



FILED FOR RECORD AT THE REQUEST OF:
AND WHEN RECORDED RETURN TO:

US WEST NEWVECTOR GROUP
REAL ESTATE/CONSTRUCTION
3350 161ST AVE. S.E.
P.O. BOX 91211
BELLEVUE, WA 98009-9211

ORIGINAL

OMA NORTHGRETNA-2

NOTICE OF EXERCISE OF OPTION

On March 13, 1996, Omaha Cellular Telephone Company as Optionee/Lessee, and Jerald L. Rohwer and Alan J. Rohwer as Optionor/Lessor, entered into an Option and Lease Agreement of which a Memorandum dated March 13, 1996 was recorded April 4, 1996 under recording No. 03674 in the records of Douglas County, State of Nebraska.

The Option and Lease Agreement concerns the property described on Exhibit B which is attached hereto and incorporated herein by this reference.

On September 1, 1996, the Option was exercised and the Optionee/Lessee, Omaha Cellular Telephone Company became Lessee of the property under the terms and conditions specified in the Option and Lease Agreement.

Optionee/Lessee: Omaha Cellular Telephone Company

By: U S WEST New Vector Group, Inc.

By: Michael J. Cummings

Its: Wireless Technical Services Manager

Date: 9/6/96

RECEIVED

SEP 17 10 44 AM '96

GEORGE J. BUGLEWICZ
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

10522 MS
FEE 2050 1-14-12
DEL CO
LEGALS SCAN / COMP VP
01-60000
FV



E&A CONSULTING GROUP
ENGINEERS • PLANNERS • SURVEYORS

12001 Q STREET, Suite A • OMAHA, NE 68137-3656

(402) 895-4700 • FAX (402) 895-3599

U.S. WEST NEWVECTOR SITE
OMA NGRETNA-2

2 of 2

INGRESS AND EGRESS EASEMENT

Part of the NE 1/4 of the NW 1/4 of Section 1, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Commencing at the N 1/4 corner of said Section 1; thence S00°04'37"W (assumed bearing) along the East line of said NW 1/4 of Section 1, a distance of 33.00 feet to a point on the South right-of-way line of "F" Street; thence N90°00'00"W along said South right-of-way line of "F" Street, a distance of 965.93 feet to the point of beginning; thence S00°08'20"W, a distance of 50.05 feet; thence N89°51'40"W, a distance of 20.00 feet; thence N00°08'20"E, a distance of 50.00 feet to a point on said South right-of-way line of "F" Street; thence S90°00'00"E along said South right-of-way line of "F" Street, a distance of 20.00 feet to the point of beginning.

Said tract of land contains an area of 1000 square feet or 0.023 acres, more or less.

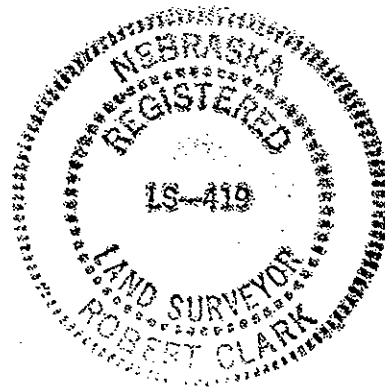
IMPRINTED SEAL
REGISTER OF DEEDS

Robert Clark

ROBERT CLARK, L.S. 419

4-1-96

DATE





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Exhibit B 1 of 2

LEASE AREA

Part of the NE 1/4 of the NW 1/4 of Section 1, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

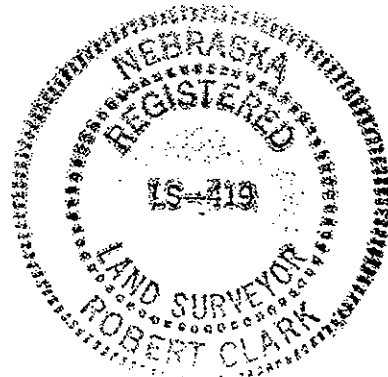
Commencing at the N 1/4 corner of said Section 1; thence S00°04'37"W (assumed bearing) along the East line of said NW 1/4 of Section 1, a distance of 33.00 feet to a point on the South right-of-way line of "F" Street; thence N90°00'00"W along said South right-of-way line of "F" Street, a distance of 985.93 feet; thence S00°08'20"W, a distance of 50.00 feet to the point of beginning; thence S89°51'40"E, a distance of 50.00 feet; thence S00°08'28"W, a distance of 60.00 feet; thence N89°51'40"W, a distance of 50.00 feet; thence N00°08'28"E, a distance of 60.00 feet to the point of beginning.

Said tract of land contains an area of 3000 square feet or 0.069 acres, more or less.

IMPRINTED SEAL
REGISTER OF DEEDS

Robert Clark

ROBERT CLARK L.S. 419



4-1-96
DATE

Celebrating 30 Years of Service ♦ ♦