

STATE OF NEBRASKA
DEPARTMENT OF ROADS,

Condemner,

v.

~~GEORGE W. VODICKA and EVELYN C.
VODICKA, husband and wife, Joint
Tenants; DOUGLAS COUNTY TREASURER,~~

DONAL BAYNE STEELE and ONILEE ELAINE
STEELE, husband and wife, Joint
Tenants; COMMERCIAL SAVINGS & LOAN
ASSOCIATION, Mortgagee; DOUGLAS
COUNTY TREASURER;

FRANK A. PECKENPAUGH and JESSIE
BURKHOLDER PECKENPAUGH, husband and
wife, Joint Tenants; DOUGLAS COUNTY
TREASURER;

Docket C4, Page 14

RETURN OF APPRAISERS

Condemnees.

TO HONORABLE ROBERT R. TROYER, COUNTY JUDGE, DOUGLAS COUNTY, NEBR.

We, the undersigned appraisers, do hereby certify that under and by virtue of an "Appointment of Appraisers" duly served upon us by _____, Sheriff or Deputy Sheriff of Douglas County, Nebraska, on the _____ day of _____, 1969, and after having taken and filed the "Oath of Appraisers" that we did carefully inspect and view the property described herein, sought to be appropriated by the State of Nebraska, Department of Roads, and also other property of the condemnees alleged damaged thereby and did hear all parties interested therein in reference to the amount of damages sustained while we were so inspecting and viewing the property herein described and thereafter did assess the damages that the condemnees have sustained or will sustain by such appropriation of the property herein described for State highway purposes and also damage to such other property of the condemnees as in our opinion was damaged by the appropriation of the property herein described:

C O N D E M N A T I O N

Land Owners: Donal Bayne Steele and Onilee Elaine Steele, Husband and Wife
Joint Tenants

Mortgagee: Commercial Savings and Loan Association

F-521(4)

AFE:R-389

Douglas County, Nebraska

Fee Simple Title to a tract of land and all improvements thereon, if any, for Highway Right of Way Purposes as illustrated on the attached plat and being more particularly described as all of the North 12.0 feet of Lot 147, Benson Gardens, an addition located in the Northeast Quarter of the Southwest Quarter of Section 11, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, containing 1,584 square feet, more or less, to be secured in this action.

There will be no ingress or egress over the above described tract onto the remainder of said Lot 147, except over one nonrestricted drive as to use, not to exceed 40 feet in width, the centerline of which is to be located 36.8 feet easterly from the West Line of said Lot 147 as measured along the centerline of the Highway.

And also, Permanent Easement to a tract of land and all improvements thereon, if any, for Construction Purposes located in Lot 147, Benson Gardens, an addition located in the Northeast Quarter of the Southwest Quarter of Section 11, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, as illustrated on the attached plat and being more particularly described as follows:

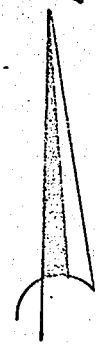
Referring to the Northwest Corner of said Lot 147; thence southerly on the West Line of said Lot 147 a distance of 12.0 feet to the point of beginning, said point being on the southerly Highway Right of Way Line; thence continuing southerly on said West Line a distance of 25.0 feet; thence easterly 89 degrees 08 minutes left a distance of 132.0 feet to a point on the East Line of said Lot 147; thence northerly on said East Line a distance of 27.0 feet to a point on said Highway Right of Way Line; thence westerly on said Highway Right of Way Line a distance of 132.0 feet to the point of beginning, containing 3,432 square feet, more or less, to be secured in this action.

And also, Temporary Easement to a tract of land and all improvements thereon, if any, for Construction Purposes located in Lot 147, Benson Gardens, an addition in the Northeast Quarter of the Southwest Quarter of Section 11, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, as illustrated on the attached plat and being more particularly described as follows:

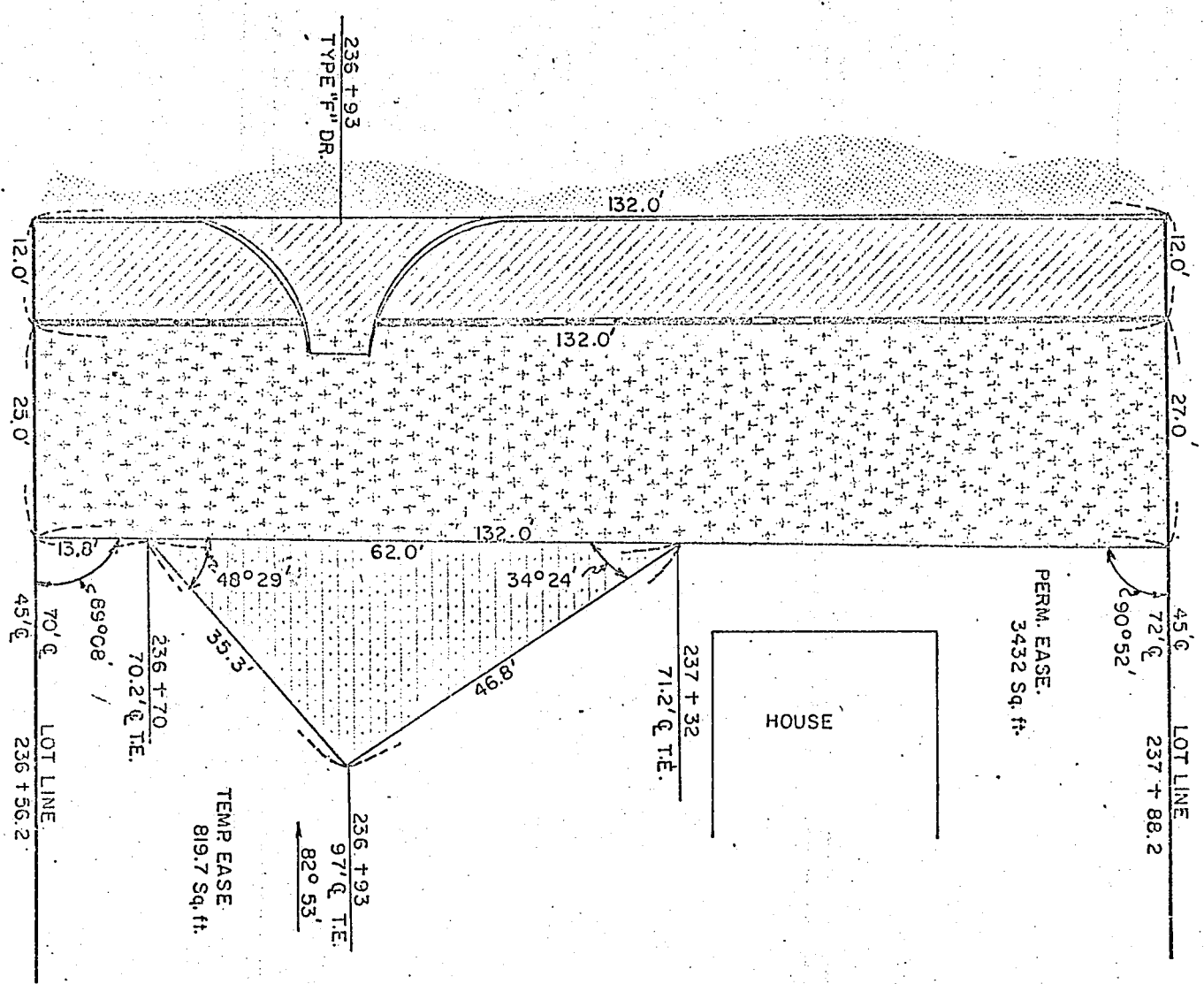
Referring to the Northwest Corner of said Lot 147; thence southerly on the West Line of said Lot 147 a distance of 37.0 feet; thence easterly 89 degrees 08 minutes left a distance of 13.8 feet to the point of beginning; thence continuing easterly on the last described course produced a distance of 62.0 feet; thence southwesterly 145 degrees 36 minutes right a distance of 46.8 feet; thence northwesterly 82 degrees 53 minutes right a distance of 35.3 feet to the point of beginning, containing 819.7 square feet, more or less, to be secured in this action.

The right to use the above described temporary easement shall terminate upon acceptance by the Department of Roads of the above mentioned Project: F-521(4).

LOT 147, BENSON GARDENS ADD., IN NE 1/4 SW 1/4 SEC 11-T15N-R12E
DOUGLAS COUNTY



PROJ. CENTERLINE MAPLE STREET



SKETCH SHOWING
RIGHT OF WAY
TO BE ACQUIRED FROM LAND
OWNED BY

DONAL BAYNE & ONILEE ELAINE STEELE H&W J.T.

SCALE 1"=20'
TRACT 109

STATE OF NEBRASKA
DEPARTMENT OF ROADS
RIGHT OF WAY DIVISION
LINCOLN, NEBRASKA

PROJ. F-521(4)
A.F.E. R- 389

LEGEND

PREV. R.O.W.	
NEW R.O.W.	
PERM. EASE	
TEMP. EASE	
CONTROLLED ACCESS	

1584	SQ.FT.
3432	SQ.FT.
819.7	SQ.FT.

COMPUTED BY J.D.M.
DRAWN BY J.E.D 1/69
CHECKED BY J.E.D 1-69
WRITTEN BY J.E.D 1-69
CHECKED BY J.E.D 1-69

C O N D E M N A T I O N

Land Owners: Frank A. Peckenpaugh and Jessie Burkholder Peckenpaugh, Husband and Wife, Joint Tenants.

Project: F-521 (4)
Page 1 of 2

AFE: R-389

Douglas County, Nebraska

Fee Simple Title to a tract of land and all improvements thereon, if any, for Highway Right of Way Purposes located in Lots 1 and 11, Benson View Addition to the City of Omaha, Douglas County, Nebraska, as illustrated on the attached plat and being more particularly described as follows:

Beginning at the Southwest Corner of said Lot 1; thence easterly on the South Line of said Lots 1 and 11 a distance of 207.0 feet to the Southeast Corner of said Lot 11; thence northerly on the East Line of said Lot 11 a distance of 22.0 feet; thence southwesterly a distance of 22.4 feet to a point 12.0 feet northerly from said South Line; thence westerly on a line 12.0 feet northerly from and parallel to said South Line a distance of 169.0 feet; thence northwesterly a distance of 19.7 feet to a point on the West Line of said Lot 1; thence southerly on said West Line a distance of 20.0 feet to the point of beginning, containing 2,656 square feet, more or less, to be secured in this action.

Also, Fee Simple Title to a tract of land and all improvements thereon, if any, for Highway Right of Way Purposes located in Lot 12, Benson View Addition to the City of Omaha, Douglas County, Nebraska as illustrated on the attached plat and being more particularly described as follows:

Beginning at the Southwest Corner of said Lot 12; thence easterly on the South Line of said Lot 12 a distance of 103.0 feet to the Southeast Corner of said Lot 12; thence northerly on the East Line of said Lot 12 a distance of 12.0 feet; thence westerly on a line 12.0 feet northerly from and parallel to said South Line a distance of 85.0 feet; thence northwesterly a distance of 20.6 feet to a point on the West Line of said Lot 12; thence southerly on said West Line a distance of 22.0 feet to the point of beginning, containing 1,326 square feet, more or less, to be secured in this action.

There will be no ingress or egress over the above described tracts onto the remainder of the said Lots 1, 11 and 12.

Also, Temporary Easement to a tract of land and all improvements thereon, if any, for Construction Purposes located in Lots 1, 10 and 11, Benson View Addition to the City of Omaha, Douglas County, Nebraska, as illustrated on the attached plat and being more particularly described as follows:

Referring to the Southwest Corner of said Lot 1; thence northerly on the West Line of said Lot 1 a distance of 20.0 feet to the point of beginning, said point being on the northerly Highway Right of Way Line; thence southeasterly on said Highway Right of Way Line a distance of 19.7 feet to a point 12.0 feet northerly from the South Line of said Lot 1; thence easterly on a line 12.0 feet northerly from and parallel to the South Line of said Lots 1 and 11 and on said Highway Right of Way Line a distance of 169.0 feet; thence northeasterly on said Highway Right of Way Line a distance of 22.4 feet to a point on the East Line of said Lot 11 said point being 22.0 feet northerly from the Southeast Corner of said Lot 11; thence northerly on the East Line of said Lots 10 and 11 a distance of 112.0 feet; thence southerly a distance of 66.1 feet to a point 71.0 feet northerly from said South Line; thence continuing southerly a distance of 39.0 feet to a point 32.0 feet northerly from said South Line; thence westerly a distance of 92.4 feet to a point 41.0 feet northerly from said South Line; thence continuing westerly a distance of 77.5 feet to a point 32.0 feet northerly from said South Line; thence northwesterly a distance of 20.6 feet to a point on said West Line; thence southerly on said West Line a distance of 22.0 feet to the point of beginning, containing 6,230 square feet, more or less, to be secured in this action.

And also, Temporary Easement to a tract of land and all improvements thereon, if any, for Construction Purposes located in Lot 12, Benson View Addition to the City of Omaha, Douglas County, Nebraska, as illustrated on the attached plat and being more particularly described as follows:

Referring to the Southeast Corner of said Lot 12; thence northerly on the East Line of said Lot 12 a distance of 12.0 feet to the point of beginning, said point being on the northerly Highway Right of Way Line; thence westerly on a line 12.0 feet northerly from and parallel to the South Line of said Lot 12 and on said

C O N D E M N A T I O N

Land Owners: Frank A. Peckenpaugh and Jessie Burkholder Peckenpaugh, Husband and Wife, Joint Tenants

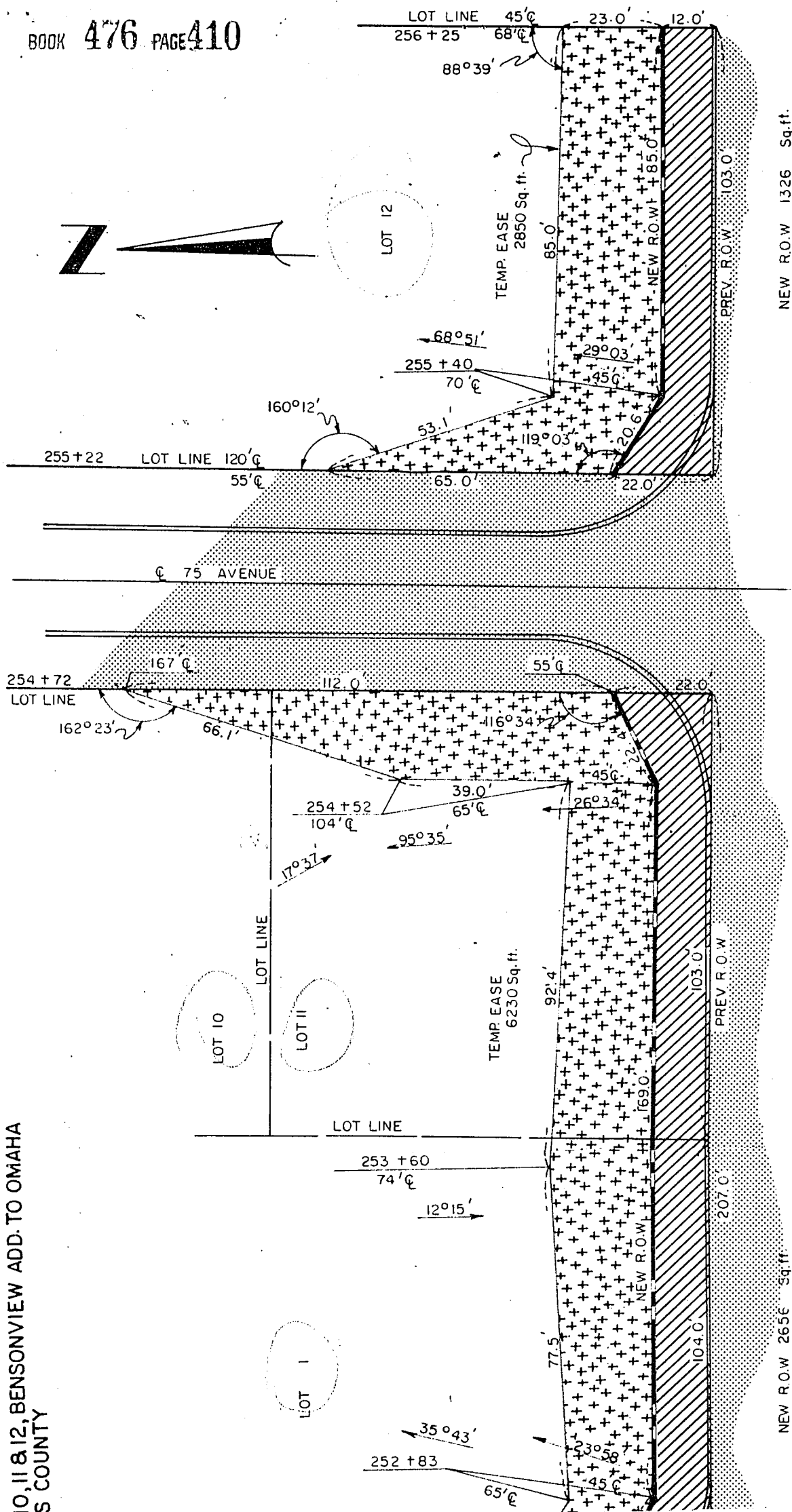
Project: F-521 (4)
Page 2 of 2

AFE: R-389

Douglas County, Nebraska

Highway Right of Way Line a distance of 85.0 feet; thence northwesterly on said Highway Right of Way Line a distance of 20.6 feet to a point on the West Line of said Lot 12, said point being 22.0 feet northerly from the Southwest Corner of said Lot 12; thence northerly on said West Line a distance of 65.0 feet; thence southeasterly a distance of 53.1 feet to a point 37.0 feet northerly from said South Line; thence easterly a distance of 85.0 feet to a point on the East Line of said Lot 12; thence southerly on said East Line a distance of 23.0 feet to the point of beginning, containing 2,850 square feet, more or less, to be secured in this action.

The right to use the above described temporary easements shall terminate upon acceptance by the Department of Roads of the above mentioned Project: F-521 (4).

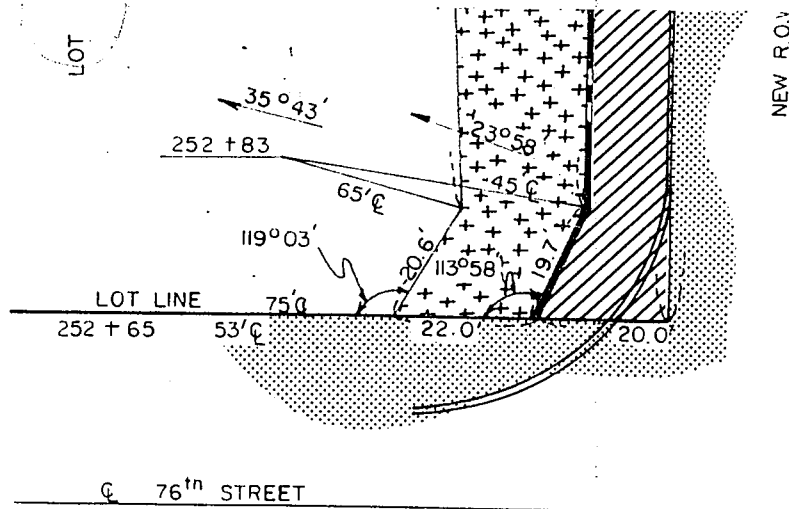


MAPLE STREET

PROJ. CENTRLINE

1, 10, 11 & 12, BENSONVIEW ADD. TO OMAHA
AS COUNTY

LOTS 1,10,11 & 12, BEN.
DOUGLAS COUNTY



SKETCH SHOWING
RIGHT OF WAY
TO BE ACQUIRED FROM LAND
OWNED BY

FRANK A. & JESSIE BURKHOLDER PECKENPAUGH H&W J.T.

SCALE 1" = 30'
TRACT 127

STATE OF NEBRASKA
DEPARTMENT OF ROADS
RIGHT OF WAY DIVISION
LINCOLN, NEBRASKA

PROJ. F-521(4)
A.F.E. R- 389

LEGEND

PREV. R.O.W.

NEW R.O.W.

TEMP. EASE.

CONTROLLED ACCESS

3982 SQ. FT.
9080 SQ. FT.
ACRES

COMPUTED BY I.B.M.
DRAWN BY J.E.D. 1/69
CHECKED BY Sh. 1/69
WRITTEN BY PFN 1-69
CHECKED BY Deb 1-69

Now, therefore, we, as appraisers aforesaid, do hereby find and appraise the damages that will be suffered by reason of the appropriation of title to the said property or any interest therein described for State highway purposes by the State of Nebraska, Department of roads in the amount of:

Tract 109

Donald Bayne Steele	\$ 303.06
Onilee Elaine Steele	303.06
Commercial Savings & Loan Ass'n	350.00
Douglas County Treasurer-N 12' Lot 147	6.43
Benson Gardens-2nd half 67-68 taxes, including interest	
Douglas County Treasurer-N 12' Lot 147	12.45
Benson Gardens-68-69 taxes including interest	
Total	<u>\$ 975.00</u>

Tract 127

Frank A. Peckenpaugh	\$1,887.50
Jessie Burkholder Peckenpaugh	1,887.50
Total	<u>\$3,775.00</u>

All of which is hereby respectfully submitted.

Dated this 25 day of APRIL, A.D., 1969.

Robert M. Moore
Harold J. Groce
Frank J. Aker
 Appraisers

Subscribed and sworn to before me this _____ day of _____,
 1969, A.D.

(SEAL)

 County Judge

Filed: April 30th, 1969.

COUNTY COURT

DOUGLAS COUNTY

ROBERT R. TROYER, JUDGE
JOSEPH J. BELITZ, CLERK

OMAHA, NEBR.

STATE OF NEBRASKA, }
COUNTY OF DOUGLAS } ss.I, ROBERT R. TROYER, County Judge of Douglas County,
Nebraska, do hereby certify that I have compared the foregoing copy of

"RETURN OF APPRAISERS"

in re: STATE OF NEBR., DEPT. OF ROADS, Condemner vs.

GEORGE W. VODICKA, et al, Condemnees,

in the matter of the Condemnation Docket C4 - Page 14,

with the original record thereof, now remaining in said court; that the same is a correct transcript thereof, and of the whole of said original record, that I have the legal custody and control of said original record; that said court is a court of record, has a seal, and that said seal is hereto affixed; and that the foregoing attestation is in due form, according to the laws of the State of Nebraska.

IN WITNESS WHEREOF, I have hereunto set my hand and
affixed the seal of said Court at Omaha, this 30th day
of April, A. D. 19 69.

ROBERT R. TROYER

County Judge.

By

Joseph J. Belitz

Clerk of the County Court.

IN THE COUNTY COURT

DOUGLAS COUNTY, NEBRASKA

In the Matter of the

of

CERTIFIED COPY

OF

"RETURN OF APPRAISERS"

RECEIVED
MAY 19 8 47 AM
THE STATE OF NEBRASKA
County
HAROLD OSTLER
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

Entered in Numerical Index and filed
for record in the office of the Register of
Deeds of said County and recorded in

Book 476 of Max
Page 403

C. Harold Ostler

Register of Deeds

By Deputy

MAIL Judge Traynor

N 14A-403 G.P.N. PG. 33

Compared 531 Feb 13
533

14A