

SARPY

TA-2293 - for 27  
TA-23245 - for 41  
TA 28090 47 47  
TA 30840 lot 29  
TA 37853 29  
TA 43882 8  
S 1468 45

-vs-

MICHAEL P. PETERSEN, et al,  
Defendants

Loop River  
↓  
Michael Peterson

Legal from  
MISC. 15/82

RE: 13/469  
Report of  
Appraisers

STATE OF NEBRASKA )  
COUNTY OF SARPY ) ss.

The undersigned duly appointed appraisers by the County Judge in the above entitled cause to inspect the premises herein after described and appraise the damages accruing to the owners and others claiming to be interested therein by reason of the appropriation of an easement over said lands for the construction, operation and maintenance of a transmission line across the same, do hereby certify that, after being duly qualified and sworn as such appraisers, they did each personally and in a body carefully inspect and view said lands and premises, and do hereby appraise said damages as follows:

Need  
exhibit  
2  
of  
13/469  
!!!  
~~~~~

TRACT NO. 1

This tract is described as follows:

Beginning at the northeast corner of Section 27, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, running thence south on section line 9.97 chains more or less to old claim line and point of beginning, thence west 2.45 chains, thence south 29.90 chains to the claim line, thence east on same 2.70 chains to section line, thence north on section line 29.90 chains to place of beginning, excepting therefrom right-of-way of Union Pacific Railway. Said tract is known as Tax lot 6 containing 8.257 acres more or less.

Tax Lot 6 and 9, in Section 26, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, viz: Beginning on the claim line at a point 9.97 chains south of the northwest corner of Section 26, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, running thence south on section line 29.90 chains to the claim line, thence east on the claim line 40.255 chains to the quarter section line, thence north on said line 6.75 chains to the center of said Section 26, which point is also the center of the Bellevue road, thence north along the center of said road, 14 degrees 10 minutes west 30.02 chains to the claim line; thence north 89 degrees west along said claim line 32.546 chains to the section line and point of beginning, containing 129.176 acres, more or less in Tax Lots 6 and 9, excepting therefrom the right-of-way of the Union Pacific Railway Company and subject to all legal highways.

To MICHAEL P. PETERSEN and ANNIE PETERSEN, husband and wife, owners, and ARTHUR PETERSEN and JANET PETERSEN, husband and wife, tenants, all collectively, as their interests may appear, the sum of \$1850.00.

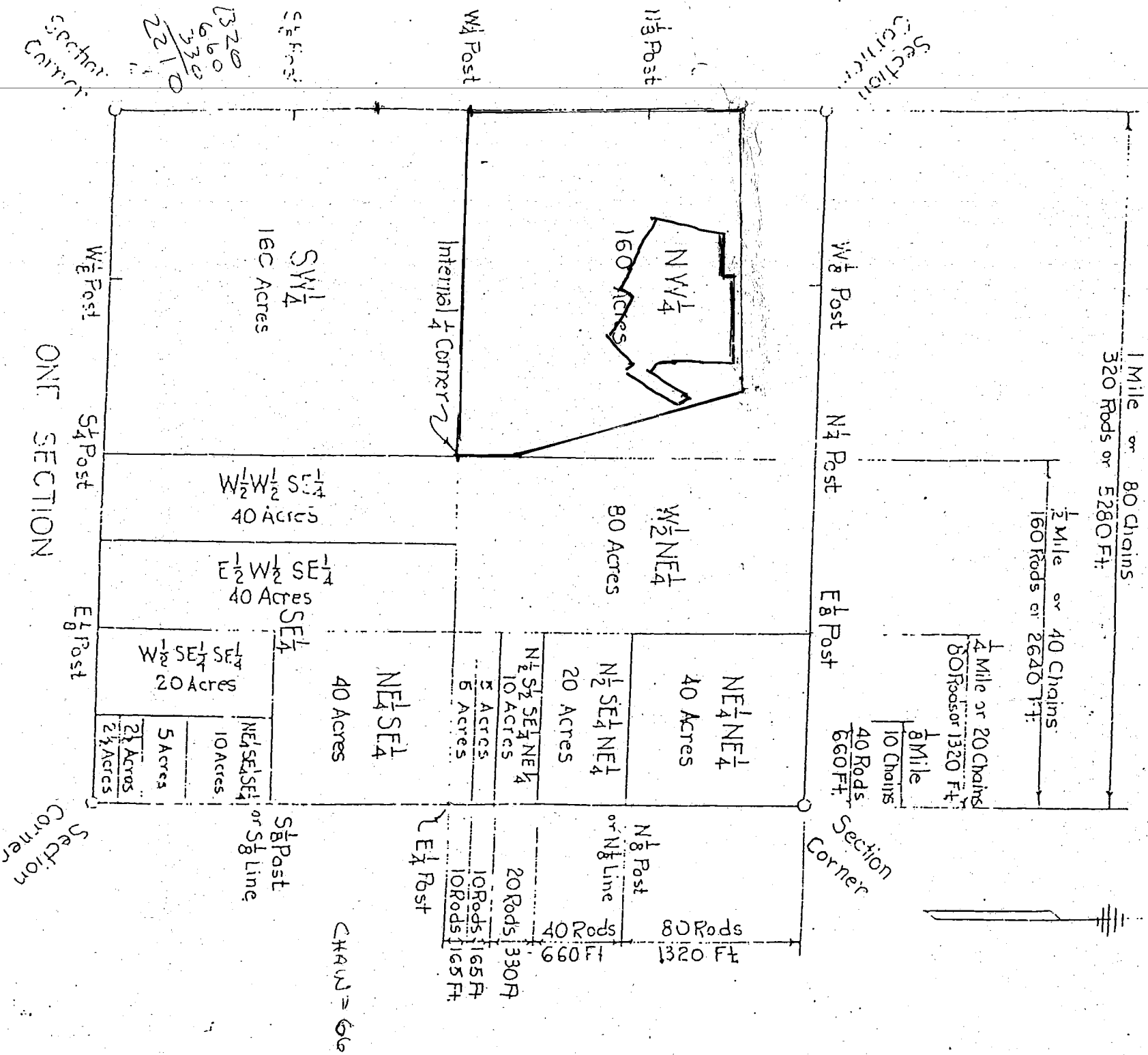
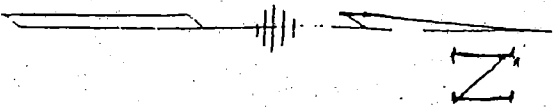
TRACT NO. 2.

This tract is described as follows:

Tax Lot 12B described as a tract in the southeast Quarter of Section 26, Township 14, North Range 13, East of the 6th P.M., Sarpy County, Nebraska, as beginning at a point on the claim line 407.7 feet south of the center line of Section 26, thence easterly along the claim line 1584 feet to a point 422.7 feet south of the east and west center line of Section 26, thence

# RECTANGULAR SURVEY OF A SECTION OF LAND

Rods Chains Feet  
Quarter Sections and Subdivisions Thereof



Section  
Corner

1320  
660  
330  
2210

5 1/2 Fms

W 1/4 Post

1 1/8 Post

Section  
Corner

W 1/2 Post

N 1/4 Post

E 1/8 Post

Section  
Corner

N 1/8 Post

or N 1/8 Line

E 1/4 Post

Section  
Corner

W 1/2 Post

S 1/4 Post

E 1/8 Post

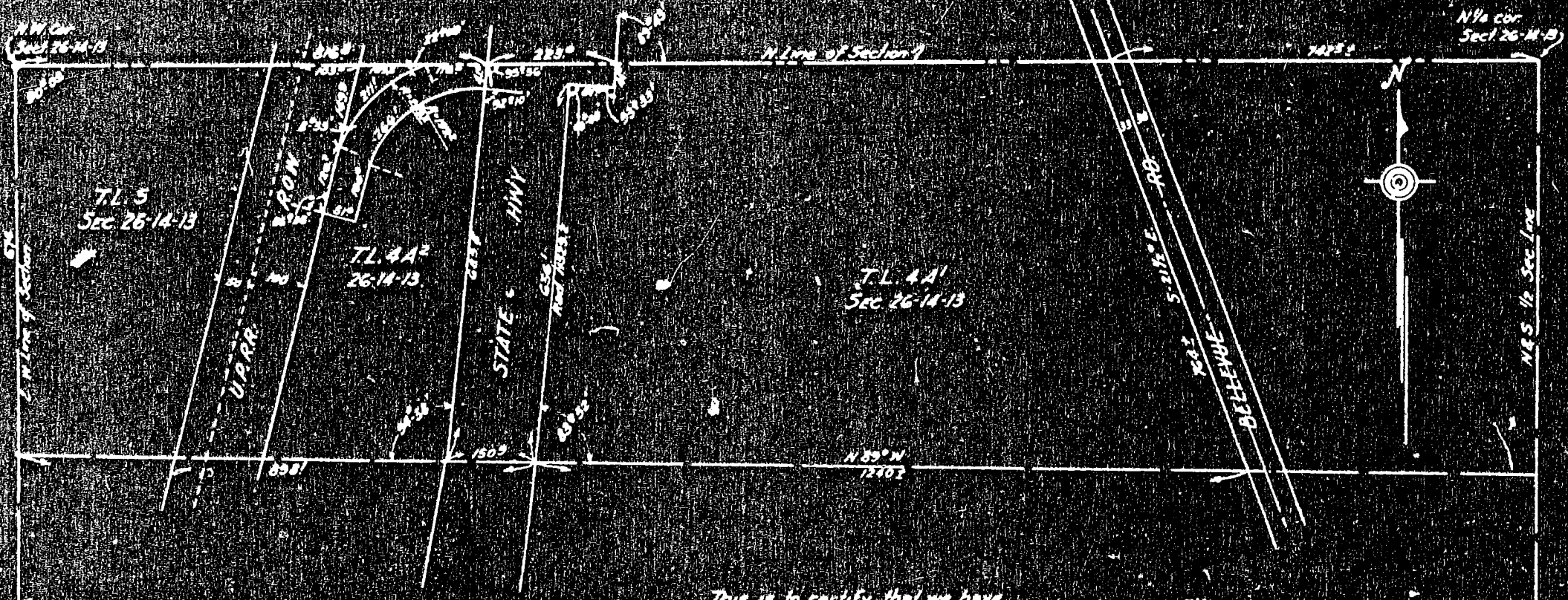
ONT SECTION

Section  
Corner

S 1/8 Post

or S 1/8 Line

Miscellaneous Record No. 13



Quit-claimed to State of Nebr. for channel change  
 Deeded to State of Nebr. for highway

*This is to certify that we have accurately surveyed and checked the survey and descriptions as delineated and surveyed by the State of Nebraska, Dept. of Roads and Irrigation, and find them to be correct and as shown on the above plat*

Howard Thomas Engineering Co  
 by Howard F. Thomas



Omaha, Nebr. July 1947  
 Scale 1"=200'  
 Howard F. Thomas Engineering Co

was appointed executor of said estate and oath and bond and letters testamentary were issued to him, and he has continued to act in such capacity to the date hereof.

4. The Court finds that said deceased had a sole survivor, her brother, Isaac Bridges; and that all of her estate passed in accordance with her last Will and Testament; that at the time of the death of Rose Bridges, she was the owner of the following described real estate situated in Sarpy County, Nebraska to-wit:

Lot 4, and the North 14 feet of Lot 5,

Langdon Brother's Second Addition to the village of Gretna, Sarpy County, Nebraska.

5. That under paragraph two (2) of her last Will and Testament said decedent devised to her brother, Isaac Bridges, all of her right, title and interest in and to the real estate described in paragraph 4 hereof, in words as follows: "I give, devise and bequeath unto my beloved brother, Isaac Bridges, all of the rest and remainder of my estate, both real and personal, to be his in fee simple title", and that the same be, and hereby is, set over and assigned to him.

6. The Court finds that said deceased died without personal property.

7. The Court further finds that there is no inheritance tax to be paid on said estate; that there is no Federal or State estate tax due from said estate.

8. The Court finds that there is due the County Court the sum of \$34.19 and court costs; that there is due Gerald Collins, as attorney for the executor, the sum of \$35.00; and that the executor has waived any fees due him for his services in the probating of the said estate.

IT IS THEREFORE ORDERED, CONSIDERED AND DECREED by the Court that the report of the executor herein be, and the same is hereby approved; that said estate be, and hereby is, closed against the claims of all creditors; that the real estate described herein pass to Isaac Bridges, sole legatee, in accordance with the last Will and Testament of said deceased; and that the same be, and hereby is, assigned to him; that upon filing of the receipt for the allowance set out in paragraph 8 hereof showing they have been paid, the executor shall be discharged and his bondsman released.

\*\*\*\*\*  
SEAL OF THE COUNTY COURT \*  
SARPY COUNTY NEBRASKA  
\*\*\*\*\*

BY THE COURT:  
Harvey A. Collins  
Judge

IN THE COUNTY COURT, OF THE COUNTY OF SARPY, STATE OF NEBRASKA  
(Certified Copy of Record)

STATE OF NEBRASKA) (ss  
County of Sarpy )

I, Harvey A. Collins, Judge of the County Court of the County of Sarpy, State of Nebraska, do hereby certify that I have compared the foregoing copies of

LAST WILL AND TESTAMENT  
and  
DECREE ON FINAL ACCOUNT  
In Re:

Estate of ROSE BRIDGES, deceased.

with the original records thereof, now remaining in said Court; that the same are correct transcripts thereof, and of the whole of said original records.

In Witness Whereof I have hereunto set my hand and affixed the seal of said County Court in Papillion, County of Sarpy, State of Nebraska, on this 9th day of December A.D. 1947.

\*\*\*\*\*  
SEAL OF THE COUNTY COURT \*  
SARPY COUNTY NEBRASKA \*  
\*\*\*\*\*  
Harvey A. Collins  
Judge of the County Court  
By Inez C. Risor  
Clerk of the County Court

IN MATTER OF APPLICATION :  
OF :  
LOUP RIVER PUBLIC POWER DIST. :  
Report of Appraisers \$1.75 Pd. :  
- - - - -  
Filed December 16, 1947 at 3 o'clock P.M.

IN THE COUNTY COURT OF SARPY COUNTY, NEBRASKA  
In the Matter of the Application of LOUP RIVER : Doc. M, Page 114.  
PUBLIC POWER DISTRICT, a Public Corporation, of : Case No. 114.  
Columbus, Nebraska, to acquire title to lands :  
in Sarpy County, Nebraska, by eminent domain for : REPORT OF APPRAISERS.  
the purpose of constructing, operating and main- :  
taining a high transmission of electricity. :

RE: MICHAEL P. PETERSEN, et al  
To the Honorable Harvey A. Collins, County Judge of \_\_\_\_\_ County, Nebraska;

State of Nebraska )  
County of Sarpy ) ss.

The undersigned appraisers, duly appointed by the County Judge of Sarpy County, Nebraska, in the above entitled cause to inspect the premises hereinafter described and to appraise the damages accruing to the owners and others claiming to be interested therein by reason of the appropriation of an easement over said lands for the construction, operation and maintenance of a transmission line across said described lands, hereby appraise said damages as follows:

a. A fraction of the Northeast quarter of Section 27, Township 14, North, Range 13, East of the 6th P.M. Sarpy County, Nebraska, known as Tax Lot 6A, as shown in Exhibit 1, hereto attached, and made a part hereof.

M. P. Petersen, owner \$20.00

Arthur P. Petersen, mortgagee \$ \_\_\_\_\_

b. A fraction of the Southwest quarter (SW $\frac{1}{4}$ ) and a fraction of the Northwest quarter (NW $\frac{1}{4}$ ), Section 26, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, as shown on Exhibit 2 hereto attached and made a part hereof and described as Tax Lot 6A1 and Tax Lot 9.

M. P. Petersen, owner \$1125.00

Arthur P. Petersen, mortgagee \$ \_\_\_\_\_

c. A fraction of the Southeast quarter (SE $\frac{1}{4}$ ) Section 26, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, known as Tax Lot 12B and as shown on Exhibit 3 hereto attached and made a part hereof.

M. P. Petersen, owner \$450.00

Arthur P. Petersen, mortgagee \$ \_\_\_\_\_

d. A fraction of the Southwest quarter (SW $\frac{1}{4}$ ) of Section 25, Township 14, North Range 13, East of the 6th P.M. Sarpy County, Nebraska, known as Tax Lot 15B1A and Tax Lot 1B, as shown on Exhibit 4 hereto attached and made a part hereof.

M. P. Petersen, owner \$675.00

Arthur P. Petersen, mortgagee \$ \_\_\_\_\_

e. A fraction of the North one-half (N $\frac{1}{2}$ ) of Section 36, Township 14, North Range 13, East of the 6th P.M., Sarpy County, Nebraska, known as Tax Lots 2D, 1B, and 2E as shown on Exhibit 5 hereto attached and made a part hereof.

M. P. Petersen, owner \$125.00

Arthur P. Petersen, mortgagee \$ \_\_\_\_\_

The respective amounts awarded herein do not include damage to the fences and crops during construction, nor damage due to re-entry and maintenance and reconstruction. All such damages are reserved to the owners, and the applicants remain obligated to pay the same when such damages occur.

Respectfully submitted,

Fred Peters  
Elmer Fricke  
Albert Stcltenberg  
Daniel M. Seibold  
Ernest Nielsen

APPRAISERS

Papillion Times Print  
Papillion, NEBRASKA

IN THE COUNTY COURT, OF THE COUNTY OF SARPY,  
(Certified Copy of Record)

STATE OF NEBRASKA, )  
County of Sarpy ) ss:

I, Harvey A. Collins, Judge of the County Court of the County of Sarpy, State of Nebraska, do hereby certify that I have compared the foregoing copies of

REPORT OF APPRAISERS

In Re:

Application of Loup River Public Power District, a Corp.

vs.

Michael P. Petersen, et al

with the original records thereof, now remaining in said Court; that the same are correct transcripts thereof, and of the whole of said original records.

In Witness Whereof I have hereunto set my hand and affixed the seal of said County Court in Papillion, County of Sarpy, State of Nebraska, on this 16th day of December, A. D. 1947.

\*\*\*\*\*  
\* SEAL OF THE COUNTY COURT \*  
\* SARPY COUNTY NEBRASKA \*  
\*\*\*\*\*

Harvey A. Collins  
Judge of the County Court  
By Inez C. Risor  
Clerk of the County Court

(SEAL)



This tract is described as follows:

Tax Lot 15B2 - Commencing at the southwest corner of Section 25, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, running north along the west line of said Section 25, 972.6 feet, thence running east 426.6 feet to the center line of the public highway; thence running in a southeasterly direction along the center line of the public highway 59.3 feet to point in the center of said public highway 931 feet north of the south line of said Section 25, thence running south along the center line of the said Public highway 931 feet to the south line of said Section 25, thence west to the place of beginning.

to CHRIS HANSEN and FRANCES HANSEN, husband and wife, owners and tenants in possession, all collectively as their interests may appear, the sum of \$75.00.

TRACT NO. 5.

This tract is described as follows:

Beginning at the Southwest corner of Section 25, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, thence north along the west line of Section 25, 972.6 feet, thence easterly 577.5 feet to a point 974.1 feet north of the south line of Section 25, thence northerly 346.1 feet to a point in the east and west center line of the Southwest Quarter of Section 25, 747.1 feet west of the center of the Southwest Quarter of Section 25, thence east along the east and west center line of the Southwest Quarter of Section 25, 389.3 feet to its intersection with the westerly right-of-way line of the Omaha and Southern Interurban Railway, thence southeasterly along the westerly right-of-way line of the Omaha and Southern Interurban Railway 1621.8 feet more or less to its intersection with the South line of Section 25, thence west along the south line of Section 25, 1896.5 feet to the place of beginning, containing 37.192 acres, EXCEPTING THEREFROM an irregular parcel enclosed by a line commencing with a point on the south line of Section 25, Township 14, North, Range 13, East of the 6th P.M., 1058.2 feet west of the south quarter corner of said Section 25, thence north to the southwesterly line of the old interurban railroad right-of-way, thence southeasterly along said southwesterly line of said railroad right-of-way to its intersection with the south line of said Section 25; thence westerly along said south line to the place of beginning; AND ALSO EXCEPTING therefrom the following: Tax Lot 15B2 - commencing at the southwest corner of Section 25, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, running north along the west line of said Section 25, 972.6 feet, thence running east 426.6 feet to the center line of the public highway; thence running in a southeasterly direction along the center line of the public highway 59.3 feet to a point in the center of said public highway 931 feet north of the south line of said Section 25, thence running south along the center line of the said public highway 931 feet to the south line of said Section 25, thence west to the place of beginning.

Also a strip of ground 100 feet wide formerly used as the Omaha and Southern Interurban Railway right-of-way in the South Half of the Southwest Quarter of Section 25, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska, beginning at the north line and ending at the south line of said South Half of the Southwest Quarter of Section 25, and Tax Lot 2D being a part of the right-of-way in the Northeast Quarter of the Northwest Quarter of Section 36, Township 14, North, Range 13, East of the 6th P.M.

Also Tax Lot 2E, Section 36, Township 14, North, Range 13, East of the 6th P.M., Sarpy County, Nebraska.

to M.P. Petersen, also known as Michael P. Petersen, and Annie Petersen, husband and wife, owners, and Arthur Petersen and Janet Petersen, husband and wife, tenants in possession, all collectively as their interests may appear, the sum of \$410.00.

The respective amounts hereinabove awarded for each of said tracts include all damages thereto, including tenants' interests therein, but do not include damages to the fences and crops which may arise during construction, or due to re-entry for maintenance or reconstruction. All such fence and crop damages are reserved to the owners thereof, and the petitioner remains obligated to pay the same when and if they occur.

We recommend that the foregoing sums be paid into court to be disposed of under the direction of the court.

Given under our hands this 26th day of September, 1951

Howard Waggoner  
Otto Timm

Alois T. Gramlich  
APPRAISERS

IN THE COUNTY COURT, OF THE COUNTY OF SARPY, STATE OF NEBRASKA  
(Certified Copy of record)

STATE OF NEBRASKA )  
COUNTY OF SARPY ) ss.



MISCELLANEOUS RECORD NO. 15

do hereby certify that I have compared the foregoing copies of  
REPORT OF APPRAISERS

IN RE:

LOUP RIVER PUBLIC POWER DISTRICT, a public corporation,  
Petitioners,

vs.

MICHAEL P. PETERSEN, et al,  
Defendants,

Case No. 135

with the original records thereof, now remaining in said Court; that the same are correct transcripts thereof, and of the whole of said original records.

In Witness Whereof I have hereunto set my hand and affixed the seal of said County Court, in Papillion, County of Sarpy, State of Nebraska, on this 27 day of September A.D. 1951.

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SEAL OF THE COUNTY COURT \*

SARPY COUNTY, NEBRASKA \*

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VICTOR H. SCHEMIDT,

Judge of the County Court

By INEZ C. RISOR

Clerk of the County Court

CITY OF BELLEVUE :  
TO :  
WHOM IT MAY CONCERN :  
Ordinance \$2.70 pd. : N  
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Filed October 4, 1951 at 10:00 o'clock A.M.

*Leester H. Schmitt, County Clerk.*  
*By Dorothy Duffing, Deputy*

CITY OF BELLEVUE, NEBRASKA

ORDINANCE NO. 277

AN ORDINANCE DECLARING THE NECESSITY, EXPEDIENCY AND PROPRIETY OF VACATING 22nd AVENUE FROM THE WEST LINE OF CRAWFORD STREET EXTENDING WEST A DISTANCE OF 147 FEET TO THE EAST LINE OF THE ALLEY EXCEPTING INTERSECTIONS OF STREETS, AVENUES AND ALLEYS AND RESERVING THE RIGHT OF WAY ON SAID AVENUE FOR MUNICIPAL IMPROVEMENTS, IN THE CITY OF BELLEVUE, SARPY COUNTY, NEBRASKA, AS HERETOFORE ORDERED AND PROVIDED BY RESOLUTION OF THE CITY COUNCIL TO ASSESS ANY DAMAGES SUSTAINED BY FREE HOLDERS OF SAID CITY.

Section 1. It is hereby declared necessary, expedient and proper and for the public good and it is further declared necessary and proper under the terms of a certain resolution duly adopted by the City Council of the City of Bellevue on the 14th day of October, 1949 to vacate 22nd Avenue from the West line of Crawford Street extending West a distance of 147 feet to the East line of the Alley excepting intersections of streets, avenues and alleys and reserving the right of way on said avenue for municipal improvements and that the same be and hereby is vacated.

Section 2. That the appraisers heretofore appointed for the purpose of appraising damages to the citizens of the City of Bellevue and the owners of property abutting upon said 22nd Avenue by virtue of said proposed vacation made report as to their findings to the City Clerk of the City of Bellevue to the effect that there was no damage to any person or property owner by virtue of the vacation of said 22nd avenue.

Section 3. That a copy of this ordinance shall be published in the Bellevue Press, a legal newspaper of general circulation in the City of Bellevue, Nebraska, within a period of one month after the passage hereof.

Section 4. This ordinance shall become effective and be in force from and after its passage, approval and publication as provided by law.  
Dated this 14th day of October, 1949.

Attest: M.G. HOLMES, City Clerk  
\*\*\*\*\*

CITY OF BELLEVUE \*

SARPY COUNTY, NEBRASKA \*

SEAL \*

\*\*\*\*\*

STATE OF NEBRASKA ) ss.  
COUNTY OF SARPY )

J.B. Gebbie, Jr. being first duly sworn, upon oath, deposes and says that he is manager of the Bellevue Press a legal weekly newspaper of general circulation in Sarpy County, Nebraska,

HAROLD C. LUDWIG, President

AFFIDAVIT OF PUBLICATION

16 foot lengths. Also to stack and burn all brush. Grantor to retain ownership of logs. The total payment for present line to be \$425.00.

It is understood the Grantor(s) will not receive electric service from this line. In Presence of

Herman Christensen

Elizabeth O'Keefe

STATE OF NEBRASKA )  
Sarp County } ss.

ACKNOWLEDGMENT

I hereby certify that on this 18th day of July, A.D. 1947, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came Elizabeth O'Keefe, widow to me personally known to be the same person who signed and executed the above instrument, and they each duly acknowledged the execution of same.

WITNESS my hand and Notarial Seal on the day and date last above written.  
ORVILLE ENTERMAN  
STATE OF NEBRASKA  
COMMISSION EXPIRES SEPT 6 1952  
My commission expires: \_\_\_\_\_  
Orville Entenman  
Notary Public

HOWARD F. THOMAS :  
TO : +  
WHOM IT MAY CONCERN :  
Survey \$1.25 Pd. - - -

Filed August 28, 1947 at 8.30 O'clock A.M.

*Orville Entenman*  
County Clerk

HOWARD THOMAS ENGINEERING CO.  
GENERAL ENGINEERING, SURVEYING AND MAPPING  
212 SO. 18TH ST., ARTHUR BUILDING  
OMAHA 2, NEBR.

Registered  
Engineer and Surveyor  
Phone JA. 6004

Survey notes for location of State Highway in  
North part of N. W. 1/4 of Section 26-14-13

Beginning at the N. E. cor. of Section 26-14-13; thence east along the north line of said section 26, 816.8 feet to a point of westerly line of State Highway Right-of-Way, said point being place of beginning; thence continuing east along said north line of section 26, 2230 ft.; thence southerly along a line making a deflection angle with the last named course of 89° 43' for a distance of 41.0 feet; thence westerly along a line making a deflection angle with the last named course of 81° feet; thence southerly along a curve to the right whose radius is 11529.2 feet and the tangent to said curve making an angle of 90° 00' with the last named course for a distance of 656.1 feet to a point, which is 898.1 feet westerly from a point on the west line of said section 26 (said westerly point on said west line of the section being 674 feet south of the N.W. cor. of said section 26); thence westerly along a line making a deflection angle of 83° 52' with the tangent of last named course for a distance of 150.9 feet; thence northerly 689.8 feet to place of beginning.

The westerly boundary of Tax Lot 4 A1, Section 26-14-13 is the eastern boundary of parcel of land taken for highway purposes as above described.

The channel change as shown in red on accompanying prints was put on for the convenience of anyone tracing the description as shown in abstract and as described in deed to State of Nebraska.

O.K.  
Ira C. Seadle  
Co. Surveyor  
8-28-47

Howard F. Thomas