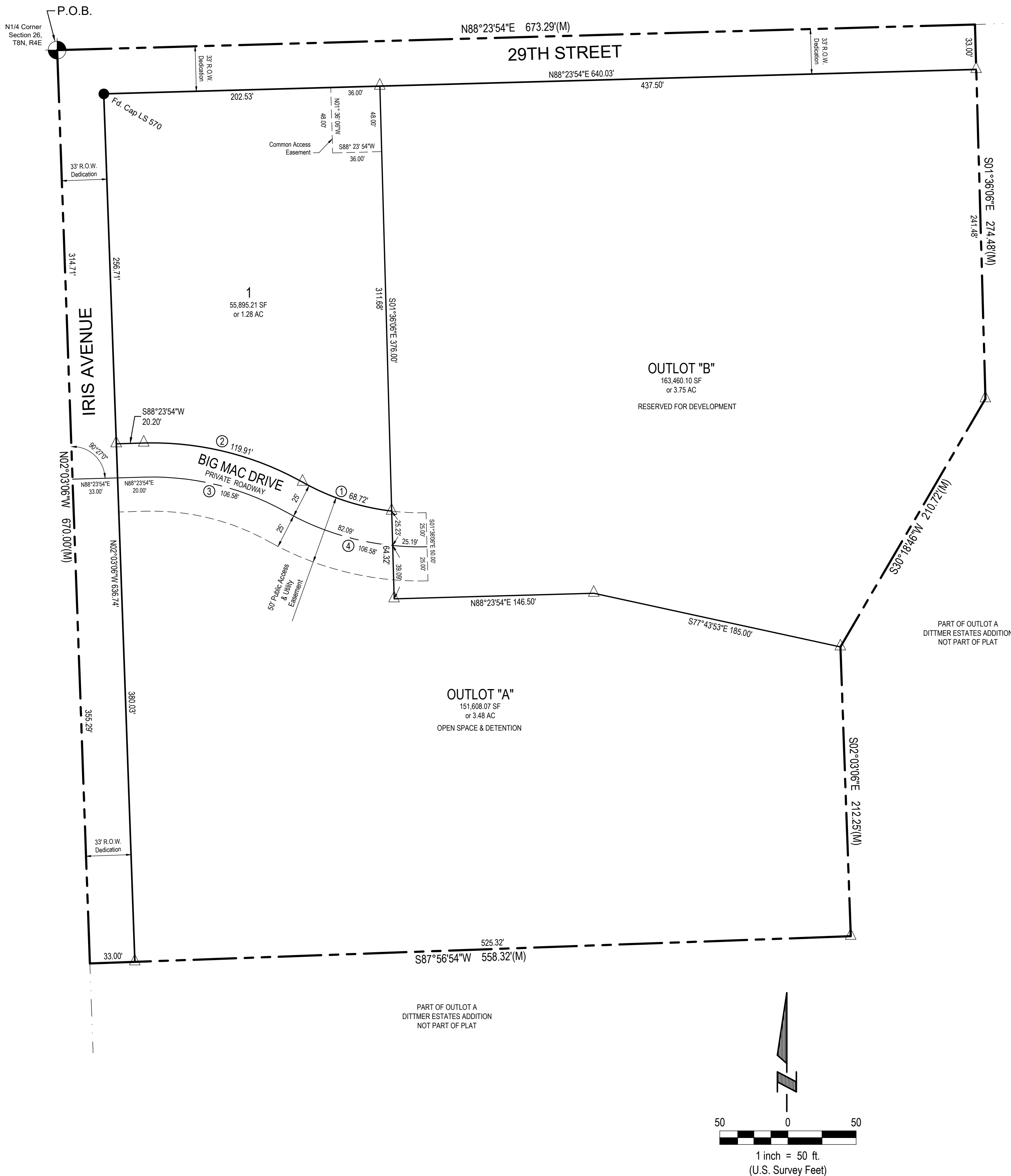


DITTMER COMMERCIAL ADDITION

FINAL PLAT



DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: THAT WE, DITTMER & DITTMER, LLC, OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS AND STREET, TO BE NUMBERED AND NAMED AS SHOWN. SAID SUBDIVISION TO BE HEREAFTER KNOWN AS DITTMER COMMERCIAL ADDITION, AND WE DO HEREBY DEDICATE TO THE PUBLIC, FOR USE, THE STREETS AS SHOWN ON THE FINAL PLAT. WE DO FURTHER DEDICATE THE EASEMENTS SHOWN THEREON FOR THE LOCATION, CONSTRUCTION, RECONSTRUCTION, REPLACEMENT, REPAIR, OPERATION, AND MAINTENANCE OF PUBLIC SERVICE UTILITIES, OVER, UPON OR UNDER THE EASEMENTS AS SHOWN ON THE FOREGOING PLAT. THE CONSTRUCTION OR LOCATION OF ANY BUILDINGS OR TREES SHALL BE PROHIBITED IN SAID EASEMENTS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHT HEREIN GRANTED.

THE RIGHT OF WAY SHOWN HEREON IS HEREBY DEDICATED TO THE PUBLIC.

THE PUBLIC ACCESS EASEMENT SHOWN THEREON SHALL BE USED FOR PUBLIC ACCESS AND THE PUBLIC IS HEREBY GRANTED THE RIGHT OF SUCH USE.

THE COMMON ACCESS EASEMENT SHOWN HEREON IS FOR THE BENEFIT OF THE OWNERS OF LOT 1 AND OUTLOT B AND THEY ARE HEREBY GRANTED THE RIGHT OF SUCH USE.

THE CONSTRUCTION OR LOCATION OF ANY BUILDING OR STRUCTURE, EXCLUDING FENCES, OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON SHALL BE PROHIBITED.

CITY OF CRETE, NEBRASKA, ITS SUCCESSORS, ASSIGNS, AND PERMITTEES ARE HEREBY HELD HARMLESS FOR THE COST OF REPLACEMENT OR DAMAGE TO ANY IMPROVEMENT OR VEGETATION OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON.

WITNESS OUR HAND THIS ____ DAY OF _____, 2024

DITTMER & DITTMER, LLC, A NEBRASKA LIMITED LIABILITY COMPANY
RON DITTMER, MANAGING MEMBER

ACKNOWLEDGEMENT OF NOTARY

STATE OF NEBRASKA } SS
COUNTY OF _____ }

ON THIS ____ DAY OF _____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC,

PERSONALLY CAME RON DITTMER, MANAGING MEMBER OF DITTMER & DITTMER, LLC, PERSONALLY KNOWN TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THE DEDICATION OF THE FORGOING PLAT AND HE ACKNOWLEDGED THE SAME TO BE HIS VOLUNTARY ACT AND DEED AND THE VOLUNTARY ACT AND DEED OF SAID COMPANY.

NOTARY PUBLIC

MY COMMISSION EXPIRES THE ____ DAY OF _____, ____

LEGEND

- SET CORNER 5/8"x24" CAPPED REBAR (LS 502)
- MONUMENTS FOUND (AS SHOWN)
- SECTION CORNER
- MEASURED DISTANCE
- RIGHT OF WAY
- SECTION LINE
- BOUNDARY LINE
- RIGHT OF WAY LINE
- LOT LINE
- EASEMENTS
- CENTER LINE

TOTAL LOTS = 1
TOTAL OUTLOTS = 2
TOTAL ACRES = 9.51

CURVE TABLE

| CURVE | RADIUS | LENGTH | CHORD BEARING | CHORD LENGTH | TANGENT | DELTA |
|-------|---------|---------|---------------|--------------|---------|------------|
| 1 | 175.00' | 69.17' | S72°01'06"E | 68.72' | 35.04' | 022°38'51" |
| 2 | 225.00' | 121.37' | N76°08'53"W | 119.91' | 62.20' | 030°54'25" |
| 3 | 200.00' | 107.89' | N76°08'53"W | 106.58' | 55.29' | 030°54'25" |
| 4 | 200.00' | 107.89' | S76°08'53"E | 106.58' | 55.29' | 030°54'25" |

SURVEYOR'S CERTIFICATE

I, THOMAS B. CATLETT, A REGISTERED LAND SURVEYOR IN THE STATE OF NEBRASKA, DO CERTIFY THAT I HAVE ACCURATELY SURVEYED THE FOLLOWING SUBDIVISION AND THAT THE SURVEY WAS DONE IN ACCORDANCE WITH THE MOST RECENT MINIMUM STANDARDS FOR PROPERTY SURVEYS, AND THAT PERMANENT MONUMENTS HAVE BEEN FOUND OR PLACED AT EACH OF THE FINAL PLAT CORNERS, AS SHOWN ON THE FINAL PLAT.

A TRACT OF LAND BEING A PART OF OUTLOT 'A', DITTMER ESTATES ADDITION LOCATED IN THE NE1/4 OF SECTION 26, TOWNSHIP 8 NORTH, RANGE 4 EAST OF THE 6TH P.M., CITY OF CRETE, SALINE COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS, BEING HEREIN KNOWN AS DITTMER COMMERCIAL ADDITION.

BEGINNING AT THE NORTH 1/4 CORNER OF SAID SECTION 26; THENCE N88°23'54"E (AN ASSUMED BEARING) ALONG THE NORTHERLY LINE OF SAID NE1/4 OF SECTION 26, A DISTANCE OF 673.29 FEET; THENCE S01°36'06"E, A DISTANCE OF 274.48 FEET; THENCE S30°18'46"W, A DISTANCE OF 210.72 FEET; THENCE S02°03'06"E, A DISTANCE OF 212.25 FEET; THENCE S87°56'54"W, A DISTANCE OF 558.32 FEET TO A POINT ON THE WESTERLY LINE OF SAID NE1/4 OF SECTION 26; THENCE N02°03'06"W ALONG THE WESTERLY LINE OF SAID NE1/4 OF SECTION 26, A DISTANCE OF 670.00 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS AN AREA OF 414,194.39 SQUARE FEET OR 9.51 ACRES, MORE OR LESS.

ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS SHOWN OTHERWISE, AND ARE IN FEET OR DECIMALS OF A FOOT.

SIGNED THIS ____ DAY OF _____, 20____.

THOMAS B. CATLETT
CATLETT SURVEYING
13650 S. 150TH COURT
BENNETT, NE 68317

LS#502

APPROVAL OF CRETE PLANNING COMMISSION

THIS PLAT OF DITTMER COMMERCIAL WAS APPROVED BY THE CRETE PLANNING COMMISSION ON THIS

____ DAY OF _____, 2024

ATTEST: _____
COMMISSION CHAIR

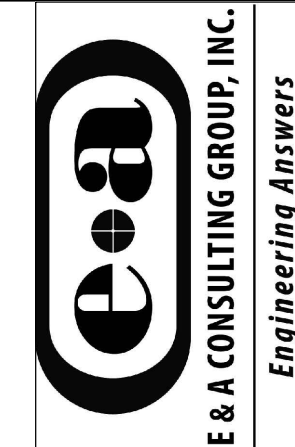
APPROVAL OF CRETE CITY COUNCIL

THIS PLAT OF DITTMER COMMERCIAL WAS APPROVED BY THE CRETE CITY COUNCIL ON THIS

____ DAY OF _____, 2024.

ATTEST: _____
MAYOR

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



DITTMER COMMERCIAL
ADDITION
FINAL PLAT
CRETE, NEBRASKA

FINAL PLAT

Proj No: 2022-289-001
Date: 08/15/2024
Designed By: MLK
Drawn By: MLK
Scale: 1" = 50'
Sheet: 1 of 1

8/14/2024 4:33 PM K:\projects\2022\289\01\Planning & Planning\Planning\Final Plat\FP - LAYOUT-000.dwg