

PLATTING MAP CHECK SHEET

ORDER NO.: 91466 ^{lots 1 - 185 & OLS} NAME OF PLATTING: Cambridge Oaks
 OWNERS NAMES: Cambridge Oaks Limited Part-
nership.

UNDERLYING FEE: SW 1/4 sec 22-15-11

RECORDING INFORMATION:

BK/INSTRUMENT 1836 PG 650 DT — RD 10/14/88

EASEMENTS, COV'S, DEED OF TRUSTS: AFFECTING UNDERLYING FEE:

BK/INSTRUMENT 562 PG 519 DT 2/2/76 RD 3/19/76

COMMENTS: now in Pacific st.

BK/INSTRUMENT 599 PG 174 DT 4/8/78 RD 6/23/78

COMMENTS: Affects lots 5-8
OLS

BK/INSTRUMENT 759 PG 387 DT — RD 12/6/85

COMMENTS: now a dedicated part of 168 ST.

BK/INSTRUMENT _____ PG _____ DT _____ RD _____

COMMENTS: _____

BK/INSTRUMENT _____ PG _____ DT _____ RD _____

COMMENTS: _____

BK/INSTRUMENT _____ PG _____ DT _____ RD _____

COMMENTS: _____

NOTES ON PLAT: _____

Didn't
 finish full
 Plat -
 check -
 check your lot.

EASEMENTS ON PLAT AND DEDICATION:
(CHECK YOUR LOT IF NEEDED FOR LOCATION)

Plat and Dedication recorded 10/14/88 in Book /Instrument 1836
Page 450 of the Records of Douglas County Nebraska, which grants easements
to DPPD, NWRB, Cable for U/I/M

on, over, through, under and upon 5/8/16

and also to MUD
for U/I/M 5' S/L abutting all cut/dead streets

Plat further reveals certain provisions for: _____

Direct vehicular access will not be allowed to: Pacific ST.
From: lots 1-8 & 163-168

Direct vehicular access will not be allowed to: 168th ST
From: lots 8, 9, 24, 25, 42, 43, 60, 61, 78, 79 & 108-111

Direct vehicular access will not be allowed to: _____
From: _____

Direct vehicular access will not be allowed to: _____
From: _____

Easement for: sewer easement to City of Omaha
As shown and dedicated on Plat, Affects Lots: 93 & 94

Easement for: sewer & Drainage Easement to STD 351
As shown and dedicated on Plat, Affects Lots: 128, 129, 156 & 157.

Easement for: _____
As shown and dedicated on Plat, Affects Lots: _____

Easement for: _____
As shown and dedicated on Plat, Affects Lots: _____

Easement for: _____
As shown and dedicated on Plat, Affects Lots: _____

Easement for: _____
As shown and dedicated on Plat, Affects Lots: _____

EASEMENTS & COVS FROM BACKGROUND:

Easement dated 11/9/88 recorded 11/17/88 Book/Instrument
668/667 of the Records of Douglas County, Nebraska, granted
to MUD
over a portion of subject property as described therein.

Easement dated _____ recorded _____ Book/Instrument
_____ of the Records of Douglas County, Nebraska, granted
to _____
over a portion of subject property as described therein.

Easement dated _____ recorded _____ Book/Instrument
_____ of the Records of Douglas County, Nebraska, granted
to _____
over a portion of subject property as described therein.

Easement dated _____ recorded _____ Book/Instrument
_____ of the Records of Douglas County, Nebraska, granted
to _____
over a portion of subject property as described therein.

Easement dated _____ recorded _____ Book/Instrument
_____ of the Records of Douglas County, Nebraska, granted
to _____
over a portion of subject property as described therein.

Covenants, Conditions and restrictions contained in an instrument dated _____
Recorded in Book/Instrument _____ Page _____
Of the Records of Douglas County Nebraska.

COVENANTS:

Declaration of Covenants, Conditions, and
Restrictions Dated 10/18/88

Recorded 10/20/88 in Book/Instrument 865
Page 502 of the Records of Douglas County, Nebraska,

which contains certain restrictions

architectural Control Committee
Setbacks, provisions concerning the Cambridge Oaks
HOA dues & assessments, common property
reservations reserved to OPD, Telephone, Cable TV.
for U/I/M over S/P.

Amendment dated: _____ recorded: _____

In Book/Instrument: _____ Page: _____

Of the Records of Douglas County, Nebraska.

Rat. of Plat

Amendment dated: 10/24/88 recorded: 10/26/88

In Book/Instrument: 866 Page: 268

Of the Records of Douglas County, Nebraska.

Amendment dated: _____ recorded: _____

In Book/Instrument: _____ Page: _____

Of the Records of Douglas County, Nebraska

In consideration of the sum of One Dollar (\$1.00) and other valuable considerations, the receipt of which is hereby acknowledged, the undersigned owner(s) of the real estate hereinafter described, his/her its/their heirs, executors, administrators, successors and assigns, hereinafter called "Grantor", hereby grant and convey to OMAHA PUBLIC POWER DISTRICT, a public corporation, its successors and assigns, hereinafter called "District", a permanent right-of-way easement to survey, construct, reconstruct, relocate, alter, inspect, repair, replace, add to, maintain and up-rate thereon, electric transmission lines consisting of poles, pole foundations, towers, tower foundations, down guys, anchors, insulators, wires, underground cables, supports and other necessary fixtures and equipment over, upon, above, along, under, in and across the following described real estate, to wit:

The Southwest Quarter (SW $\frac{1}{4}$) of Section Twenty-two (22), Township Fifteen (15) North, Range Eleven (11) East of the 6th P.M., Douglas County, Nebraska.

the area of the above described real estate to be covered by this easement shall be as follow:

The North Eight feet (8') of the South Fifty-eight feet (58') of the Southwest Quarter (SW $\frac{1}{4}$) of Section Twenty-two, Township Fifteen (15) North, Range Eleven (11) East of the 6th P.M., Douglas County, Nebraska.

Affects lots 5-8, lot A
+ OLS 1-5

CONDITIONS:

- The District shall have the right of ingress and egress across the Grantor's property for any purpose hereinbefore granted. Such ingress and egress shall be exercised in a reasonable manner.
- The District shall also have the right to trim or remove all trees and brush on said right-of-way as may be necessary to efficiently exercise any of the hereinbefore granted rights, together with the express provision that any and all trees which, in falling would come within 15 feet of the nearest electric line conductor, may be topped or removed. All refuse from such tree cutting or trimming shall be disposed of by the District, and the District shall have the further right to control and impede the growth of all weeds, trees, and brush along the described right-of-way if said right-of-way is not being utilized for cultivated crops.
- The District shall pay the Grantor or Lessee, as their interests may appear, for all damages to growing crops, fences and buildings on said land which may be caused by the exercise of the hereinbefore granted rights.
- Grantor may cultivate, use and enjoy the land within the right-of-way provided that such use shall not, in the judgement of the District, endanger or be a hazard to or interfere with the hereinbefore granted rights and provided further that the Grantor shall not allow any buildings, structures, hay or straw stacks or other property to remain or be placed upon the above described easement area, or change or alter the grade of the right-of-way herein described without the prior written approval from the District.
- It is further agreed that Grantor has lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her its/their heirs, executors, administrators, successors and assigns shall warrant and defend the same and will indemnify and hold harmless the District forever against the claims of all persons whomsoever in any way asserting any right, title or interest prior to or contrary to this conveyance.

IN WITNESS WHEREOF, the parties hereto have signed their names and caused the execution of this instrument this 8 day of June 1978.

Lawrence W. Youngman
Lawrence W. Youngman Tours, Inc.

Lawrence W. Youngman
Lawrence W. Youngman Tours, Inc.

STATE OF NEBRASKA

COUNTY OF Douglas

On this 8 day of June, 1978,
before me the undersigned, a Notary Public in and for said

County, personally came LAWRENCE W. YOUNGMAN

President of TOURS, INC.

personally to me known to be the identical person(s) who signed the foregoing instrument as grantor(s) and who acknowledged the execution thereof to be his voluntary act and deed for the purpose therein expressed.

STATE OF

COUNTY OF

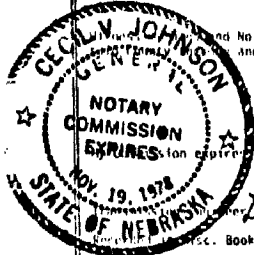
On this _____ day of _____, 19____,
before me the undersigned, a Notary Public in and for said County and State,
personally appeared _____

personally to me known to be the identical person(s) and who acknowledged the execution thereof to be _____ voluntary act and deed for the purpose therein expressed.

Witness my hand and Notarial Seal the date above written.

NOTARY PUBLIC

My Commission expires: _____



and Notarial Seal at Omaha, Nebraska
and year last above written.

Cecily Johnson
NOTARY PUBLIC
17 November 1978

Date 11-18-78; Land Rights and Services RRK Date 6/8/78
Book No. _____ at Page No. _____ on the _____ day of _____, 19____.

12 Recd.

RECEIVED

1978 JUN 23 AM 10:49

C. HASTON, CLERK
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

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Compt 22-15-11

22-15-11