

**LEGAL DESCRIPTION**  
 A tract of land located in the Southeast 1/4 of the Northeast 1/4 and the North 1/2 of the Southeast 1/4 of Section 33, T11N, R6W of the 6th P.M., Hamilton County, Nebraska, more particularly described as follows:

Beginning at the Northwest corner of Lot 27, Northridge Subdivision in the City of Aurora, Hamilton County, Nebraska; thence S 01°41'31" E on the West line of said Lot 27, 25.54 feet to the Northeast corner of Lot 26 of said Northridge Subdivision; thence S 88°21'06" W on the North line of said Lot 26, 60.16 feet to the Northwest corner of said Lot 26; thence S 18°33'54" W on the West line of said Lot 26, 117.90 feet to the Southwest corner of said Lot 26; thence Northwesterly on a 470.00 foot radius curve to the right, 11.25 feet on the North Right-of-Way line of Beechwood Drive, of which said curve has a chord bearing of N 70°48'35" W, 11.25 feet; thence S 19°56'02" W, 185.88 feet to the Southwest corner of Lot 25 of said Northridge Subdivision; thence N 64°12'08" W on the North line of Lots 22 and 23 of said Northridge Subdivision, 94.97 feet; thence N 56°45'35" W on the North line of Lots 21 and 22, 73.56 feet; thence N 51°13'08" W on the North line of said Lot 21, 86.65 feet; thence N 49°17'01" W on said North line, 16.12 feet to the Northwest corner of said Lot 21; thence S 54°00'02" W on the North line of Lots 20 and 21 of said Northridge Subdivision, 173.28 feet; thence S 26°50'47" W on the West line of said Lot 20, 93.70 feet to the Southwest corner of said Lot 20; thence S 00°14'29" E on the West line of Lot 19 of said Northridge Subdivision, 93.71 feet; thence S 27°21'17" E on said West line, 81.47 feet to the Northeast corner of Lot 1, Streeter Park Second Subdivision in the City of Aurora, Hamilton County, Nebraska; thence S 88°40'36" W on the North line of said Lot 1, 1092.11 feet to the Northwest corner of said Lot 1; thence N 01°31'01" W and perpendicular to the North line of the Southeast 1/4 of said Section, 482.01 feet to a point on said North line; thence N 88°28'59" E on said North line, 801.28 feet; thence N 01°31'01" W and perpendicular to said North line, 265.55 feet; thence S 55°58'26" E, 386.72 feet; thence Southeasterly on a 790.00 foot radius curve to the left, 104.29 feet of which said curve has a chord bearing of S 40°55'35" E, 104.22 feet; thence Southeasterly on a 790.00 foot radius curve to the left, 23.30 feet of which said curve has a chord bearing of S 45°33'11" E, 23.30 feet; thence S 46°23'53" E, 401.65 feet to a point of curvature; thence Southeasterly on a 270.00 foot radius curve to the left, 44.48 feet of which said curve has a chord bearing of S 51°15'55" E, 44.43 feet; thence Southeasterly on a 270.00 foot radius curve to the left, 131.25 feet of which said curve has a chord bearing of S 69°54'38" E, 129.96 feet to the Point of Beginning, containing 19.48 acres, more or less.

**SURVEYOR'S CERTIFICATE**  
 I, Terry L. Schulz, a Registered Land Surveyor of the State of Nebraska, do hereby certify that the survey described above was made by me or under my direct supervision on February 21, 2023; also that all dimensions are in feet and are correct to the best of my knowledge and belief.

Terry L. Schulz, State of Nebraska, LS#550  
 Date: 7-11-2023



**DEDICATION**  
 Know all men by these presents, that Gerald D. Warren and Emily Jasnowski, Managers of Streeter, LLC, owners of the land described hereon, has caused same to be surveyed, subdivided, platted and designated as "NORTHDRIDGE SECOND SUBDIVISION", an addition to the City of Aurora, Hamilton County, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the right-of-way as shown thereon to the public for their use forever, and the easements as shown thereon for the location, construction and maintenance of public service utilities, together with the right of ingress and egress thereto, and hereby prohibiting the planting of trees, bushes, and shrubs, or placing other obstruction upon, over, along or underneath the surface of such easement; and that foregoing subdivision as more particularly described in the description as appears on this plat is made with the free consent and in accordance with the desires of the undersigned owners and proprietors.

IN WITNESS WHEREOF, we have affixed our signatures thereto at Aurora, Nebraska, this 12<sup>th</sup> day of July, 2023.

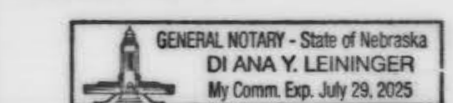
Gerald D. Warren, Manager of Streeter, LLC  
 Emily Jasnowski, Manager of Streeter, LLC

**ACKNOWLEDGEMENT**  
 State of Nebraska )  
 County of Hamilton ) SS

On the 12<sup>th</sup> day of July, 2023, before me DiAna Leininger, Notary Public within and for said County, personally appeared Gerald D. Warren, Manager of Streeter, LLC, to me personally known to be the identical person whose signature is affixed hereto, and that he did acknowledge the execution thereof to be his voluntary act and deed, and that he is empowered to make the above dedication for and in behalf of said "NORTHDRIDGE SECOND SUBDIVISION".

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed by official seal at Aurora, Nebraska, on the date last above written.

My commission expires July 29, 2025



**FINAL PLAT**  
**NORTHDRIDGE SECOND SUBDIVISION**  
 of Part of the Southeast 1/4 of the Northeast 1/4 and part of the North 1/2 of the Southeast 1/4 of Section 33, T11N, R6W of the 6th P.M., Hamilton County, Nebraska.

**ACKNOWLEDGEMENT**  
 State of Nebraska )  
 County of Hamilton ) SS

On the 12<sup>th</sup> day of July, 2023, before me DiAna Leininger, Notary Public within and for said County, personally appeared Emily Jasnowski, Manager of Streeter, LLC, to me personally known to be the identical person whose signature is affixed hereto, and that she did acknowledge the execution thereof to be her voluntary act and deed, and that she is empowered to make the above dedication for and in behalf of said "NORTHDRIDGE SECOND SUBDIVISION".

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed by official seal at Aurora, Nebraska, on the date last above written.

My commission expires July 29, 2025



**APPROVAL**  
 The foregoing plat was reviewed by the Planning Commission of Aurora on this 5<sup>th</sup> day

of July, 2023.

Mayor: Marilyn DeLeon  
 City Clerk: Barbey Millhoben

**COUNTY TREASURER'S CERTIFICATE**

I hereby certify that on this 14 day of July, 2023, the records of my office show no taxes due or delinquent upon the property described in the legal description on this plat.

Joann M. Griffith, County Treasurer

**REGISTER OF DEEDS CERTIFICATE**

This instrument was filed for record on July 14, 2023, at 9:15 o'clock A.M.

and duly recorded and entered for taxation in Vol. MISC of Book 56, Page 256 Also Plat Cabinet C Page 382

A recording fee of \$ 6.00 was paid. Dated this 14<sup>th</sup> day of July, 2023.

Register of Deeds: Jim M. Derron



**FIELD NOTES**  
 A) Northeast Corner, Section 33, T11N, R6W:  
 Found 2" Aluminum Cap.  
 84.12' SE to 5/8" Iron Bar.  
 60.03' SW to 5/8" Iron Bar.  
 58.15' NW to Nail in Sign Post.  
 75.30' NE to Nail in top of Corner Fence Post.  
 B) Center of Section 33, T11N, R6W:  
 Found 2" Iron Pipe.  
 12.41' South to 1/2" Pin 3.0' below grade.  
 165.05' South to 1/2" Iron Pipe.  
 465.97' South to 5/8" Rebar.  
 C) East 1/4 Corner, Section 33, T11N, R6W:  
 Found 2" Aluminum Cap.  
 70.83' NE to Punch Hole on Top of CMP, West End.  
 62.09' West to Chiselled "X" in Top of Right-of-Way Marker.  
 63.05' West to 5/8" Rebar.  
 68.16' West to 5/8" Rebar.  
 65.15' WNW to 5/8" Rebar.  
 69.93' WNW to 5/8" Rebar.

**Curve Data**

A) Radius: 940.00' Arc Length: 133.70' Chord Length: 133.58' Chord Bearing: S 41°01'53" E	K) Radius: 790.00' Arc Length: 23.30' Chord Length: 23.30' Chord Bearing: S 45°33'11" E
B) Radius: 940.00' Arc Length: 77.04' Chord Length: 77.02' Chord Bearing: S 47°27'14" E	L) Radius: 790.00' Arc Length: 104.29' Chord Length: 104.22' Chord Bearing: S 40°55'35" E
C) Radius: 1060.00' Arc Length: 66.88' Chord Length: 66.87' Chord Bearing: S 48°12'39" E	M) Radius: 1000.00' Arc Length: 135.26' Chord Length: 135.16' Chord Bearing: S 40°39'21" E
D) Radius: 1060.00' Arc Length: 118.04' Chord Length: 117.98' Chord Bearing: S 43°12'47" E	N) Radius: 1000.00' Arc Length: 92.00' Chord Length: 91.97' Chord Bearing: S 47°09'58" E
E) Radius: 470.00' Arc Length: 7.03' Chord Length: 7.03' Chord Bearing: S 40°27'04" E	O) Radius: 1000.00' Arc Length: 61.71' Chord Length: 61.70' Chord Bearing: S 48°15'02" E
F) Radius: 470.00' Arc Length: 125.37' Chord Length: 125.00' Chord Bearing: S 48°31'17" E	P) Radius: 1000.00' Arc Length: 112.75' Chord Length: 112.69' Chord Bearing: S 43°15'10" E
G) Radius: 470.00' Arc Length: 114.12' Chord Length: 113.84' Chord Bearing: S 63°07'09" E	Q) Radius: 530.00' Arc Length: 17.33' Chord Length: 17.32' Chord Bearing: S 40°57'34" E
H) Radius: 470.00' Arc Length: 11.25' Chord Length: 11.25' Chord Bearing: N 70°48'35" W	R) Radius: 530.00' Arc Length: 130.33' Chord Length: 130.00' Chord Bearing: S 48°56'26" E
I) Radius: 270.00' Arc Length: 131.25' Chord Length: 129.96' Chord Bearing: S 69°54'38" E	S) Radius: 530.00' Arc Length: 130.33' Chord Length: 130.00' Chord Bearing: S 63°01'47" E
J) Radius: 270.00' Arc Length: 44.48' Chord Length: 44.43' Chord Bearing: S 51°15'55" E	

