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EASEMENT FOR SANITARY SEWER

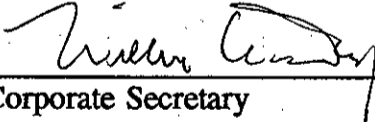
This indenture made this 24 day of May, 1996, by and between FATHER FLANAGAN'S BOYS' HOME, a nonprofit corporation, and VILLAGE OF BOYS TOWN, a municipal corporation in the County of Douglas, State of Nebraska, and their successors and assigns (hereinafter collectively referred to as "Grantor"), and SANITARY AND IMPROVEMENT DISTRICT NO. 396 OF DOUGLAS COUNTY, NEBRASKA, a Nebraska political subdivision, FATHER FLANAGAN'S BOYS HOME, a nonprofit corporation, and VILLAGE OF BOYS TOWN, a municipal corporation in the County of Douglas, State of Nebraska, and its successors and assigns (hereinafter collectively referred to as "Grantee").

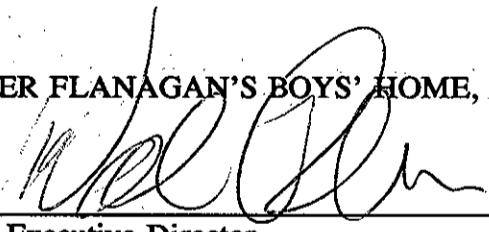
WITNESSETH:


That Grantor, in consideration of the sum of One and no/100 Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, does hereby grant and convey to Grantee, its successors and assigns, a perpetual easement for the construction and maintenance of sanitary sewers over that part of the Southeast Quarter of Section 13, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more specifically located and described on Exhibit A attached hereto which is hereby incorporated in and made a part of this Easement by reference.


Grantor, its successors and assigns, shall have and do hereby reserve the perpetual right and privilege to connect to and make reasonable and customary use of any sewer connection, line, or facility installed and maintained by Grantee under the terms of this Easement and any sewer lines or facilities to which same may be connected. Grantor's right to connection shall be without limit as to the number or type of connection made and shall be without cost to Grantor, except for applicable standard connection fees, if any, chargeable by the City of Omaha. The rights herein shall be cumulative to and not in lieu of any other rights of connection held by Grantor, or either of them.

IN WITNESS WHEREOF, the Grantor has caused this Easement to be signed on the day and year first above written.

ATTEST:

Corporate Secretary

FATHER FLANAGAN'S BOYS' HOME,
By 
Executive Director

ATTEST:

Village Clerk

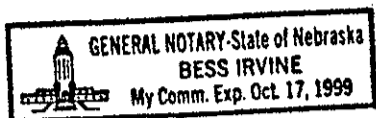
VILLAGE OF BOYS TOWN
By 
Chairman of Board of Trustees

STATE OF NEBRASKA)
) ss.:
COUNTY OF DOUGLAS)

On this 24 day of May, 1996, before me, the undersigned, a Notary Public duly commissioned and qualified for said county, personally came Father Val Peter, Executive Director, and William A. Day, Corporate Secretary, respectively, of FATHER

FLANAGAN'S BOYS' HOME, a nonprofit corporation in the State of Nebraska, and its successors and assigns, to me personally known to be the persons whose names are affixed to the foregoing instrument in that capacity and who acknowledge the same to be their voluntary act and deed as Chairman of the Board and Clerk of the Village.

WITNESS my hand and notarial seal on the day and year last above written.



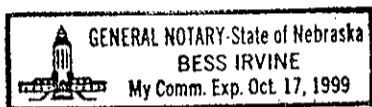
Bess Irvine

Notary Public

STATE OF NEBRASKA)
) ss.:
COUNTY OF DOUGLAS)

On this 24 day of May, 1996, before me, the undersigned, a Notary Public duly commissioned and qualified for said county, personally came Father Val Peter, Chairman of the Board of Trustees, and Charles E. Kalskett, Village Clerk, respectively, of VILLAGE OF BOYS TOWN, NEBRASKA, a municipal corporation in the County of Douglas, State of Nebraska, and its successors and assigns, to me personally known to be the persons whose names are affixed to the foregoing instrument in that capacity and who acknowledge the same to be their voluntary act and deed as Chairman of the Board and Clerk of the Village.

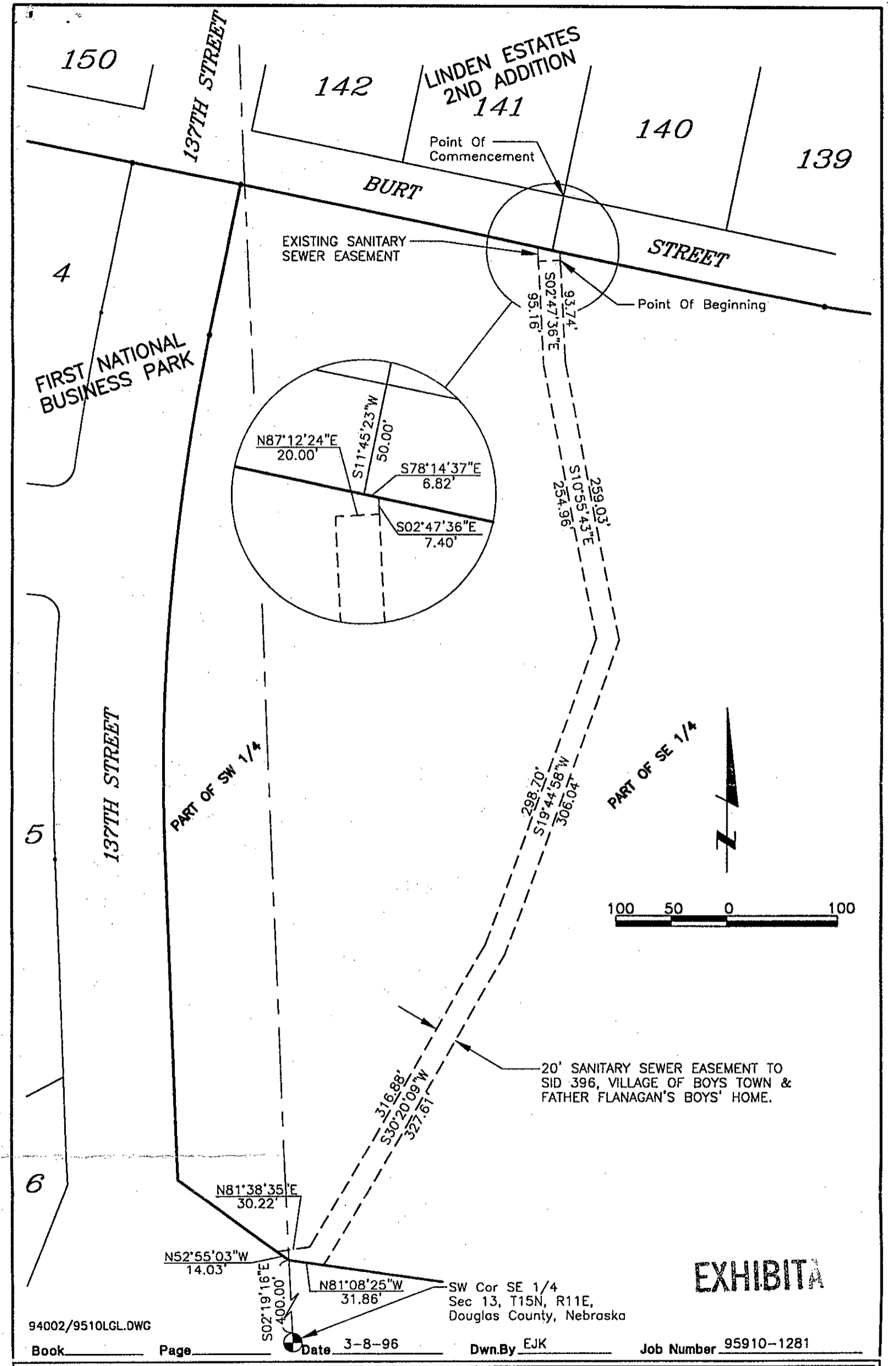
WITNESS my hand and notarial seal on the day and year last above written.



Bess Irvine

Notary Public

NOTARIAL SEAL AFFIXED
REGISTER OF DEEDS



94002/9510LGL.DWG

Book _____ Page _____ Date 3-8-96 Dwn.By EJK Job Number 95910-1281

EXHIBIT A

lamp, ryneason & associates, inc.
 engineers surveyors planners
 14747 california street omaha, nebraska 68154-1979 402-498-2498
 FAX 402-498-2730

LEGAL DESCRIPTION

A permanent twenty foot (20') strip easement for the construction and maintenance of sanitary sewers over that part of the Southeast Quarter and the Southwest Quarter of Section 13, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, described by metes and bounds as follows:

Commencing at the southwest corner of Lot 140, LINDEN ESTATES 2ND ADDITION, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska;

Thence South $11^{\circ}45'23''$ West (bearings referenced to the LINDEN ESTATES 2ND ADDITION Final Plat) for 50.00 feet along the extended west line of said Lot 140, to the south right of way line of Burt Street;

Thence South $78^{\circ}14'37''$ East for 6.82 feet along said south right of way line to the northeast corner of an existing sanitary sewer easement;

Thence South $02^{\circ}47'36''$ East for 7.40 feet to the southeast corner of said existing sanitary sewer easement and the TRUE POINT OF BEGINNING;

Thence South $02^{\circ}47'36''$ East for 93.74 feet;

Thence South $10^{\circ}55'43''$ East for 259.03 feet;

Thence South $19^{\circ}44'58''$ West for 306.04 feet;

Thence South $30^{\circ}20'09''$ West for 327.61 feet to the north right of way line of West Dodge Road (US Highway 6);

Thence North $81^{\circ}08'25''$ West for 31.86 feet along said north right of way line to an angle point therein and the point of intersection with the west line of the said Southeast Quarter of Section 13 (said point lies $N02^{\circ}19'16''W$ for 400.00 feet from the southwest corner of the said SE 1/4);

Thence North $52^{\circ}55'03''$ West for 14.03 feet along said north right of way line;

Thence North $81^{\circ}38'35''$ East for 30.22 feet;

Thence North $30^{\circ}20'09''$ East for 316.88 feet;

Thence North $19^{\circ}44'58''$ East for 298.70 feet;

Thence North $10^{\circ}55'43''$ West for 254.96 feet;

Thence North $02^{\circ}47'36''$ West for 95.16 feet to the southwest corner of said existing sanitary sewer easement;

Thence North $87^{\circ}12'24''$ East for 20.00 feet to the Point of Beginning.

Contains 2.19 acre.

March 7, 1996

LAMP, RYNEARSON AND ASSOCIATES, INC.

95910-1281

(Sanitary sewer easement)