

\$1100  
INST. NO 2000

*Don Jaltz*

058138

REGISTER OF DEEDS

EASEMENT

Name of Project  
Tract Name

E.O. 60391

BLOCK  
1/NO  
CODE  
NOCR-1  
CHECKED  
ENTERED  
EDITED

2000 DEC -1 P 1:19

That LANCASTER COUNTY NE SOUTHWEST, herein called "Grantor", whether one or more, record owner of the real property hereinafter described, for and in consideration of the sum of One Dollar (\$1.00), duly paid, the receipt whereof is hereby acknowledged, and the further consideration of the performance of the covenants and agreements by Grantee as hereinafter set out and expressed, does hereby GRANT, REMISE and RELINQUISH unto the CITY OF LINCOLN, NEBRASKA a municipal corporation, its successors and assigns, herein called "Grantee", the RIGHT, PRIVILEGE and EASEMENT to construct, reconstruct, maintain, operate, and replace sanitary sewer, and appurtenances thereto belonging, over and through the following described real property, to-wit:

A twenty (20) foot sanitary sewer easement in Lot 1 and outlot B, Block 1, North Creek 1st Addition, more particularly described on attached exhibit 'A'.

TO HAVE AND TO HOLD UNTO THE CITY OF LINCOLN, NEBRASKA, its successors and assigns, so long as such sanitary sewer shall be maintained, together with the right of ingress and egress to said property from the public streets, for the purpose of constructing, reconstructing, inspecting, repairing, maintaining, operating and replacing said sanitary sewer and appurtenances thereto, located thereon, in whole or in part, at the will of Grantee, it being the intention of the parties hereto that Grantor is hereby granting the uses herein specified without divesting Grantor of title and ownership of the rights to use and enjoy the above described property for any purpose except the construction thereon of permanent buildings, subject only to the right of Grantee to use the same for purposes herein expressed, and subject to any prior leases or easements of record heretofore granted to other parties.

THIS INSTRUMENT, and the covenants and agreements herein contained, shall inure to the benefit of and be binding and obligatory upon the heirs, executors, administrators, successors and assigns of the respective parties.

IN WITNESS WHEREOF, we have hereunto set our hands this 21<sup>st</sup> day of August, 2000.

*[Signature]*  
Southview, Inc.

STATE OF NEBRASKA )  
COUNTY OF LANCASTER ) ss:

On August 21, 2000, before me, the undersigned a Notary Public duly commissioned for and qualified in said County, personally came JOHN F. SCHLOTCH, to me known to be the identical person(s), whose name(s) is (are) affixed to the foregoing instrument and acknowledged the execution thereof to be his, her, or their voluntary act and deed.

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



*[Signature]*  
Notary Public

My Commission Expires:

June 9, 2001

*Return Michelle  
Real Estate*

INT. OF FLETCHER AVE.  
& N. 27TH STREET

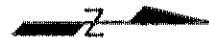
N85°47'24"W 485.44'

FLETCHER AVENUE

EXISTING 27" SANITARY SEWER

S00°29'36"W  
50.00'

SCALE: 1"=50'



LOT 1

PROPERTY LINE

N81°07'36"W

13.53'

10' UTILITY  
EASEMENT (TYP.)

20' SANITARY SEWER  
EASEMENT (TYP.)

BLOCK 1

LOT 3

PROP. 8" SANITARY SEWER

87.86'

N00°29'36"E

S00°29'36"W

89.90'

P.O.B.

S89°47'24"E

20.00'

N85°38'59"W

6.76'

10' (TYP.)

BLOCK 1

NORTH CREEK 1ST ADDITION

LOT 1

LOT 2

OUTLOT B

NORTH 27TH STREET

### LEGAL DESCRIPTION

A LEGAL DESCRIPTION OF A 20' SANITARY SEWER EASEMENT LOCATED IN LOT 1 AND OUTLOT B, BLOCK 1, NORTH CREEK 1ST ADDITION, LINCOLN, LANCASTER COUNTY, NEBRASKA IN THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 11 NORTH, RANGE 6 EAST OF THE 6TH P.M., AND MORE FULLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

REFERRING TO THE INTERSECTION NORTH 27TH STREET AND FLETCHER AVENUE, THENCE, N89°47'24"W, (AN ASSUMED BEARING), ON THE CENTERLINE OF FLETCHER AVENUE, A DISTANCE OF 485.44 FEET; THENCE, S00°29'36"W, A DISTANCE OF 60.00 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF FLETCHER AVENUE AND THE POINT OF BEGINNING; THENCE, CONTINUING S00°29'36"W, A DISTANCE OF 89.90 FEET; THENCE, N85°38'59"W, A DISTANCE OF 6.76 FEET; THENCE, N81°07'36"W, A DISTANCE OF 13.53 FEET; THENCE, N00°29'36"E, A DISTANCE OF 87.86 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF FLETCHER AVENUE; THENCE, S89°47'24"E, A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING AND CONTAINING A CALCULATED AREA OF 1784.33 SQUARE FEET OR 0.041 ACRES MORE OR LESS.

ADDITION

NORTH CREEK  
RETIREMENT

TELLURIDE - CIRCLE

PROPOSED 8" SANITARY SEWER

LOT 4

**EDCO**

630 N. Cooper Blvd., Ste. 105  
Lincoln, NE 68505  
402-466-4011

NORTH CREEK - RETIREMENT ADDITION  
SANITARY SEWER EASEMENT-EXHIBIT 'A'

Lincoln, Nebraska

Drawn By: TJJ  
Date: 8/5/02  
SHEET  
1 OF 1