

711

UTILITY EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

For and in consideration of the mutual benefits and to be derived by the parties hereto from the facilities proposed hereinafter, the undersigned, does hereby grant, in perpetuity to the CITY OF LINCOLN, NEBRASKA; the LINCOLN TELEPHONE AND TELEGRAPH COMPANY; TV TRANSMISSION, INC.; and MINNEGASCO; their successors and assigns, herein called the grantee, an easement to allow entry for the purpose of construction, reconstruction, replacement, repair, operation and maintenance of wires, cables, conduits, fixtures, poles, towers, pipes and equipment for the distribution and supply of electricity, gas, telephone service and all appurtenance thereto, over, under, and above the following described real property in Lancaster County, Nebraska:

A blanket utility easement except for the building envelopments established by U.P. #24 and amendments thereto over the property described in Exhibit "A".

To have and to hold the easement and rights herein granted unto the grantee and to the grantee's successors and assigns forever.

Dated this 8 day of January, 1987.

DuTeau Investment Company, A General Partnership

*J. Gates Minnick*  
J. Gates Minnick, A General Partner

STATE OF NEBRASKA )  
                               ) ss  
COUNTY OF LANCASTER)

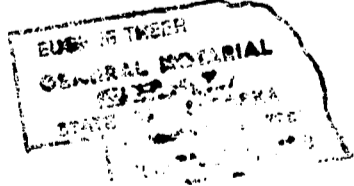
Before me, a Notary Public qualified for said county, personally came J. Gates Minnick, one of the partners of DuTeau Investment Company, a general partnership, known to me to be a partner and the identical person who signed the foregoing instrument and acknowledged the execution thereof to be his voluntary act and deed as such partner and the voluntary act and deed of said general partnership.

WITNESS my hand and notarial seal on this 8 day of Jan, 19 87.

*E. J. [Signature]*  
Notary Public

My commission expires: 12-1-88

PLY2929



**EXHIBIT "A"**

(Utility Easement)

LEGAL DESCRIPTION OF PROPERTY:

A TRACT OF LAND LOCATED IN THE NW $\frac{1}{4}$ , NW $\frac{1}{4}$  OF SECTION 3, TOWNSHIP 9 NORTH, RANGE 7 EAST OF THE 6TH P.M., LANCASTER COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 3, THENCE EASTERLY ALONG THE NORTH LINE OF SAID NW $\frac{1}{4}$ , NW $\frac{1}{4}$  A DISTANCE OF 82.50', THENCE SOUTHERLY ON A LINE WHICH IS 82.50' EAST OF AND PARALLEL TO THE WEST LINE OF SAID NW $\frac{1}{4}$ , NW $\frac{1}{4}$  A DISTANCE OF 40.00' TO THE POINT OF BEGINNING, THENCE EASTERLY ON A LINE WHICH IS 40.00' SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID NW $\frac{1}{4}$ , NW $\frac{1}{4}$  ON AN ASSUMED BEARING OF N89°30'35"E A DISTANCE OF 479.49', THENCE SOUTHERLY ON A LINE WHICH IS 562.00' EAST OF AND PARALLEL TO THE WEST LINE OF SAID NW $\frac{1}{4}$ , NW $\frac{1}{4}$  ON A BEARING OF S0°00'00"W A DISTANCE OF 667.00', THENCE WESTERLY ON A LINE WHICH IS 707.00' SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID NW $\frac{1}{4}$ , NW $\frac{1}{4}$  ON A BEARING OF S89°30'35"W A DISTANCE OF 490.99' TO A POINT WHICH IS 71.00' EAST OF THE WEST LINE OF SAID NW $\frac{1}{4}$ , NW $\frac{1}{4}$ , THENCE NORTHERLY ON A LINE WHICH IS 71.00' EAST OF AND PARALLEL TO THE WEST LINE OF SAID NW $\frac{1}{4}$ , NW $\frac{1}{4}$  ON A BEARING OF N0°00'00"E A DISTANCE OF 23.82' SAID LINE ALSO BEING THE EAST R.O.W. LINE OF SOUTH 70TH STREET, THENCE N90°00'00"E ALONG SAID R.O.W. LINE A DISTANCE OF 44.37', THENCE N0°00'00"E ALONG SAID R.O.W. LINE A DISTANCE OF 60.00', THENCE N90°00'00"W ALONG SAID R.O.W. LINE A DISTANCE OF 45.00', THENCE N1°00'00"W, ALONG SAID R.O.W. LINE A DISTANCE OF 560.85', THENCE N44°13'52"E ALONG SAID R.O.W. LINE A DISTANCE OF 31.42' TO THE POINT OF BEGINNING. SAID TRACT CONTAINS 7.53 ACRES MORE OR LESS.

**\$10.50**

LANCASTER COUNTY, NEBRASKA

*Don J. Galt*

REGISTER OF DEEDS

1987 JAN -8 PM 1:14

REGISTERED  
FILED

INST. NO. 87 711

INDEXED  
MICRO-FILED  
GENERAL

*2-2161  
WAS*

*Wick*

To City Clerk