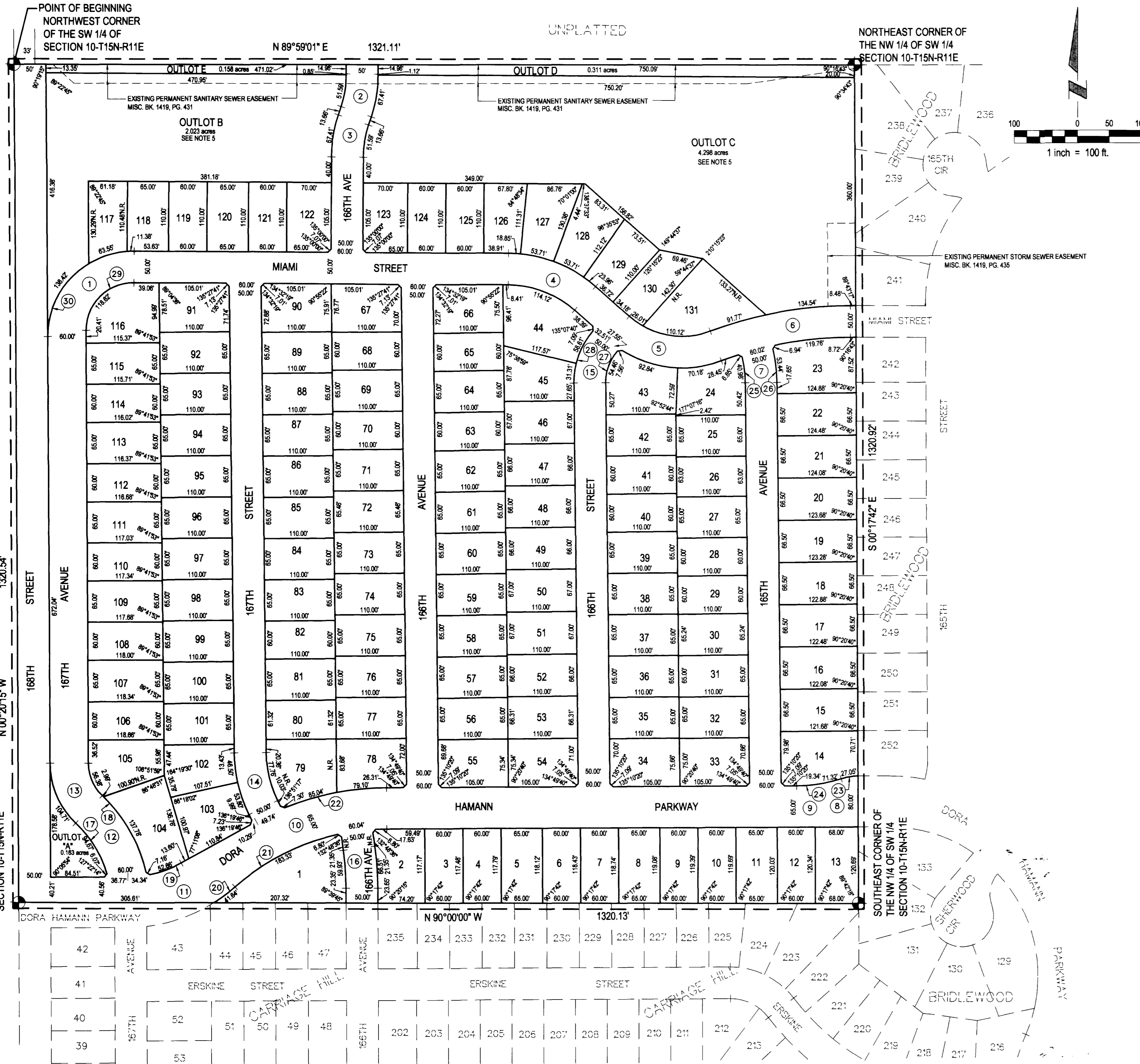


SHADOW GLEN

LOTS 1 THRU 131 INCLUSIVE AND OUTLOTS "A" THRU "E" INCLUSIVE

Being a platting of the NW 1/4 of the SW 1/4 of Section 10, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska



CENTER-LINE CURVE TABLE				
CURVE	RADIUS	LENGTH	TANGENT	DELTA
1	104.95	165.99	106.09	90°37'15"
2	188.04	60.48	30.51	18°25'46"
3	188.04	59.50	30.00	18°07'46"
4	183.04	132.18	69.12	41°22'27"
5	150.00	163.35	90.83	62°23'43"
6	600.78	217.27	109.84	20°43'19"
7	209.56	52.20	26.24	14°16'22"
8	265.37	44.67	22.39	9°38'37"
9	265.37	44.67	22.39	9°38'37"
10	392.50	223.08	114.84	32°33'52"
11	212.55	120.65	62.00	32°31'19"
12	209.66	164.33	86.64	44°54'22"
13	100.00	80.54	42.60	46°08'51"
14	197.48	89.03	45.28	25°49'51"
15	100.00	73.82	38.68	42°17'49"
16	480.25	63.22	31.65	7°32'31"

R.O.W. CURVE TABLE				
CURVE	RADIUS	LENGTH	TANGENT	DELTA
17	179.66	94.67	48.46	30°11'23"
18	239.66	140.77	72.48	33°39'16"
19	172.55	87.00	44.45	28°53'23"
20	252.55	41.64	20.87	9°26'46"
21	380.00	261.00	136.53	41°32'22"
22	425.00	213.88	109.25	28°50'01"
23	88.00	27.05	13.63	17°36'45"
24	232.00	71.32	35.94	17°36'45"
25	184.56	40.98	20.57	12°43'15"
26	234.56	53.44	26.84	13°03'12"
27	75.00	54.46	28.49	41°36'09"
28	125.00	89.92	47.00	41°12'54"
29	75.00	118.62	75.82	90°37'15"
30	134.89	213.35	136.36	90°37'15"

SURVEYOR'S CERTIFICATE

I hereby certify that I have made a ground survey of the subdivision described herein and that temporary monuments have been placed on the boundary of the within plat, and that a bond has been furnished to the City of Omaha to ensure placing of permanent monuments and stakes at all corners of all lots, streets, angle points and ends of all curves in Shadow Glen (the lots numbered as shown), being a platting of the NW 1/4 of the SW 1/4 of Section 10, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Northwest corner of said SW 1/4 of Section 10; thence N89°59'01"E (assumed bearing) along the North line of said SW 1/4 of Section 10, said line also being the South line of the NW 1/4 of said Section 10, a distance of 1321.11 feet to the Northeast corner of said NW 1/4 of the SW 1/4 of Section 10, said point also being the Northwest corner of Lot 238, Bridlewood (Lots 144 thru 252, inclusive), a subdivision located in said SW 1/4 of Section 10; thence S00°17'42"E along the East line of said NW 1/4 of the SW 1/4 of Section 10, said line also being the West line of said Bridlewood (Lots 144 thru 252, inclusive) and also the West right-of-way line of Dora Hamann Parkway, and also the West line of Bridlewood (Lots 1 thru 143, inclusive and Outlot "A") a subdivision located in the South 1/2 of said Section 10, a distance of 1320.92 feet to the Southeast corner of said NW 1/4 of the SW 1/4 of Section 10, said point also being the Northeast corner of Lot 223, Carriage Hill (Lots 111 thru 235, inclusive), a subdivision located in the South 1/2 of said SW 1/4 of Section 10; thence N90°00'00"W along the South line of said NW 1/4 of the SW 1/4 of Section 10, said line also being the North line of said Carriage Hill (Lots 111 thru 235, inclusive), and also the North right-of-way line of 166th Avenue, and also the North line of Lots 47, 46, 45 and 44, Carriage Hill (Lots 1 thru 110, inclusive, and Outlot "A"), a subdivision located in said South 1/2 of the SW 1/4 of Section 10, and also the North right-of-way line of Dora Hamann Parkway and the Westerly extension thereof, a distance of 1320.13 feet to the Southwest corner of said NW 1/4 of the SW 1/4 of Section 10; thence N00°20'15"W along the West line of said SW 1/4 of Section 10, a distance of 1320.54 feet to the point of beginning.

Said tract of land contains an area of 40.040 acres, more or less.

Robert Clark 11-26-03
Robert Clark, LS - 419 Date



DEDICATION

Know all men by these presents that we, Lane Building Corporation, owners of the property described in the Certification of Survey and embraced within the plat, have caused said land to be subdivided into lots and streets to be numbered and named as shown, said subdivision to be hereafter known as SHADOW GLEN (lots numbered as shown), and we do hereby ratify and approve of the disposition of our property as shown on the plat. We do hereby dedicate to the public for public use the streets, avenues and circles, and we do hereby grant easements as shown on this plat. We do further grant a perpetual easement to the Omaha Public Power District, Qwest Communications 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, 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 and for the transmission of signals and sounds of all kinds including signals provided by a cable television system, and the reception on, over, through, under and across a five-foot (5) wide strip of land abutting all front and side boundary lot lines; an eight-foot (8) wide strip of land abutting the rear boundary lines of all interior lots; and a sixteen-foot (16) wide strip of land abutting the rear boundary lines of all exterior lots. The term exterior lots is herein 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 strip when the adjacent land is surveyed, platted and recorded. No permanent buildings or retaining walls shall be placed in the 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 hands.

LANE BUILDING CORPORATION

Jerry L. Standerford
Jerry L. Standerford, President

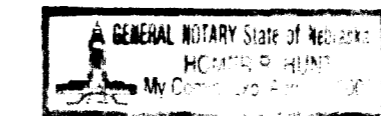
ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF DOUGLAS

On this 1st day of Dec., 2003, before me a Notary Public, duly commissioned and qualified in and for said County, appeared Jerry L. Standerford, President of Lane Building Corporation, known by me to be the identical person whose name is affixed to the dedication on this plat, and acknowledged the execution thereof to be his voluntary act and deed as such officer of said corporation.

WITNESS my hand and Notarial Seal the day and year last above written.

Homer R. Hunt
Homer R. Hunt
Notary Public



APPROVAL OF CITY ENGINEER OF OMAHA

I hereby approve this plat of SHADOW GLEN (lots numbered as shown) as to the Design Standards.

Jerry Kereggan 12/5/13
CITY ENGINEER DATE

I hereby certify that adequate provisions have been made for compliance with Chapter 53 of the Omaha Municipal Code.

Michael J. Mackena 8/25/04
CITY ENGINEER DATE

APPROVAL OF OMAHA CITY PLANNING BOARD

This plat of SHADOW GLEN (lots numbered as shown) was approved by the City Planning Board.

Barbara J. Jovan 11/05/03
CHAIRMAN OF CITY PLANNING BOARD DATE

REVIEW OF DOUGLAS COUNTY ENGINEER

This plat of SHADOW GLEN (lots numbered as shown) was reviewed by the office of the Douglas County Engineer.

Barbara J. Jovan 11/25/03
DOUGLAS COUNTY ENGINEER DATE

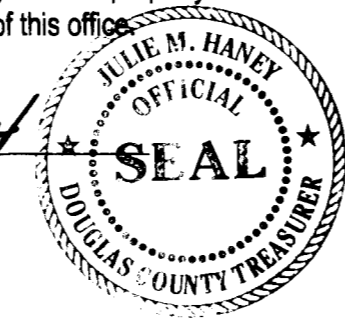
NOTES:

1. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
2. ALL LOTS LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS (N.R.).
3. ALL DIMENSIONS AND ANGLES SHOWN WITH PARENTHESES ARE FOR THE LOCATION OF EASEMENTS.
4. A PERMANENT STORM SEWER AND DRAINAGEWAY EASEMENT IS GRANTED TO S.I.D. NO. 497 AND TO THE CITY OF OMAHA OVER ALL OF OUTLOTS "B" AND "C".
5. OUTLOTS "A", "B" AND "C" SHALL BE OWNED AND MAINTAINED BY THE ASSOCIATION. THE SUBDIVIDER SHALL TRANSFER OWNERSHIP OF THESE OUTLOTS CONTEMPORANEOUSLY WITH THE FILING OF THE FINAL PLAT. OUTLOTS "B" AND "C" THAT ARE DESIGNATED AS DRAINAGEWAY EASEMENTS AS A CREEK OR NATURAL DRAINAGE CHANNEL SHALL BE MAINTAINED INCLUDING MOWING, TREE REMOVAL AND OTHER VEGETATION CONTROL, BY THE ASSOCIATION. PUBLIC MAINTENANCE OF THESE OUTLOTS "B" & "C" WILL BE LIMITED TO CLEANING OBSTACLES FROM WITHIN THE DRAINAGEWAY AND MAY BE PAID BY THE DISTRICT FROM ITS OPERATING FUND. AS A NATURAL OR MANMADE DRAINAGEWAY, ANY CHANNEL MAY MEANDER OUT OF THE BOUNDARIES OF THE OUTLOT. THE PUBLIC HAS NO RESPONSIBILITY TO PREVENT SUCH MEANDERING.

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 in this plat as shown by the records of this office.

Julie M. Haney 8-24-04
COUNTY TREASURER DATE



OMAHA CITY COUNCIL ACCEPTANCE

This plat of SHADOW GLEN (lots numbered as shown) was approved by the City Council of Omaha.

Mike Jolley 4/27/2004
MAYOR DATE

Christa Brown CITY CLERK
Jim Votaw PRESIDENT OF COUNCIL

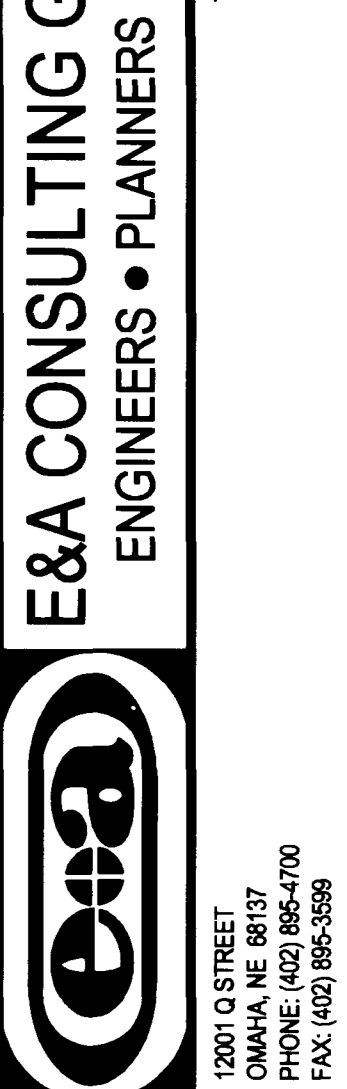


DEED 2004114422



RUG 27 2004 14:38 P 7

E&A CONSULTING GROUP, INC.
ENGINEERS • PLANNERS • SURVEYORS



12001 O STREET
OMAHA, NE 68137
PHONE: (402) 865-4700
FAX: (402) 865-3598

SHADOW GLEN
OMAHA, NEBRASKA

FINAL PLAT

Proj No:	200315101	Revisions:	
Date:	09-03-03	Date:	
Designed By:	JDE	Date:	
Drawn By:	TRH	Date:	
Scale:	1" = 100'	Date:	
Sheet:	1 of 1	Date:	

SHADOW GLEN (1-131, O.L. 4-E)
G/19-3