VAVRINA MEADOWS
21ST ADDITION
BASED ON VA VRINA MEADOWS
1ST ADDITION PRELIMINARY
PLAT NO. 00022

SURVEYOR'S CERTIFICATE

I hereby certify that I have accurately surveyed and staked out the foregoing plat of "VAVRINA MEADOWS 21ST ADDITION", a final plat of Dollot A, Vavrina Meadows 18th Addition and Lot 5, Vavrina Meadows 13th Addition, located in Section 24, T. 119 N., R. 6 E., of the 6th P.M. Lancaster County, Nebraska, more particularly described as follows:

Beginning at the southeast corner of said Dollot A and extending thence N 88° 29' 42" E. 110.00 feet:
Thence N 01° 57' 02" E. 5.00 feet:
Thence N 01° 57' 02" E. 15.00 feet:
Thence N 01° 57' 02" E. 25.00 feet:
Thence N 01° 57' 02" E. 114.19 feet:
Thence N 01° 57' 02" E. 60.00 feet:
Thence N 01° 57' 02" E. 42.33 feet:
Thence N 01° 57' 02" E. 52.52 feet:
Thence N 01° 57' 02" E. 60.00 feet:
Thence N 01° 57' 02" E. 104.00 feet:
Thence N 01° 57' 02" E. 40.00 feet:
Thence N 01° 57' 02" E. 240.00 feet:
Thence N 01° 57' 02" E. 35.00 feet:
Thence N 01° 57' 02" E. 110.00 feet:
Thence N 01° 57' 02" E. 99.17 feet to a point on a circular curve to the right with a radius of 60.00 feet and a central angle of 120.00 feet and whose chord (121.44 feet) bears N 61° 06' 20" W.:
Thence along the arc of said curve 121.44 feet:
Thence N 30° 00' 00" W. 306.61 feet:
Thence N 59° 17' 38" W. 60.00 feet:
Thence N 59° 17' 38" W. 60.00 feet:
Thence N 59° 17' 38" W. 250.00 feet:
Thence N 59° 17' 38" W. 100.00 feet:
Thence N 59° 17' 38" W. 250.00 feet:
Thence N 59° 17' 38" W. 360.00 feet:
Thence N 20° 09' 05" W. 51.13 feet:
Thence N 01° 57' 02" E. 99.17 feet to the point of beginning containing 9.12 acres, more or less.

Permanently monuments have been placed at all corners on the boundary of this subdivision.

Temporary markers have been placed on edge corners within the subdivision at points of tangency and curvature along the periphery of each block and at the center of each lot. The Subdivider will post a survey to ensure the placement of permanent markers at each lot and block corner and at all points of tangency and curvature. The Lincoln Land Subdivision Ordinance, Title 26 of the Lincoln Municipal Code and the Subdividers agreement on the placement of permanent markers will be continued prior to construction of or the conveyance of any lot shown on this plat.

All dimensions are chord measurements unless shown otherwise, and are feet or decimals of a foot.

Signed this 19th day of August, 2004.

[Signature]
Notary Public

LIEN HOLDER CONSENT AND SUBORDINATION

The undersigned holder of that certain lien against the real property described in the plat known as "VAVRINA MEADOWS 21ST ADDITION" does hereby consent to the dedication of and subordinate the Lien to any utility (sewer, water, electric, cable TV, telephone, natural gas) easement of streets or roads, pedestrian way easements, and access easements and all limitations of access, dedicated to the public, all shown on the plat, but not otherwise. The undersigned holder certifies that it is the holder of the Lien and has not assigned the Lien to any other person.

[Signature]
Lien Holder

[Signature]
Title
Name of Individual

STATE OF NEBRASKA
COUNTY OF LANCASTER

The foregoing instrument was acknowledged before me this 19th day of August, 2004 by:

[Signature]
Individual's Name
Titular

[Signature]
on behalf of said

[Signature]
Lien Holder

NOTARY PUBLIC

DEDICATION

The foregoing plat known as "VAVRINA MEADOWS 21ST ADDITION", and as described in the Surveyor's Certificate is made with the free consent and in accordance with the desires of the undersigned sole owners and the easements shown thereon hereby granted in perpetuity to the City of Lincoln, Nebraska, a municipal corporation, Atlee, Time Warner Entertainment - Advance/Nebraska, Aquila, Lincoln Electric System, their successors and assigns, to allow entry for the purposes of construction, reconstruction, replacement, repair, operation and maintenance of wires, cables, conduits, fixtures, poles, towers, pipes and equipment for the distribution of electricity and gas, telephone and cable television, wastewater collector, storm drains, water mains and all appurtenances thereto, over, upon or under the easements as shown on the foregoing plat. The construction or location of any building or structure, excluding fences, over, upon or under any easement shown thereon shall be prohibited.

The City of Lincoln, its successors or assigns are hereby held harmless for the cost of replacement or damage to any improvement or vegetation over, upon or under any easement shown thereon and the easements shown thereon are hereby granted in perpetuity to the City of Lincoln, Nebraska.

The streets shown are hereby dedicated to the public.


[Signature]
Manager

[Signature]
Vice President

[Signature]
Manager

[Signature]
Manager

ACKNOWLEDGEMENT

STATE OF NEBRASKA
COUNTY OF LANCASTER

The foregoing instrument was acknowledged before me this 21st day of August, 2004 by Richard C. Kraeger, President of R.C. Kraeger Development Company, a Nebraska Corporation, Richard C. Kraeger, General Partner of R.C. Kraeger Development Company, an individual, and General Partner of Kraeger A.E. a Nebraska Limited Partnership, an individual, and Kraeger A.E. a Nebraska Limited Partnership, an individual, and Kraeger A.E. a Nebraska Limited Partnership, an individual, and Kraeger A.E. a Nebraska Limited Partnership, an individual.

[Signature]
Manager

[Signature]
Manager

[Signature]
Manager

[Signature]
Manager

[Signature]
Manager

[Signature]
Manager

NOTARY PUBLIC

PLANNING DIRECTOR'S APPROVAL

The Planning Director, pursuant to Section 26.11.060 of the LMC, hereby approves this Final Plat.

[Signature]
Planning Director

[Signature]
Planning Director

ATTEST:

[Signature]
Planning Director