

FULLENKAMP
DOYLE &
JOBEUN

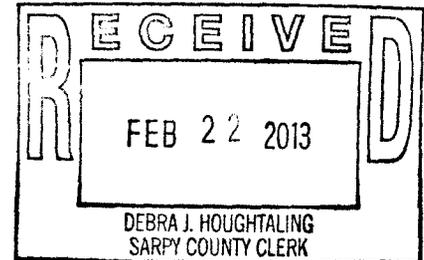
JOHN H. FULLENKAMP
ROBERT C. DOYLE
LARRY A. JOBEUN
BRIAN C. DOYLE
MARK B. JOHNSON

Federal I.D. # - 47-0521328
Writer's Direct Dial - 402-691-5262
Fax Number - 402-691-5270
E-mail Address: jhf@fdilaw.com

February 22, 2013

Mr. Rich James
Sarpy County Treasurer
1210 Golden Gate Drive
Papillion, NE 68046

Re: SID #275 - Special Assessments



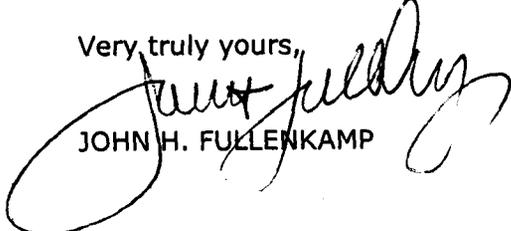
Dear Mr. James:

Enclosed please find the following relative to the levy of special assessments by Sanitary and Improvement District No. 275 of Sarpy County, Nebraska:

- 1) Certificate of the Clerk of the District certifying the levy of special assessments.
- 2) Complete Statements of Cost.
- 3) Schedule of amounts assessed to each parcel of land within the District.
- 4) Assessment Plat.

Should you have any questions, please feel free to call me.

Very truly yours,


JOHN H. FULLENKAMP

kkk
Enc.
cc: Sarpy County Clerk/Enc.

CERTIFICATE

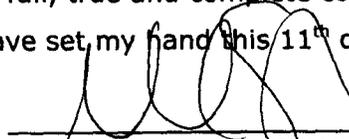
TO THE COUNTY CLERK AND COUNTY TREASURER OF SARPY COUNTY, NEBRASKA

I, the undersigned, Neil L. Smith, hereby certify that I am the Chairman of Sanitary and Improvement District No. 275 of Sarpy County, Nebraska and make this Certificate in accordance with the meeting of the Board of Trustees of said District, sitting as a Board of Adjustment and Equalization on February 11, 2013.

I hereby certify that the following resolutions which are attached hereto and incorporated herein by this reference and marked as Exhibits "A", "B" & "C" were unanimously adopted by a quorum of the Board of Trustees of Sanitary and Improvement District No. 275 of Sarpy County, Nebraska on February 11, 2013.

I further certify that the attached resolutions have been spread upon the minutes of this District and that the attached are a full, true and complete copy thereof.

IN WITNESS WHEREOF, I have set my hand this 11th day of February, 2013



NEIL L. SMITH, CHAIRMAN
SANITARY AND IMPROVEMENT DISTRICT
NO. 275 OF SARPY COUNTY, NEBRASKA

EXHIBIT "A"

BE IT RESOLVED by the Board of Trustees of Sanitary and Improvement District No. 275 of Sarpy County, Nebraska as follows: This Board does hereby find and determine that the following named improvements within or for the benefit of the District have been completed, to-wit: Storm Sewer & Paving Section V, Water Distribution Section III and Electrical Distribution Section III; that none of the property within the District was damaged by said improvements; that the Schedule of Proposed Assessments for said improvements as prepared by the District's engineers is a correct statement of special benefits arising by reason of said improvements; that the lots and parcels of ground in the District have been specially benefitted by said improvements in the amount shown on said schedule being \$208,078.90 for Storm Sewer & Paving Section V; \$116,981.26 for Water Distribution Section III and \$62,018.67 for Electrical Distribution Section III and that special benefits to the lots and parcels of ground in the District by reason of said improvements do not exceed such amounts, that there are no other special assessments to the lots and parcels of ground in the District by reason of said improvements, that the amounts shown on the Schedule of Proposed Assessments do not exceed the special benefits to said lots and parcels of ground by reason of said improvements.

EXHIBIT "B"

BE IT RESOLVED by the Board of Trustees of Sanitary and Improvement District No. 275 of Sarpy County, Nebraska that there be and hereby are levied against each of the lots and parcels of ground set out in the attached schedule the amount set out opposite said lots and parcels of ground in said schedule. Said assessments shall become delinquent in ten equal installments as follows:

1/10th on February 11, 2014
1/10th on February 11, 2015
1/10th on February 11, 2016
1/10th on February 11, 2017
1/10th on February 11, 2018
1/10th on February 11, 2019
1/10th on February 11, 2020
1/10th on February 11, 2021
1/10th on February 11, 2022
1/10th on February 11, 2023

Said assessments shall become due fifty days after date to-wit: April 2, 2013 and may be paid within said time without interest, but if not paid by April 2, 2013, each installment shall draw interest at the rate of 7.5 percent per annum from and after date until delinquent and from and after date that each installment becomes delinquent at the rate of 9.5 percent per annum until paid.

BE IT FURTHER RESOLVED that the Clerk of the District shall certify a copy of this levy to the County Clerk and County Treasurer of Sarpy County, Nebraska, not less than eleven days nor more than twenty days from the date hereof, for spreading the same on the tax records of the County and special assessments shall be collected by the County Treasurer as provided by law.

EXHIBIT "C"

BE IT RESOLVED by the Board of Trustees of Sanitary and Improvement District No. 275 of Sarpy County, Nebraska that under the provisions of §31-739 R.R.S. Neb. 1943, as amended, and all other applicable provisions of law, the Board of Trustees does hereby undertake to pay as general obligations of the entire District such parts of the cost of the completed and accepted improvements above described as have not been levied as a special assessment upon lots or parcels of ground within the District.



Engineering Answers

E & A CONSULTING GROUP, INC.

Planning • Engineering • Environmental & Field Services

330 North 117th Street
Omaha, NE 68154-2509

www.eacg.com

Phone: 402.895.4700
Fax: 402.895.3599

December 7, 2012

Chairman and Board of Trustees
SID 275, Sarpy County, NE
Mr. John Fullenkamp, Attorney
11440 West Center Road
Omaha, NE 68144

RE: Statement of Costs - Storm Sewer System & Concrete Pavement - Section V
Kingsbury Hills, Phase IIb
E&A #2004225.01 (Assessments)

Boardmembers:

We are submitting the following Statement of Costs in connection with the construction of a concrete paving & storm sewer system and work necessary or incidental thereto as constructed in SID 275, Sarpy County, Nebraska, to-wit:

To Construction Costs	\$294,032.80
To Engineering, Design, Print Charges, Supervision, Resident Inspection, Final Quantities, Testing & Admin. Fee	\$99,619.53
To Legal, Publication, Financing, Interest and Miscellaneous Costs	\$64,618.85
TOTAL PROJECT COST	\$458,271.18

The total cost based on the Assessment Plat and Schedule was divided as follows:

To Be Paid by Special Assessment	\$208,078.90
To Be Paid by SID at Large	\$250,192.28
TOTAL PROJECT COST	\$458,271.18

Sincerely,
E&A CONSULTING GROUP

Jeffrey D. Elliott, P.E.
Project Manager

ATTCHMENT TO STATEMENT OF COST

STORM SEWER SYSTEM & CONCRETE PAVING - SECTION V

CONSTRUCTION COST = \$294,032.80
 TOTAL PROJECT COST = \$458,271.18

G.O (CONSTRUCTION COST)

1.	EARTHWORK (EXCAVATION)	82.00	L.F.	2.42	198.44
2.	CONSTRUCT 7" PCC PAVEMENT W/ INT. CURB	246.00	S.Y.	22.84	5,618.84
3.	STREET NAME SIGN & POST	11.00	EACH	222.17	2,443.87
5.	CONSTRUCT END OF ROAD MARKER	9.00	EACH	62.34	561.06
6.	CONSTRUCT 15" RCP, CLASS III	59.00	L.F.	24.42	1,440.78
7.	CONSTRUCT 18" RCP, CLASS III	354.00	L.F.	24.88	8,800.44
8.	CONSTRUCT 24" RCP, CLASS III	588.00	L.F.	31.46	17,869.28
9.	CONSTRUCT 36" RCP, D0.01 1350	844.00	L.F.	50.16	42,335.04
10.	CONSTRUCT 60" ID STORM MANHOLE	12.00	V.F.	399.30	4,791.80
11.	CONSTRUCT CURB INLET, TYPE I	8.00	EACH	2,114.35	16,914.80
12.	CONSTRUCT AREA INLET, TYPE II	1.00	EACH	2,511.30	2,511.30
13.	CONSTRUCT GRATE INLET	1.00	EACH	2,818.78	2,818.78
14.	CONNECT TO EXISTING STORM SEWER	2.00	EACH	944.90	1,889.80
15.	REMOVE END OF ROAD MARKER	4.00	EACH	15.70	62.80
16.	REMOVE AND RESET EXISTING 24" RCP	65.00	L.F.	11.44	743.60
17.	REMOVE RIP RAP AND EROSION MATTING	25.00	TON	28.60	715.00
18.	CONSTRUCT 5" PCC TURNAROUND	1077.00	S.Y.	20.34	21,906.18
19.	CONSTRUCT END OF ROAD MARKER	0.00	EACH	62.34	0.00
20.	CONSTRUCT SIDEWALK AND RAMPS	5624.00	S.F.	2.74	15,409.76
EXTRA WORK:					
A.	REMOVAL OF EXIST. CURB INLETS	1.00	L.S.	1,170.00	1,170.00
B.	ADDED SILT FENCE AT AREA INLETS	1.00	L.S.	825.00	825.00
C.	MOVE AREA INLET NORTH & REPAIR HYDRANT	1.00	L.S.	4,537.50	4,537.50
D.	TEMPORARY GRATE INLET	1.00	L.S.	750.00	750.00
E.	ADD TEMP. DEAD END SIGNS	12.00	EACH	99.00	1,188.00
G.	INSTALL RETAINING WALL IN ROW NEAR LOT 47	1.00	L.S.	5,225.00	5,225.00

TOTAL G.O. (CONSTRUCTION COST)

160,528.65

PERCENT OF G.O. = $\frac{160,528.65}{\$294,032.80} = 54.59\%$

TOTAL G.O. = \$458,271.18 X 54.59% = \$250,192.28

TOTAL SPECIAL ASSESSMENT = \$208,078.90



Engineering Answers

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Omaha, NE 68154-2509

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Fax: 402.895.3599

December 7, 2012

Chairman and Board of Trustees
SID 275, Sarpy County, NE
Mr. John Fullenkamp, Attorney
11440 West Center Road
Omaha, NE 68144

RE: Statement of Costs - Water Distribution System - Section III
Kingsbury Hills, Phase IIb
E&A #2004 225.01 (Assessments)

Boardmembers:

We are submitting the following Statement of Costs in connection with the construction of a water distribution system and work necessary or incidental thereto as constructed in SID 275, Sarpy County, Nebraska, to-wit:

To Construction Costs	\$77,302.00
To Engineering, Design, Print Charges, Supervision, Resident Inspection, Final Quantities, Testing & Admin. Fee	\$26,455.27
To Legal, Publication, Financing, Interest and Miscellaneous Costs	\$13,223.99
TOTAL PROJECT COST	\$116,981.26
NET PROJECT COST	\$116,981.26

The total cost based on the Assessment Plat and Schedule was divided as follows:

To Be Paid by Special Assessment	\$116,981.26
To Be Paid by SID at Large	\$0.00
TOTAL PROJECT COST	\$116,981.26

Sincerely,
E&A CONSULTING GROUP

Jeffrey D. Elliott, P.E.
Project Manager

ATTCHMENT TO STATEMENT OF COST

WATER SYSTEM - SECTION III

CONSTRUCTION COST = \$77,302.00
TOTAL PROJECT COST = \$116,981.26

G.O. (CONSTRUCTION COST)

TOTAL G.O. (CONSTRUCTION COST) 0.00

SPECIAL ASSESSMENT = \$116,981.26



Engineering Answers

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330 North 117th Street
Omaha, NE 68154-2509

www.eacg.com

Phone: 402.895.4700
Fax: 402.895.3599

December 7, 2012

Chairman and Board of Trustees
SID 275, Sarpy County, NE
Mr. John Fullenkamp, Attorney
11440 West Center Road
Omaha, NE 68144

RE: Statement of Costs - Electrical Distribution System - Section III
Kingsbury Hills, Phase IIb
E&A #2004 225.01 (Assessments)

Boardmembers:

We are submitting the following Statement of Costs in connection with the construction of a electrical distribution system and work necessary or incidental thereto as constructed in SID 275, Sarpy County, Nebraska, to-wit:

To Construction Costs	\$34,500.00
To Engineering, Design, Print Charges, Supervision, Resident Inspection, Final Quantities, Testing & Admin. Fee	\$11,135.80
To Legal, Publication, Financing, Interest and Miscellaneous Costs	\$16,383.07
TOTAL PROJECT COST	\$62,018.67

The total cost based on the Assessment Plat and Schedule was divided as follows:

To Be Paid by Special Assessment	\$62,018.67
To Be Paid by SID at Large	\$0.00
TOTAL PROJECT COST	\$62,018.67

Sincerely,
E&A CONSULTING GROUP

Jeffrey D. Elliott, P.E.
Project Manager

ATTCHMENT TO STATEMENT OF COST

ELECTRICAL DISTRIBUTION SYSTEM - SECTION III

CONSTRUCTION COST =	\$34,500.00
TOTAL PROJECT COST =	\$62,018.67
SPECIAL ASSESSMENT =	\$62,018.67



First American Title
NATIONAL COMMERCIAL SERVICES

SID #275

Lots 52, 53 and 54, Kingsbury Hills; and
Lots 69 – 112, Inclusive, Hixsbury Hills Replat One,
Sarpy County, Nebraska.

FIRST AMERICAN TITLE INSURANCE COMPANY hereby certifies that the records in the office of the Register of Deeds of Sarpy County, Nebraska have been carefully examined, and that the following is a list of the apparent owners of record, of the real property so designated above, and being located within the boundaries of Sanitary and Improvement District #275.

Richland Homes LLC as to Lots 86, 111 & 112
11205 S 150th St Ste 100
Omaha, NE 68138

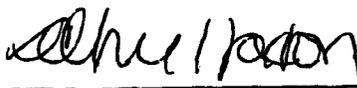
Justin & Michelle Anthony as to Lot 104
11171 Prospect St
Papillion, NE 68046

Stone Creek Plaza LLC as to remaining Lots
11205 S 150th St Ste 100
Omaha, NE 68138

This certificate does not guarantee the title or the legality of any of the recorded instruments that might affect the title. Further, the liability assumed by First American Title Insurance Company does not exceed the amount paid for this certificate.

Witness our hand this 1st day of January, 2013 at 8:00 a.m.

First American Title Insurance Company
National Commercial Services

By: 
Registered Abstractor

File No. NCS-584235-OMHA

13924 Gold Circle, Omaha, NE 68144

TEL 402.333.7447

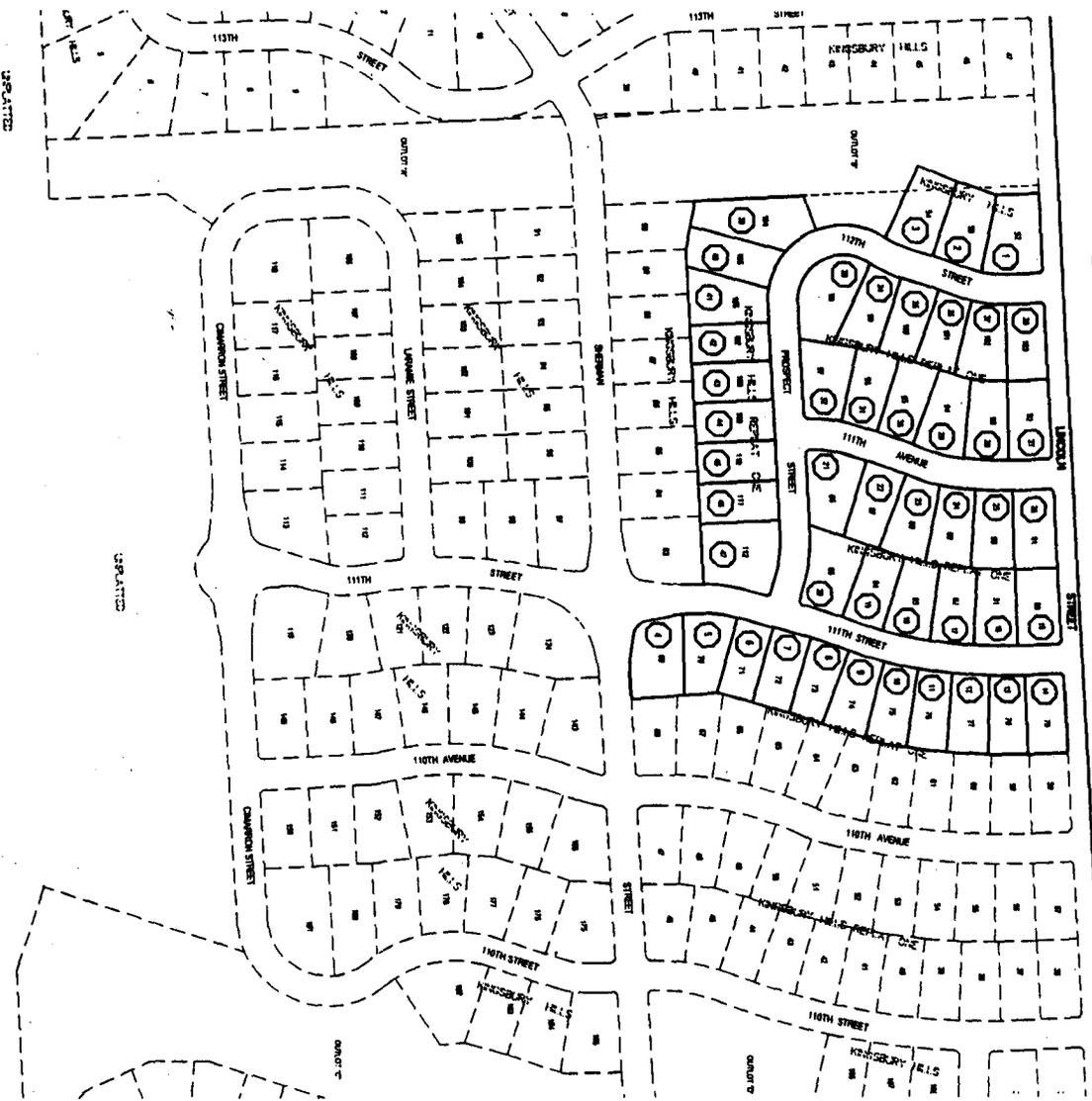
www.firstam.com/ncs NYSE: FAF

E&A CONSULTING GROUP
 330 N. 117TH STREET
 OMAHA, NE 68154

ASSESSMENT SCHEDULE
 SAN. & IMPROVEMENT DIST. NO. 275, (KINGSBURY HILLS PHASE IIb)
 SARPY COUNTY, NEBRASKA

<u>ASSESSMENT NO./OWNER</u>	<u>LEGAL DESCRIPTION</u>	<u>PAVING V</u>	<u>WATER III</u>	<u>POWER</u>	<u>TOTAL ASSESSMENT</u>
1 Stone Creek Plaza, LLC	LOT 52 KINGSBURY HILLS	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
2 Hearthstone Homes, Inc.	LOT 53 KINGSBURY HILLS	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
3 Stone Creek Plaza, LLC	LOT 54 KINGSBURY HILLS	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
4 Hearthstone Homes, Inc.	LOT 68 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
5 Hearthstone Homes, Inc.	LOT 70 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
6 Hearthstone Homes, Inc.	LOT 71 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
7 Stone Creek Plaza, LLC	LOT 72 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
8 Stone Creek Plaza, LLC	LOT 73 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
9 Stone Creek Plaza, LLC	LOT 74 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
10 Stone Creek Plaza, LLC	LOT 75 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
11 Stone Creek Plaza, LLC	LOT 76 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
12 Stone Creek Plaza, LLC	LOT 77 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
13 Stone Creek Plaza, LLC	LOT 78 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
14 Stone Creek Plaza, LLC	LOT 79 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
15 Stone Creek Plaza, LLC	LOT 80 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
16 Stone Creek Plaza, LLC	LOT 81 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
17 Stone Creek Plaza, LLC	LOT 82 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
18 Stone Creek Plaza, LLC	LOT 83 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
19 Stone Creek Plaza, LLC	LOT 84 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
20 Stone Creek Plaza, LLC	LOT 85 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
21 Stone Creek Plaza, LLC	LOT 86 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
22 Stone Creek Plaza, LLC	LOT 87 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
23 Stone Creek Plaza, LLC	LOT 88 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
24 Stone Creek Plaza, LLC	LOT 89 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
25 Stone Creek Plaza, LLC	LOT 90 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
26 Stone Creek Plaza, LLC	LOT 91 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
27 Stone Creek Plaza, LLC	LOT 92 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
28 Stone Creek Plaza, LLC	LOT 93 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
29 Stone Creek Plaza, LLC	LOT 94 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
30 Stone Creek Plaza, LLC	LOT 95 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
31 Stone Creek Plaza, LLC	LOT 96 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
32 Stone Creek Plaza, LLC	LOT 97 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
33 Stone Creek Plaza, LLC	LOT 98 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
34 Stone Creek Plaza, LLC	LOT 99 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
35 Stone Creek Plaza, LLC	LOT 100 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
36 Stone Creek Plaza, LLC	LOT 101 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
37 Stone Creek Plaza, LLC	LOT 102 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
38 Stone Creek Plaza, LLC	LOT 103 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
39 Stone Creek Plaza, LLC	LOT 104 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
40 Stone Creek Plaza, LLC	LOT 105 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
41 Stone Creek Plaza, LLC	LOT 106 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
42 Stone Creek Plaza, LLC	LOT 107 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72

43 Stone Creek Plaza, LLC	LOT 108 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
44 Stone Creek Plaza, LLC	LOT 109 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
45 Stone Creek Plaza, LLC	LOT 110 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
46 Stone Creek Plaza, LLC	LOT 111 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
47 Stone Creek Plaza, LLC	LOT 112 KINGSBURY HILLS REPLAT ONE	\$4,427.21	\$2,488.96	\$1,319.55	\$8,235.72
TOTALS		\$208,078.90	\$116,981.26	\$62,018.67	\$387,078.82



ASSESSMENT PLAT (B) SEPARATED



Project No.	11-11-2013
Date	11-11-2013
Drawn by	J.S.
Checked by	J.S.
Scale	As Shown

ASSESSMENT PLAT

KINGSBURY HILLS PHASE 11b
SHAW COUNTY, IOWA

e+a E&A CONSULTING GROUP, INC.
 ENGINEERING • PLANNING • FIELD SERVICES

120 NORTH 117TH STREET CHAMPAIGN, IOWA 52824
 PHONE 319.335.4400 FAX 319.335.2000
 www.eaia.com