

EASEMENT

THIS INDENTURE is made this 19th day of March, 1979 by Prom Town House Motor Inn, Inc., a Nebraska corporation, hereinafter referred to as "Grantor".

WITNESSETH:

WHEREAS, Grantor has this day conveyed to Loyal Katskee (hereinafter referred to as "Grantee") the real estate herein described as Tract "A";

WHEREAS, Grantor is the owner of the real estate herein described as Tracts B and C; and

WHEREAS, Grantor has conveyed to Grantee the land described herein as Tract A upon the express condition that Grantor shall further grant to Grantee easements for ingress and egress over Tracts B and C;

NOW, THEREFORE, Grantor does hereby give, grant and convey to Grantee, his heirs and assigns forever, a nonexclusive, perpetual easement for purposes of ingress and egress over and across those parcels of land described herein as Tracts B and C.

The Tracts hereinbefore referred to are situated in the City of Omaha, Douglas County, Nebraska, more particularly described as follows, to-wit:

TRACT A

That part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ Section 24, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, described as follows:

Commencing at the SE corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 24, thence North (assumed bearing) along the center line of 69 Street, 295.00 feet, thence North 89°53'42" West 130.00 feet to the point of beginning; thence continuing North 89°53'52" West on a line parallel to the North right-of-way line of Dodge Street, 490.41 feet; thence North 00°02'17" East 404.62 feet; thence North 57°55'55" East, 74.84 feet; thence South 89°55'56" East 426.72 feet; thence South 444.72 feet to the point of beginning.

TRACT B

That part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 24, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, described as follows:

Commencing at the SE corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 24; thence North (assumed bearing) along the center line of 69 Street, 55.00 feet; thence North 89°53'52" West, 130.00 feet to the point of beginning. Thence continuing

North 89°53'52" West along the North right-of-way line of Dodge Street, 37.00 feet; thence North 295.00 feet; thence South 89°53'52" East 37.00 feet; thence South 295.00 feet to the point of beginning.

TRACT C

That part of the NW 1/4 of the NW 1/4 of Section 24, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, described as follows:

Commencing at the SE corner of the NW 1/4 of the NW 1/4 of Section 24, thence North (assumed bearing) along the center line of 69 Street, 55.00 feet; thence North 89°53'52" West 365.00 feet to the point of beginning. Thence continuing North 89°53'52" West along the North right-of-way line of Dodge Street, 49.41 feet; thence North 295.00 feet; thence South 89°53'52" East, 49.41 feet; thence South 295 feet to the point of beginning.

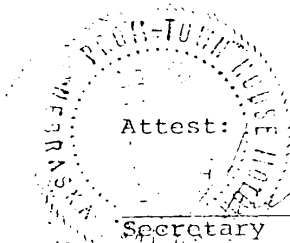
Grantor shall have no obligation whatsoever to repair or maintain the property subject to the grant of this easement.

The easements hereby granted shall be deemed covenants running with the land and shall be binding upon and inure to the benefit of the parties hereto and their respective successors and assigns, including but not limited to all subsequent owners of Tract A and all persons claiming by, through or under them.

IN WITNESS WHEREOF, the Grantor has hereunto caused its corporate seal to be affixed and these presents signed by its president the day and year first above written.

PROM TOWN HOUSE MOTOR INN, INC.,
a Nebraska corporation

By: Cyrus E. Kemp
President



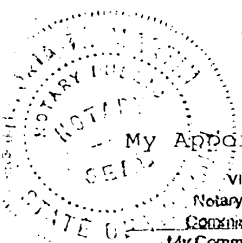
Attest:

[Signature]
Secretary

STATE OF MISSOURI)
) SS:
COUNTY OF JACKSON)

The foregoing instrument was acknowledged before me, a Notary Public, by Cyrus E. Kemp and James E. Grier, president and secretary, respectively, of Prom Town House Motor Inn, Inc., a Nebraska corporation, for and on behalf of the corporation on this 15 day of March, 1979.

Victoria L. Martin
Notary Public



My Appointment Expires:

VICTORIA L. MARTIN
Notary Public - State of Missouri
Commission Expires July 22, 1983

C. HASLER ASST. CLERK
REGISTRAR OF DEEDS
DOUGLAS COUNTY, NEBR.

1979 MAR 22 PM 3:56

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Book 612
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