

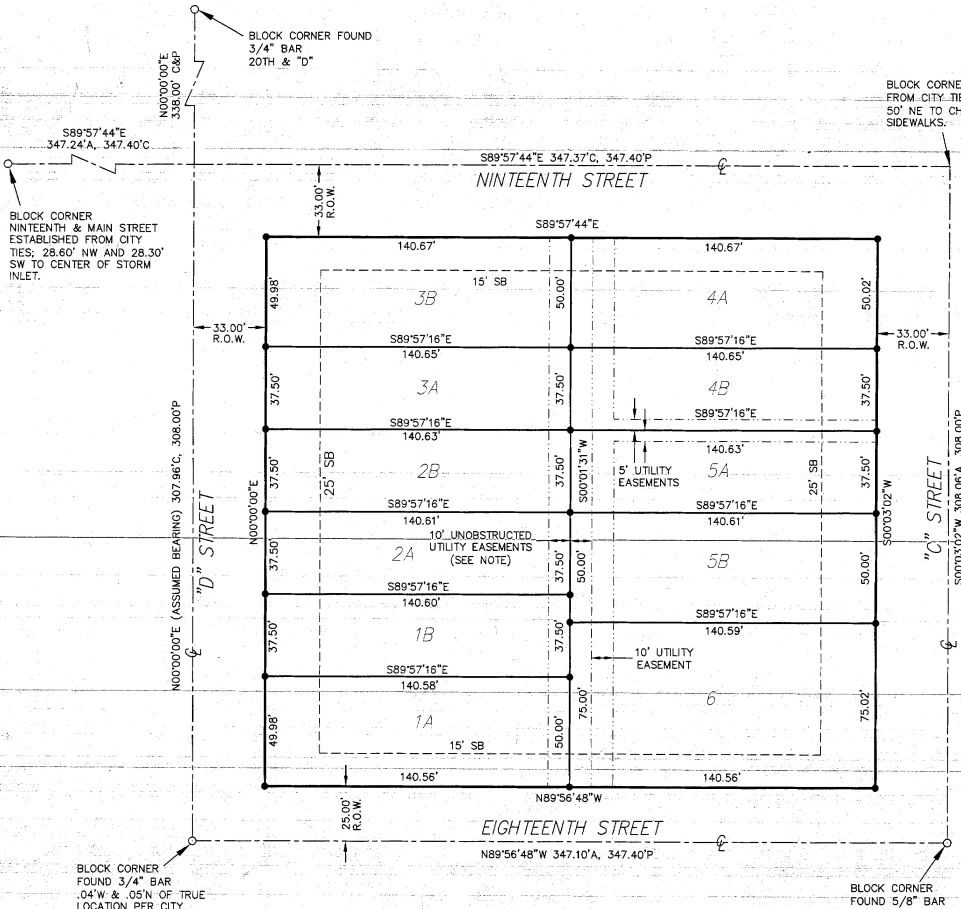
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# Plat # 541 FINAL PLAT OF NORTHSIDE DEVELOPMENT SUBDIVISION

A REPLAT OF BLOCK 28, NORTHSIDE ADDITION TO  
THE CITY OF FREMONT, DODGE COUNTY, NEBRASKA.



SCALE: 1" = 40'

### LEGEND

- FOUND CORNER
- SET CORNERS (3/4" x 24" REBAR W/PLASTIC CAP STAMPED LS 503)
- SETBACK LINE
- - - EASEMENT LINE
- SB SETBACK
- R.O.W. RIGHT-OF-WAY
- ℄ CENTERLINE

### LOT AREAS (SQ. FT.)

LOT 1A	7028	LOT 4A	7035
LOT 1B	5272	LOT 4B	5274
LOT 2A	5773	LOT 5A	5273
LOT 2B	5273	LOT 5B	7030
LOT 3A	5274	LOT 6	10545
LOT 3B	7032		

NOTE:  
NO FENCES, BUILDINGS OR STRUCTURES  
SHALL BE PERMITTED IN UNOBSTRUCTED  
UTILITY EASEMENTS.

### LEGAL DESCRIPTION:

ALL OF BLOCK 28, NORTHSIDE ADDITION TO THE CITY OF FREMONT, DODGE COUNTY, NEBRASKA.

### DEDICATION

KNOW-ALL MEN BY THESE PRESENTS: THAT FOUR STAR BUILDERS, INC., STEVEN G. EISENMENGER, PRESIDENT, OWNER AND PROPRIETOR OF THE TRACT OF LAND SHOWN AND DESCRIBED HEREON, HAS CAUSED THE SAME TO BE DIVIDED INTO LOTS, SAID SUBDIVISION TO BE KNOWN AS NORTHSIDE DEVELOPMENT, THE LOTS TO BE NUMBERED AS SHOWN AND WE APPROVE THE DISPOSITION OF THE PROPERTY AS SHOWN ON THIS PLAT AND WE DO ALSO GRANT PERPETUAL EASEMENTS AT THE LOCATIONS AND TO THE WIDTHS SHOWN HEREON TO THE CITY OF FREMONT, ANY PUBLIC OR PRIVATE UTILITY COMPANY, AND FOR THE USE OF ABUTTING PROPERTY OWNERS, FOR THE SOLE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF UTILITY LINES AND PIPES AND DRAINAGE FACILITIES. NO PERMANENT BUILDING OR RETAINING WALL SHALL BE PLACED IN THE ABOVE DESCRIBED EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, LANDSCAPING AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

IN WITNESS WHEREOF, I DO HEREBY SET MY HANDS THE

23 DAY OF August 2005, A.D.  
*Steven G. Eisenmenger*  
STEVEN G. EISENMENGER, PRESIDENT  
FOR: FOUR STAR BUILDERS, INC.

### ACKNOWLEDGMENT

STATE OF NEBRASKA )  
COUNTY OF DODGE ) SS

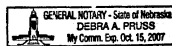
ON THIS 22nd DAY OF August A.D. 2005, BEFORE ME, A GENERAL NOTARY PUBLIC, PERSONALLY APPEARED STEVEN G. EISENMENGER, PRESIDENT OF FOUR STAR BUILDERS, INC., WHO IS KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME APPEARS ON THE FOREGOING DEDICATION, AND WHO HEREBY ACKNOWLEDGES THE SIGNING OF SAID INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL DATE LAST AFORESAID.

*Debra Pruss*

GENERAL NOTARY PUBLIC

COMMISSION EXPIRES October 15, 2007



### PLANNING COMMISSION APPROVAL

ON THIS 16th DAY OF May A.D. 2005,  
THIS PLAT OF NORTHSIDE DEVELOPMENT SUBDIVISION WAS APPROVED AND  
ACCEPTED BY THE PLANNING COMMISSION OF THE CITY OF FREMONT,  
DODGE COUNTY, NEBRASKA.

*Paul Gill*  
CHAIR

### CITY COUNCIL ACCEPTANCE

ON THIS 31st DAY OF MAY  
2005, THIS PLAT OF NORTHSIDE DEVELOPMENT SUBDIVISION WAS APPROVED  
AND ACCEPTED BY RESOLUTION OF THE CITY COUNCIL OF THE CITY OF  
FREEMONT, DODGE COUNTY, NEBRASKA.

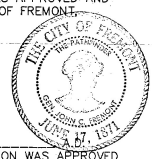
*Donald B. Stewart* Mayor  
*Kimberly Volk* Clerk

### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY AS THE UNDERSIGNED REGISTERED LAND SURVEYOR,  
THAT I HAVE SURVEYED THE TRACT OF LAND SHOWN AND DESCRIBED  
HEREON, AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR WILL BE  
SET AS DESCRIBED HEREON, WITHIN 60 DAYS OF THE FILING OF THIS PLAT  
AT THE DODGE COUNTY REGISTER OF DEEDS OFFICE.

*Stephen W. Dodd*  
STEPHEN W. DODD, LS-503

DATE 8/5/2005



Ph. 402-727-9067, FAX 721-0509  
402 Fremont, NE 68026-1855

Stephen W. Dodd  
P.E. & L.S.

Dodd Engineering & Surveying LLC