

PLAT 491

"CORRECTIVE FINAL PLAT"
SHALIMAR FOURTH ADDITION
REPLAT OF LOT 2, SHALIMAR THIRD ADDITION
AND PART OF THE NW1/4 SE1/4
SECTION 11-T17N-R8E
DODGE COUNTY, NEBRASKA

APPROVAL OF THE CITY PLANNING COMMISSION:
THIS PLAT OF "SHALIMAR FOURTH ADDITION" WAS APPROVED BY THE CITY
PLANNING COMMISSION OF THE CITY OF FREMONT, NEBRASKA THIS 16th DAY
OF October 2025 A.D.

JOHNSON ERICKSON O'BRIEN
ENGINEERING ARCHITECTURE SURVEYING PLANNING
402/443-4661
P.O. BOX 207
WABCO, NEBRASKA
68669
NEBRASKA CITY, NE
402/973-6766
HASTINGS, NE
402/762-5657
NORFOLK, NE
402/374-6446
CARRILLI, IA
724/762-9771

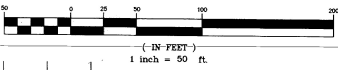
- LEGEND
MONUMENT FOUND
MONUMENT SET
MEASURED DISTANCE
PLATTED DISTANCE
RECORDED DISTANCE

- NOTE:
1. ALL BEARINGS ARE ASSUMED.
2. ALL MONUMENTS FOUND ARE 5/8" REBAR, UNLESS NOTED OTHERWISE.
3. ALL MONUMENTS SET ARE 5/8" X 24" REBAR.

BUILDING SETBACKS

FRONT YARD - 25'
SIDE YARD - 7'
REAR YARD - 20'

GRAPHIC SCALE



DEDICATION:
KNOW ALL MEN BY THESE PRESENTS THAT SHACARI, INC. BEING THE OWNER AND PROPRIETOR OF THE LAND DESCRIBED WITHIN THE PERIMETER DESCRIPTION AND EMBRAZED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE REPLATED AND SUBDIVIDED INTO A STREET AND A LOT, TO BE NAMED AND NUMBERED AS SHOWN SAID SUBDIVISION TO BE HEREINAFTER KNOWN AS "SHALIMAR FOURTH ADDITION" SAID OWNER HEREBY RATIFY AND APPROVE OF THE DISPOSITION OF THEIR PROPERTY AS SHOWN ON THIS PLAT...

WITNESS MY HAND THIS 13 DAY OF March 2001 A.D.

Shacari Inc. / Ansar U Khan
ANSAR U. KHAN, PRESIDENT

FREMONT CITY COUNCIL ACCEPTANCE:
THIS PLAT OF "SHALIMAR FOURTH ADDITION" WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF FREMONT, NEBRASKA THIS 16th DAY OF October 2025 A.D.



ACKNOWLEDGEMENT

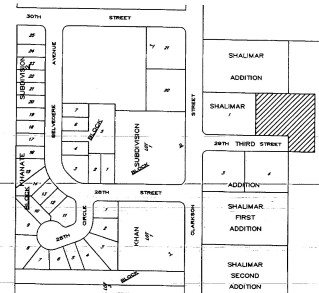
STATE OF NEBRASKA
COUNTY OF DODGE
ON THIS 13th DAY OF March 2001 A.D. BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME THE ABOVE NAMED ANSAR U. KHAN WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THIS INSTRUMENT, AND HE KNOWS THE CONTENTS THEREOF TO BE HIS VOLUNTARY ACT AND DEED.

CHERI J. JOHNSON
Notary Public
By Comm. Exp. Jan. 18, 2025

MY COMMISSION EXPIRES ON THE 19th DAY OF January 2025 A.D.

PERIMETER DESCRIPTION:
ALL OF LOT 2, OF SHALIMAR THIRD ADDITION, TO THE CITY OF FREMONT, DODGE COUNTY, NEBRASKA, AND PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 11, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE SIXTH P.M., DODGE COUNTY, NEBRASKA, BEING DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 2, THENCE S89°34'33"E (ASSUMED BEARING) ON THE NORTH LINE OF SAID LOT 2, A DISTANCE OF 125.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 2; THENCE CONTINUING S89°34'33"E ON THE EASTERLY EXTENSION OF SAID NORTH LINE, A DISTANCE OF 100.00 FEET, THENCE S00°00'00"E PARALLEL WITH THE EAST LINE OF SAID LOT 2, A DISTANCE OF 170.00 FEET TO A POINT ON THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 2, THENCE S00°00'00"E PARALLEL WITH THE EAST LINE OF SAID LOT 2, A DISTANCE OF 191.10 FEET TO A POINT ON THE EAST LINE OF SAID NORTHWEST QUARTER SOUTHWEST QUARTER, SAID POINT BEING 857.51 FEET SOUTH OF THE NORTHEAST CORNER OF SAID NORTHWEST QUARTER SOUTHWEST QUARTER, THENCE S0014°21'E ON SAID EAST LINE, A DISTANCE OF 65.00 FEET TO A POINT ON THE EASTERLY EXTENSION OF THE NORTH LINE OF LOT 4, OF SAID SHALIMAR THIRD ADDITION, THENCE N89°34'33"W ON SAID EASTERLY EXTENSION, A DISTANCE OF 291.20 FEET TO THE NORTHEAST CORNER OF SAID LOT 4, THENCE N00°00'00"W ON THE EAST LINE OF SAID SHALIMAR THIRD ADDITION, A DISTANCE OF 65.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 2, THENCE N89°34'33"W ON THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 125.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 2, THENCE N00°00'00"W ON THE WEST LINE OF SAID LOT 2, A DISTANCE OF 170.00 FEET TO THE POINT OF BEGINNING, CONTAINING 1.31 ACRES, MORE OR LESS.

VICINITY SKETCH



PLATTING

SURVEYOR'S CERTIFICATE:
I, JEFFREY J. SERAFIN, A REGISTERED LAND SURVEYOR, IN THE STATE OF NEBRASKA, DO HEREBY CERTIFY THAT "SHALIMAR FOURTH ADDITION" HAS BEEN SURVEYED UNDER MY SUPERVISION, AND THAT THE OUTER BOUNDARY AND LOT CORNERS HAVE BEEN MONUMENTED AS SHOWN ON THIS PLAT. I ALSO CERTIFY THAT THE ENCLOSED PLAT IS AN ACCURATE PLAT OF THE ABOVE MENTIONED SURVEY, AND THE PERIMETER DESCRIPTION OF "SHALIMAR FOURTH ADDITION" IS AS STATED ON THIS PLAT.



Table with drawing metadata: DATE 09/28/00, SCALE 1"=50', DRAWN DJM, JOB NO. 291SD7, FIELD BOOK, FIELD CREW, REVISIONS 03/12/01, DRAWING NO., SHEET 1 OF 1

FILED
2001 MAR 23 AM 9:39
DODGE COUNTY REGISTER OF DEEDS
COMPUTER USER FEE \$3.50