

Plot # 515



FILED  
2003  
2003 FEB 28 AM 10:47

Carol A. Hironaka  
DODGE COUNTY  
REGISTER OF DEEDS  
COMPUTER USER FEE \$ 32.50

# FINAL PLAT WESTFIELD ACRES

THE NORTH HALF OF THE NORTH HALF OF THE SOUTH HALF OF THE NORTHWEST QUARTER  
OF SECTION 8, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE SIXTH P.M.,  
DODGE COUNTY, NEBRASKA

## PERIMETER DESCRIPTION:

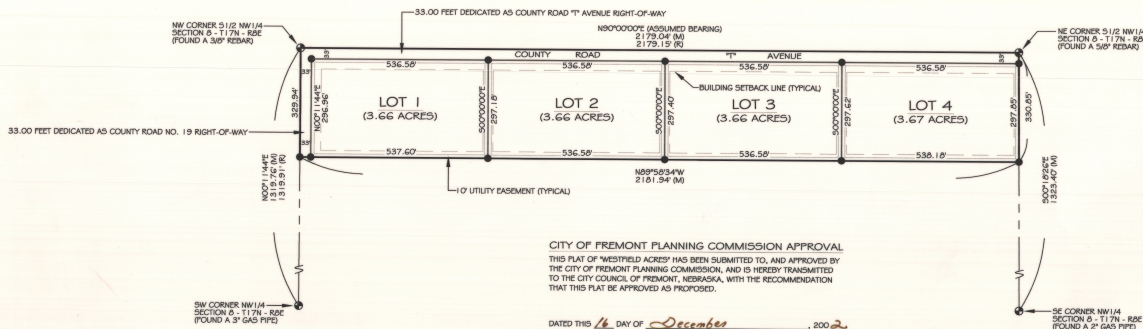
ALL OF THE NORTH HALF OF THE NORTH HALF OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF  
SECTION 8, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE SIXTH P.M., DODGE COUNTY, NEBRASKA, ALSO  
KNOWN AS TAX LOT 1, CONTAINING 16.53 ACRES, MORE OR LESS.

## BUILDING SETBACKS (RURAL RESIDENTIAL)

30' FRONTYARD  
15' SIDEYARD  
20' REARYARD  
  
UTILITY EASEMENTS  
10' FRONTYARD  
10' SIDEYARD  
10' REARYARD

## LEGEND

(M) MONUMENT FOUND  
(S) MONUMENT SET (50' BY 24" REBAR)  
(M) MEASURED DISTANCE  
(R) RECORDED DISTANCE



CITY OF FREMONT PLANNING COMMISSION APPROVAL  
THIS PLAT OF WESTFIELD ACRES HAS BEEN SUBMITTED TO, AND APPROVED BY  
THE CITY OF FREMONT PLANNING COMMISSION, AND IS HEREBY TRANSMITTED  
TO THE CITY COUNCIL OF FREMONT, NEBRASKA, WITH THE RECOMMENDATION  
THAT THIS PLAT BE APPROVED AS PROPOSED.

DATED THIS 16 DAY OF December, 2002.  
CITY OF FREMONT PLANNING COMMISSION:  
Chairperson  
Secretary

FREMONT CITY COUNCIL APPROVAL  
THE PLAT AND THE DEDICATIONS SHOWN ON THIS PLAT ARE HEREBY ACCEPTED BY  
THE FREMONT CITY COUNCIL, DODGE COUNTY, NEBRASKA, THIS 30 DAY  
OF December, 2002.  
Mayor  
City Clerk

DODGE COUNTY REGISTER OF DEEDS CERTIFICATION  
STATE OF NEBRASKA, COUNTY OF DODGE, ss:  
THIS IS TO CERTIFY THAT THIS PLAT AND DEDICATIONS SHOWN ON THIS PLAT  
WERE FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE ON THIS  
DAY OF 2002, AT O'CLOCK,  
AND IS DULY RECORDED.

REGISTER OF DEEDS  
DEPUTY

SURVEYOR'S STATEMENT:  
I, DANNY JOE W. MARTINEZ, A REGISTERED LAND SURVEYOR, DO HEREBY  
CERTIFY THAT WESTFIELD ACRES HAS BEEN SURVEYED BY ME OR UNDER  
MY SUPERVISION, AND THAT THE LEGAL DESCRIPTION OF WESTFIELD  
ACRES IS AS STATED IN THE PERIMETER DESCRIPTION. PERMANENT  
MONUMENTS HAVE BEEN FOUND OR ESTABLISHED AT ALL LOCATIONS  
SHOWN ON THIS PLAT.

DANNY JOE W. MARTINEZ, L.S. 498  
DATE 2/24/2003



## DEDICATION:

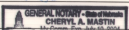
KNOW ALL MEN BY THESE PRESENTS: THAT J.S. ENGINEERING AND CONSTRUCTION, INC., OWNER AND PROPRIETOR OF THE PROPERTY DESCRIBED WITHIN THE PERIMETER DESCRIPTION AND EMBRACED WITHIN THIS PLAT, HAS CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS AND STREETS, TO BE NAMED AND NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS 'WESTFIELD ACRES'. SAID OWNER HEREBY RATIFIES AND APPROVES OF THE DISPOSITION OF HIS PROPERTY, AS SHOWN ON THIS PLAT. SAID OWNER HEREBY DEDICATES TO THE PUBLIC FOR PERPETUAL PUBLIC USE ALL STREETS, AT THE LOCATIONS AND DIMENSIONS SHOWN ON THIS PLAT. SAID STREETS TO BE NAMED AS SHOWN. SAID OWNER FURTHER GRANTS 10 FOOT WIDE UTILITY EASEMENTS ADJACENT TO ALL FRONT, SIDE AND REAR LOT LINES. SAID UTILITY EASEMENTS ARE RESERVED FOR THE USE OF PUBLIC UTILITIES, AND ARE SUBJECT TO THE PARAMOUNT RIGHT OF THE PUBLIC UTILITY TO INSTALL, REPAIR, REPLACE AND MAINTAIN ITS INSTALLATIONS.

Jeffery H. Schoenbeck, President  
JEFFERY H. SCHOENBECK, PRESIDENT  
J.S. ENGINEERING AND CONSTRUCTION, INC.

## NOTARY

STATE OF NEBRASKA, COUNTY OF DODGE, ss:  
BE IT REMEMBERED THAT ON THIS 24 DAY OF February, 2003, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, CAME JEFFERY H. SCHOENBECK, TO BE PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Cheryl A. Martin  
NOTARY PUBLIC  
MY COMMISSION EXPIRES



## DODGE COUNTY TREASURER'S CERTIFICATION:

THIS IS TO CERTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES  
DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE PERIMETER  
DESCRIPTION AND EMBRACED WITHIN THIS PLAT AS SHOWN BY THE  
RECORDS OF THIS OFFICE ON THIS 2002 DAY OF

DODGE COUNTY TREASURER

CONSULTANT:  
MERIDIAN DEVELOPMENT SERVICES, INC.  
P.O. BOX 610  
ARLINGTON, NEBRASKA 68002  
(402) 478-5367 OFFICE / 478-5388 FAX

FINAL PLAT  
"WESTFIELD ACRES"

THE N 1/2 OF THE N 1/2 OF THE S 1/2 OF THE NW 1/4  
SECTION 8, TOWNSHIP 17 NORTH, RANGE 8 EAST  
OF THE SIXTH P.M., DODGE COUNTY, NEBRASKA

PROJECT NO.: 5D02-008  
DRAWN BY: DJM  
DATE: 11/29/02  
FIELDBOOK: MERIDIAN 2002-04  
DWG FILE:  
SCALE: 1" = 200'  
REVISION DATE:  
SHEET 1 OF 1