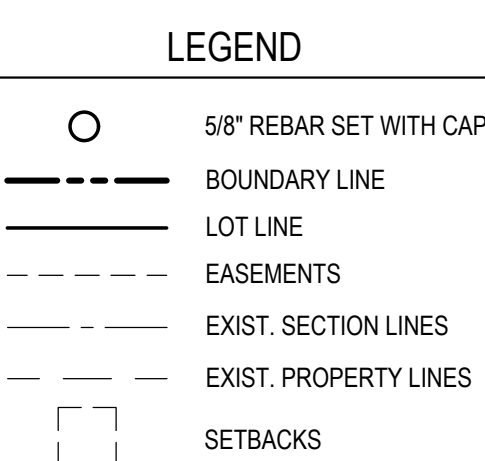
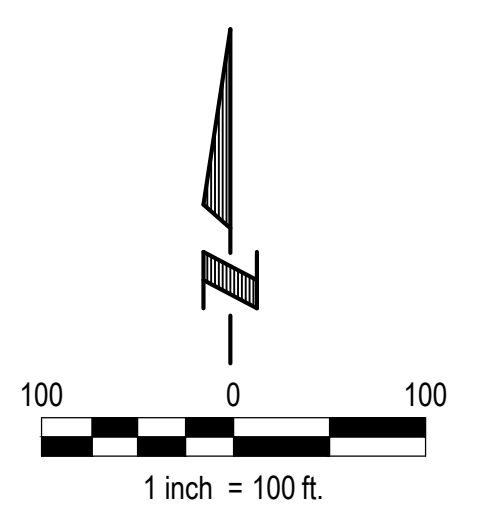
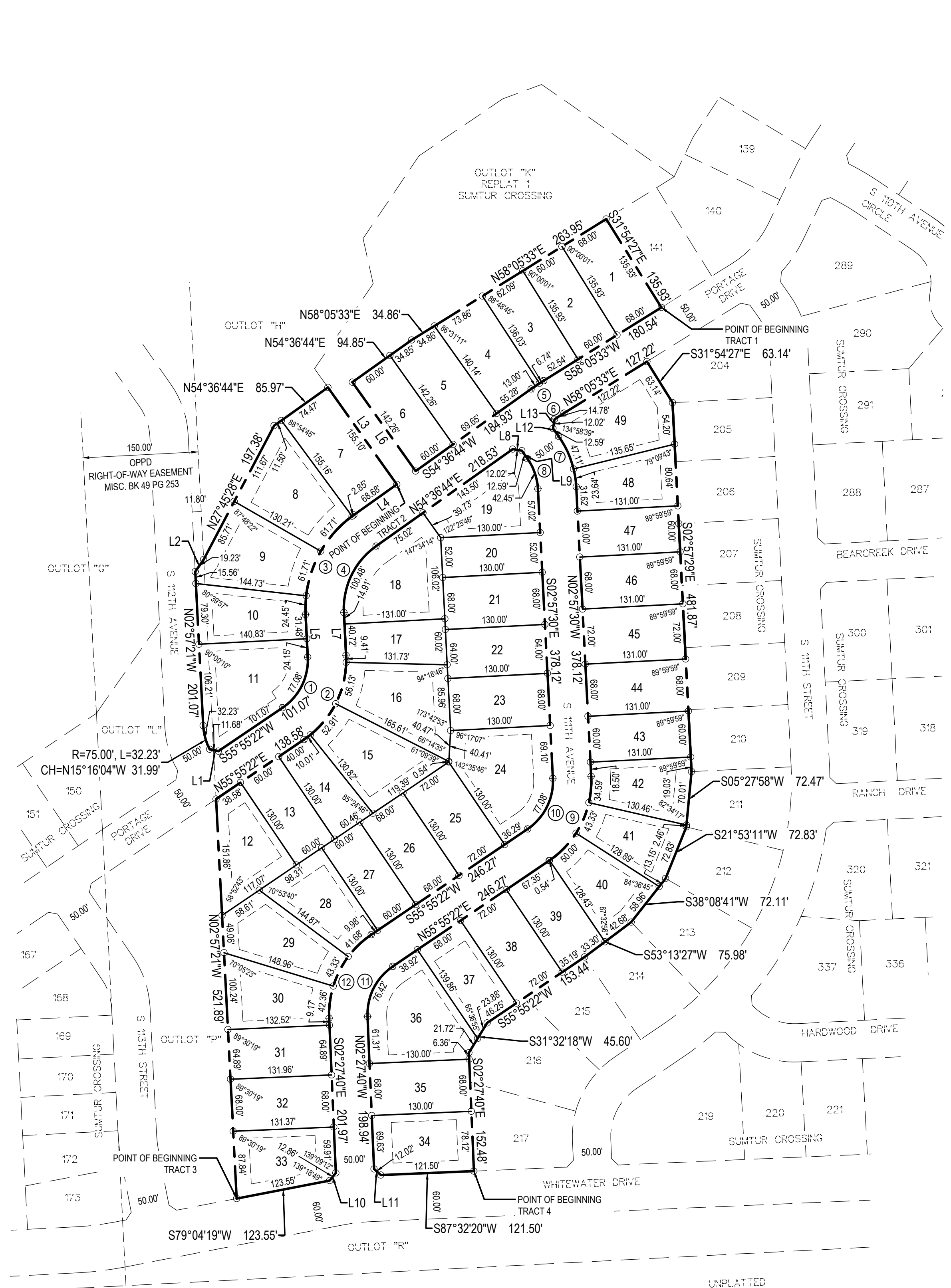


# SUMTUR CROSSING REPLAT 2

LOTS 1 THRU 49 INCLUSIVE

BEING A REPLATING OF LOTS 142 THRU 150, LOTS 174 THRU 203, SUMTUR CROSSING, A SUBDIVISION LOCATED IN PART OF THE NE1/4 OF THE NE1/4, PART OF THE SE1/4 OF THE NE1/4, PART OF THE SW1/4 OF THE NE1/4, PART OF THE NW1/4 OF THE NE1/4, ALL LOCATED IN SECTION 5, TOWNSHIP 13 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.



FRONT YARD	25'
SIDE YARD	10'
STREET SIDE YARD	15'
REAR YARD	20'

LOT AREAS		LOT AREAS		LOT AREAS	
LOT NO.	SQ. FOOTAGE	LOT NO.	SQ. FOOTAGE	LOT NO.	SQ. FOOTAGE
1	9,243	18	13,631	35	8,840
2	8,156	19	11,324	36	14,380
3	8,249	20	6,760	37	8,947
4	9,799	21	8,840	38	9,360
5	9,871	22	8,320	39	8,836
6	8,535	23	8,840	40	9,731
7	11,322	24	14,968	41	8,478
8	12,760	25	9,360	42	9,196
9	12,216	26	8,840	43	7,860
10	9,553	27	7,800	44	8,908
11	14,857	28	9,955	45	9,432
12	10,118	29	11,082	46	8,908
13	7,800	30	10,298	47	7,860
14	7,183	31	8,581	48	8,939
15	11,987	32	8,953	49	13,448
16	12,876	33	10,200		
17	7,217	34	10,120		

Curve	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH
1	75.00'	77.08'	S26°28'56"W	73.73'
2	125.00'	128.46'	N26°28'56"E	122.88'
3	150.00'	150.72'	S25°49'37"W	144.46'
4	100.00'	100.48'	N25°49'37"E	96.31'
5	325.00'	19.74'	S56°21'09"W	19.74'
6	275.00'	14.78'	N56°33'09"E	14.78'
7	125.00'	70.75'	N19°10'23"W	69.81'
8	75.00'	42.45'	S19°10'23"E	41.89'
9	125.00'	128.46'	N26°28'56"E	122.88'
10	75.00'	77.08'	S26°28'56"W	73.73'
11	75.00'	76.42'	N26°43'51"E	73.16'

LINE	BEARING	LENGTH
L1	N77°27'10"W	11.68'
L2	N34°52'51"E	19.23'
L3	S35°23'16"E	155.10'
L4	S54°36'44"W	68.68'
L5	S2°57'30"E	55.63'
L6	N35°23'16"W	142.26'
L7	N2°57'30"W	55.63'
L8	S80°23'16"E	12.02'
L9	S35°23'16"E	12.59'
L10	S38°23'08"W	12.86'
L11	N47°27'40"W	12.02'
L12	N35°23'16"W	12.59'
L13	N8°38'06"E	12.02'

- NOTES:**
- ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
  - ALL LOT LINES ARE RADIAL TO CURVED STREETS UNLESS SHOWN AS NONRADIAL (N.R.).
  - THE CHAMFERS FOR SIDEWALKS ON CORNER LOTS ARE SET AT TWELVE AND HALF FEET (12.5) RADII FROM THE INTERSECTION OF RIGHT-OF-WAY LINES. NO ANGLES SHOWN WHEN RIGHT-OF-WAY LINES HAVE 90° ANGLE.

**DEDICATION**

KNOW ALL MEN BY THESE PRESENTS THAT WE, BOYER YOUNG EQUITIES XVIII-SUMTUR CROSSING, LLC, OWNERS OF THE PROPERTY DESCRIBED IN THE SURVEYORS CERTIFICATION AND EMBRACED WITHIN THIS 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 SUMTUR CROSSING REPLAT 2 (LOTS TO BE NUMBERED AS SHOWN), AND WE DO HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT, AND WE DO HEREBY GRANT EASEMENTS AS SHOWN ON THIS PLAT, WE DO FURTHER GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT (OPPD), COX COMMUNICATIONS, AND CENTURYLINK ACROSS FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LOT LINES, AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL INTERIOR LOTS, AND A SIXTEEN (16) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES OF ALL EXTERIOR LOTS. THE TERM EXTERIOR LOTS IS HEREBY DEFINED AS THOSE LOTS FORMING THE OUTER PERIMETER OF THE ABOVE DESCRIBED ADDITION. THE SIXTEEN (16) FOOT WIDE EASEMENT MAY BE REDUCED TO EIGHT (8) FEET WIDE WHEN THE ADJACENT LAND IS SURVEYED, PLATTED AND RECORDED. THE SUBDIVIDER SHALL GRANT PERPETUAL EASEMENTS TO THE CITY OF PAPPILLON AND/OR BLACK HILLS ENERGY, THEIR SUCCESSORS AND ASSIGNS TO ERECT, INSTALL, OPERATE, MAINTAIN, REPAIR AND RENEW PIPELINES, HYDRANTS AND OTHER RELATED FACILITIES AND TO EXTEND THEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER ON, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL CURVE-SIDE STREETS. NO PERMANENT BUILDINGS OR RETAINING WALLS SHALL BE PLACED IN 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 OR RIGHTS HEREIN GRANTED.

BOYER YOUNG EQUITIES XVIII-SUMTUR CROSSING, LLC

TM YOUNG, MEMBER DATE

**ACKNOWLEDGEMENT OF NOTARY**

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME TM YOUNG, MEMBER OF BOYER YOUNG EQUITIES XVIII-SUMTUR CROSSING, LLC, WHO IS PERSONALLY KNOWN TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE DEDICATION ON THIS PLAT AND ACKNOWLEDGED THE SAME TO BE HIS/HER VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND NOTARIAL SEAL, THE DAY AND YEAR LAST ABOVE WRITTEN.

**NOTARY PUBLIC**

**APPROVAL BY PAPPILLON CITY COUNCIL**

THIS SUBDIVISION OF SUMTUR CROSSING REPLAT 2 WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF PAPPILLON, NEBRASKA.

DAVID P. BLACK, MAYOR DATE

ATTEST:  
NICOLE L. BROWN, CITY CLERK

**APPROVAL BY PAPPILLON PLANNING COMMISSION**

THIS SUBDIVISION OF SUMTUR CROSSING REPLAT 2 WAS APPROVED BY THE PAPPILLON PLANNING COMMISSION.

REBECCA HOCH DATE  
CHAIRPERSON, PAPPILLON PLANNING COMMISSION

**APPROVAL OF PAPPILLON CITY ENGINEER**

THIS SUBDIVISION OF SUMTUR CROSSING REPLAT 2 WAS APPROVED BY THE PAPPILLON CITY ENGINEER

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_

JEFFREY L. THOMPSON, P.E., CPESC, CFM  
PAPPILLON CITY ENGINEER

**REVIEW BY SARPY COUNTY PUBLIC WORKS**

THIS PLAT OF SUMTUR CROSSING REPLAT 2 WAS REVIEWED BY THE SARPY COUNTY SURVEYOR'S OFFICE

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

COUNTY SURVEYOR / ENGINEER

**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.

COUNTY TREASURER DATE

**SURVEYORS CERTIFICATION**

I HEREBY CERTIFY THAT I HAVE MADE A GROUND SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MONUMENTS HAVE BEEN PLACED ON THE BOUNDARY OF THE WITHIN PLAT AND STAKES AT ALL CORNERS OF ALL LOTS, STREETS AND ANGLE POINTS IN SUMTUR CROSSING REPLAT 2 (THE LOTS NUMBERED AS SHOWN), A TRACT OF LAND BEING ALL OF LOTS 142 THRU 150, LOTS 174 THRU 203, SUMTUR CROSSING, A SUBDIVISION LOCATED IN PART OF THE NE1/4 OF THE NE1/4, PART OF THE SE1/4 OF THE NE1/4, PART OF THE SW1/4 OF THE NE1/4, PART OF THE NW1/4 OF THE NE1/4, ALL LOCATED IN SECTION 5, TOWNSHIP 13 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 142, SUMTUR CROSSING, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 141, SAID SUMTUR CROSSING, AND ALSO ON THE NORTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE; THENCE SOUTHWESTERLY ALONG THE SOUTH LINE OF LOTS 142 THRU 146, SUMTUR CROSSING, SAID LINE ALSO BEING SAID NORTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE ON THE FOLLOWING THREE (3) DESCRIBED COURSES: (1) THENCE S88°05'33"W (ASSUMED BEARING), A DISTANCE OF 180.54 FEET; (2) THENCE SOUTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS TO 325.00 FEET, A DISTANCE OF 19.74 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S57°21'09"W, A DISTANCE OF 19.74 FEET; (3) THENCE S54°36'44"W, A DISTANCE OF 184.93 FEET TO THE SOUTHWEST CORNER OF SAID LOT 146, SUMTUR CROSSING, SAID POINT ALSO BEING ON THE SOUTH LINE OF OUTLOT "K", SAID SUMTUR CROSSING, THENCE N35°23'16"W ALONG THE WEST LINE OF SAID LOT 146, SUMTUR CROSSING, SAID LINE ALSO BEING SAID SOUTH LINE OF OUTLOT "K", SUMTUR CROSSING, A DISTANCE OF 142.26 FEET TO THE NORTHWEST CORNER OF SAID LOT 146, SUMTUR CROSSING, THENCE NORTHEASTERLY ALONG THE NORTH LINE OF SAID LOTS 142 THRU 146, SUMTUR CROSSING, SAID LINE ALSO BEING SAID SOUTH LINE OF OUTLOT "K", SUMTUR CROSSING ON THE FOLLOWING TWO (2) DESCRIBED COURSES: (1) THENCE N54°36'44"E, A DISTANCE OF 94.85 FEET; (2) THENCE N68°05'33"E, A DISTANCE OF 298.82 FEET TO THE NORTHEAST CORNER OF SAID LOT 142, SUMTUR CROSSING, SAID POINT ALSO BEING THE NORTHWEST CORNER OF SAID LOT 141, SUMTUR CROSSING; THENCE S31°54'27"E ALONG THE EAST LINE OF SAID LOT 142, SUMTUR CROSSING, SAID LINE ALSO BEING THE WEST LINE OF SAID LOT 141, SUMTUR CROSSING, A DISTANCE OF 135.93 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS A TOTAL AREA OF 53,853 SQUARE FEET OR 1.236 ACRES, MORE OR LESS.

AND TOGETHER WITH

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 147, SUMTUR CROSSING, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF OUTLOT "K", SAID SUMTUR CROSSING, AND ALSO ON THE NORTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE; THENCE SOUTHWESTERLY ALONG THE SOUTH LINE OF LOTS 147 THRU 150, SUMTUR CROSSING, SAID LINE ALSO BEING SAID NORTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE ON THE FOLLOWING SIX (6) DESCRIBED COURSES: (1) THENCE S54°36'44"W (ASSUMED BEARING), A DISTANCE OF 88.88 FEET; (2) THENCE SOUTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 150.00 FEET, A DISTANCE OF 12.02 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S57°21'09"W, A DISTANCE OF 144.46 FEET; (3) THENCE S02°57'30"E, A DISTANCE OF 55.63 FEET; (4) THENCE SOUTHWESTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 75.00 FEET, A DISTANCE OF 77.08 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S28°28'56"W, A DISTANCE OF 73.73 FEET; (5) THENCE S95°52'22"W, A DISTANCE OF 101.07 FEET; (6) THENCE N77°27'10"W, A DISTANCE OF 11.68 FEET TO THE SOUTHWEST CORNER OF SAID LOT 147, SUMTUR CROSSING, SAID POINT ALSO BEING THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTH 11TH AVENUE; THENCE NORTHERLY ALONG THE WEST LINE OF LOTS 149 AND 150, SUMTUR CROSSING, SAID LINE ALSO BEING SAID EASTERLY RIGHT-OF-WAY LINE OF SOUTH 11TH AVENUE ON THE FOLLOWING TWO (2) DESCRIBED COURSES: (1) THENCE NORTHWESTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 75.00 FEET, A DISTANCE OF 32.23 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N15°47'04"W, A DISTANCE OF 31.99 FEET; (2) THENCE N02°57'21"W, A DISTANCE OF 201.07 FEET TO THE SOUTHWEST CORNER OF OUTLOT "H", SAID SUMTUR CROSSING, THENCE NORTHEASTERLY ALONG THE NORTH LINE OF SAID LOTS 147 THRU 149, SUMTUR CROSSING, SAID LINE ALSO BEING THE SOUTH LINE OF SAID OUTLOT "H", SUMTUR CROSSING ON THE FOLLOWING THREE (3) DESCRIBED COURSES: (1) THENCE N34°52'51"E, A DISTANCE OF 19.23 FEET; (2) THENCE N02°57'30"E, A DISTANCE OF 107.38 FEET; (3) THENCE N54°36'44"E, A DISTANCE OF 85.97 FEET TO THE NORTHEAST CORNER OF SAID LOT 147, SUMTUR CROSSING, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF SAID OUTLOT "H", SUMTUR CROSSING, SAID POINT ALSO BEING ON THE WEST LINE OF SAID OUTLOT "K", SUMTUR CROSSING; THENCE S35°23'16"W ALONG THE EAST LINE OF SAID LOT 147, SUMTUR CROSSING, SAID LINE ALSO BEING SAID WEST LINE OF OUTLOT "K", SUMTUR CROSSING, A DISTANCE OF 155.10 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS A TOTAL AREA OF 60,708 SQUARE FEET OR 1.394 ACRES, MORE OR LESS.

AND TOGETHER WITH

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 189, SUMTUR CROSSING, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF OUTLOT "P", SAID SUMTUR CROSSING, AND ALSO ON THE NORTHERLY RIGHT-OF-WAY LINE OF WHITEWATER DRIVE; THENCE SOUTHWESTERLY ALONG THE WEST LINE OF SAID LOT 147 AND LOTS 186 THRU 188, SUMTUR CROSSING, SAID LINE ALSO BEING THE EAST LINE OF SAID OUTLOT "P", SUMTUR CROSSING, A DISTANCE OF 521.89 FEET TO THE NORTHWEST CORNER OF SAID LOT 174, SUMTUR CROSSING, SAID POINT ALSO BEING THE NORTHEAST CORNER OF SAID OUTLOT "P", SUMTUR CROSSING, AND ALSO BEING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE; THENCE NORTHEASTERLY ON THE NORTH LINE OF SAID LOT 174, SUMTUR CROSSING, SAID POINT ALSO BEING THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE ON THE FOLLOWING SIX (6) DESCRIBED COURSES: (1) THENCE N65°52'22"E, A DISTANCE OF 138.58 FEET; (2) THENCE NORTHEASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 125.00 FEET, A DISTANCE OF 128.46 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N26°28'56"E, A DISTANCE OF 122.88 FEET; (3) THENCE N02°57'30"W, A DISTANCE OF 55.63 FEET; (4) THENCE NORTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 100.00 FEET, A DISTANCE OF 100.48 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N25°49'37"E, A DISTANCE OF 96.31 FEET; (5) THENCE N54°36'44"E, A DISTANCE OF 218.53 FEET; (6) THENCE S80°23'16"E, A DISTANCE OF 12.02 FEET TO THE NORTHEAST CORNER OF SAID LOT 179, SUMTUR CROSSING, SAID POINT ALSO BEING THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTH 11TH AVENUE; THENCE SOUTHERLY ALONG THE EASTERLY LINE OF SAID LOTS 179 THRU 189, SUMTUR CROSSING, SAID LINE ALSO BEING SAID WESTERLY RIGHT-OF-WAY LINE OF SOUTH 11TH AVENUE ON THE FOLLOWING SEVEN (7) DESCRIBED COURSES: (1) THENCE S35°23'16"E, A DISTANCE OF 12.59 FEET; (2) THENCE SOUTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS 75.00 FEET, A DISTANCE OF 42.45 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S19°10'23"E, A DISTANCE OF 41.89 FEET; (3) THENCE S02°57'30"E, A DISTANCE OF 107.38 FEET; (4) THENCE SOUTHWESTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 75.00 FEET, A DISTANCE OF 77.08 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S28°28'56"W, A DISTANCE OF 73.73 FEET; (5) THENCE S55°52'22"W, A DISTANCE OF 246.27 FEET; (6) THENCE SOUTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 125.00 FEET, A DISTANCE OF 127.37 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS S26°28'56"E, A DISTANCE OF 122.88 FEET; (7) THENCE S02°57'30"E, A DISTANCE OF 201.07 FEET TO THE SOUTHEAST CORNER OF SAID LOT 189, SUMTUR CROSSING, SAID POINT ALSO BEING THE INTERSECTION OF SAID WESTERLY RIGHT-OF-WAY LINE OF SOUTH 11TH AVENUE AND SAID NORTHERLY RIGHT-OF-WAY LINE OF WHITEWATER DRIVE; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID LOT 189, SUMTUR CROSSING, SAID LINE ALSO BEING SAID NORTHERLY RIGHT-OF-WAY LINE OF WHITEWATER DRIVE ON THE FOLLOWING TWO (2) DESCRIBED COURSES: (1) THENCE S38°23'08"W, A DISTANCE OF 12.86 FEET; (2) THENCE S79°04'19"W, A DISTANCE OF 123.55 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS A TOTAL AREA OF 214,933 SQUARE FEET OR 4.934 ACRES, MORE OR LESS.

AND TOGETHER WITH

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 190, SUMTUR CROSSING, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 217, SAID SUMTUR CROSSING, AND ALSO ON THE NORTHERLY RIGHT-OF-WAY LINE OF WHITEWATER DRIVE; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID LOT 190, SUMTUR CROSSING, SAID LINE ALSO BEING SAID NORTHERLY RIGHT-OF-WAY LINE OF WHITEWATER DRIVE ON THE FOLLOWING TWO (2) DESCRIBED COURSES: (1) THENCE S87°32'20"W (ASSUMED BEARING), A DISTANCE OF 121.50 FEET; (2) THENCE N47°27'40"W, A DISTANCE OF 12.02 FEET TO THE SOUTHWEST CORNER OF SAID LOT 190, SUMTUR CROSSING, SAID POINT ALSO BEING THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF WHITEWATER DRIVE AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTH 11TH AVENUE; THENCE NORTHERLY ALONG THE WEST LINE OF LOTS 190 THRU 203, SUMTUR CROSSING, SAID LINE ALSO BEING THE EASTERLY RIGHT-OF-WAY LINE OF SOUTH 11TH AVENUE ON THE FOLLOWING SEVEN (7) DESCRIBED COURSES: (1) THENCE N02°27'40"W, A DISTANCE OF 189.94 FEET; (2) THENCE NORTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 75.00 FEET, A DISTANCE OF 76.42 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N08°35'15"E, A DISTANCE OF 73.16 FEET; (3) THENCE N65°52'22"E, A DISTANCE OF 246.27 FEET; (4) THENCE NORTHEASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 125.00 FEET, A DISTANCE OF 128.46 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N26°28'56"E, A DISTANCE OF 122.88 FEET; (5) THENCE N02°57'30"W, A DISTANCE OF 55.63 FEET; (6) THENCE NORTHWESTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 100.00 FEET, A DISTANCE OF 100.48 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N19°10'23"W, A DISTANCE OF 69.81 FEET; (7) THENCE N55°23'16"W, A DISTANCE OF 12.59 FEET TO THE NORTHWEST CORNER OF SAID LOT 203, SUMTUR CROSSING, SAID POINT ALSO BEING THE INTERSECTION OF SAID EASTERLY RIGHT-OF-WAY LINE OF SOUTH 11TH AVENUE AND THE SOUTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE; THENCE SOUTHERLY ALONG THE SOUTH LINE OF SAID LOT 203, SUMTUR CROSSING, SAID LINE ALSO BEING SAID SOUTHERLY RIGHT-OF-WAY LINE OF SAID PORTAGE DRIVE ON THE FOLLOWING THREE (3) DESCRIBED COURSES: (1) THENCE N09°38'06"E, A DISTANCE OF 12.02 FEET; (2) THENCE NORTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 275.00 FEET, A DISTANCE OF 14.78 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N68°33'09"E, A DISTANCE OF 14.78 FEET; (3) THENCE N83°05'33"E, A DISTANCE OF 127.22 FEET TO THE NORTHEAST CORNER OF SAID LOT 203, SUMTUR CROSSING, SAID POINT ALSO BEING THE NORTHWEST CORNER OF LOT 204, SAID SUMTUR CROSSING, AND ALSO ON SAID SOUTHERLY RIGHT-OF-WAY LINE OF PORTAGE DRIVE; THENCE SOUTHERLY ALONG THE EAST LINE OF 190 THRU 203, SUMTUR CROSSING, SAID LINE ALSO BEING THE WEST LINE OF LOTS 204 THRU 217, SUMTUR CROSSING ON THE FOLLOWING TEN (10) DESCRIBED COURSES: (1) THENCE S31°54'27"E, A DISTANCE OF 83.14 FEET; (2) THENCE S02°57'30"E, A DISTANCE OF 481.87 FEET; (3) THENCE S02°27'36"W, A DISTANCE OF 72.47 FEET; (4) THENCE S21°53'11"W, A DISTANCE OF 72.83 FEET; (5) THENCE S38°08'41"W, A DISTANCE OF 72.11 FEET; (6) THENCE S53°13'27"W, A DISTANCE OF 75.98 FEET; (7) THENCE S55°52'22"W, A DISTANCE OF 153.44 FEET; (8) THENCE S31°32'18"W, A DISTANCE OF 45.80 FEET; (9) THENCE S02°27'40"E, A DISTANCE OF 2.12 FEET; (10) THENCE S02°27'40"E, A DISTANCE OF 2.152.48 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS A TOTAL AREA OF 153,243 SQUARE FEET OR 3.518 ACRES, MORE OR LESS.

TOTAL AREA CONTAINS AN AREA OF 482,736 SQUARE FEET OR 11.082 ACRES, MORE OR LESS.

JOHN W. VON DOLLEN LS-579 DATE

**E & A CONSULTING GROUP, INC.**  
Engineering • Planning • Environmental & Field Services

**E & A CONSULTING GROUP, INC.**  
Engineering Answers

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SUMTUR CROSSING REPLAT 2  
LOTS 1 THRU 49 INCLUSIVE  
PAPPILLON, NEBRASKA

FINAL PLAT

File No.	P2014-420101
Date	06/15/2020
Designed By	JRS
Drawn By	EHM
Scale	1" = 100'
Sheet	1 of 1

Revisions

Description	Date
REVISED PER PLANNING COMMISSION REPORT	08/10/20

9/11/2020 10:35 AM K:\Projects\2016\20160701\Final\Final Design\FINAL PLAT RPT.dwg