



RECEIVED

Nov 8 4 14 PM '96

GEORGE J. BUDLEWICZ
REGISTER OF DEEDS
SIC 11 D 041
DOUGLAS COUNTY, NE

Site Name: Krejci

GRANT OF ACCESS EASEMENTS

KNOW ALL MEN BY THESE PRESENTS:

That Frank R. Krejci (hereinafter the "Grantor"), for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, transfer and convey unto Sprint Spectrum L.P., a Delaware limited partnership, (hereinafter the "Grantee") permanent access easement over the property described on Exhibit "B" attached hereto for the purpose of ingress and egress, seven (7) days a week, twenty-four (24) hours a day, by foot or motor vehicle, to and from the property described on Exhibit "A" attached hereto.

Grantor hereby covenants with said Grantee that: (i) Grantor and its successors and assigns will not take any actions which would interfere with the Easement herein granted; (ii) Grantor has good and lawful authority to grant, transfer and convey the Easement herein granted; (iii) Grantor is the owner of the property described on Exhibit "B" attached hereto in fee simple; and (iv) if Grantor decides to sell all or any part of the property described on Exhibit "B" attached hereto to a purchaser other than Grantee, such sale shall be under and subject to the Easement herein granted and the rights of the Grantee hereunder.

The Easement herein granted and conveyed to the Grantee and the covenants herein contained, shall be Easements and covenants running with the land and shall inure to the benefit of, and be binding upon, the parties hereto and their respective agents, contractors, successors and assigns, but shall terminate if, as and when, Grantee or its successors or assigns shall cease to use the property described on Exhibit "A" attached hereto as a Communications Facility location.

This instrument contains the entire agreement of the parties and the Grantor, in executing and delivering this instrument, has not relied upon any promises, inducements or reservations of the Grantee, its agents or employees, except as set forth herein.

IN WITNESS WHEREOF, Grantor has caused this instrument to be duly executed this 7th day of NOVEMBER, 1996.

FRANK R. KREJCI
Grantor

By: Frank R Krejci

Title: Owner

13014
FEE 30.00 H
R 76A-121
FB 66-07360
DEL CO
LEGAL PG 80/101

PLEASE RETURN RECORDED DOCUMENT TO:
Sprint Spectrum (Property Department)
5078 South 111th Street
Omaha, NE 68137-2338
(402)597-5660

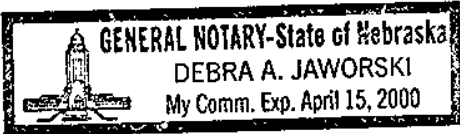
STATE OF NEBRASKA

COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 7th day of NOVEMBER, 1996, by

FRANK R. KRESCI

(AFFIX NOTARIAL SEAL)



My commission expires:

Debra A. Jaworski
(OFFICIAL NOTARY SIGNATURE)
NOTARY PUBLIC - STATE OF NEBRASKA

DEBRA A. JAWORSKI
(PRINTED, TYPED OR STAMPED NAME OF NOTARY)

NOTARIAL SEAL AFFIXED
REGISTER OF DEEDS

Acknowledgment: For use in the case of natural persons acting in their own right (Nebraska)

Site Name: Krejci

Site I.D.: 041-A

EXHIBIT "A"
(Communications Facility Location)

A PARCEL OF LAND, BEING A PORTION OF LOT 1, CORNHUSKER INDUSTRIAL PARK III, DOUGLAS COUNTY, NEBRASKA, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST WESTERLY CORNER OF SAID LOT 1/

THENCE ALONG A WESTERLY LINE OF SAID LOT 1, NORTH 37 DEGREES 39 MINUTES 42 SECONDS EAST, 20,000 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING ALONG SAID WESTERLY LINE, NORTH 37 DEGREES 39 MINUTES 42 SECONDS WEST, 40.00 FEET;

THENCE NORTH 52 DEGREES 20 MINUTES 18 SECONDS WEST, 30.00 FEET TO THE TRUE POINT OF BEGINNING;

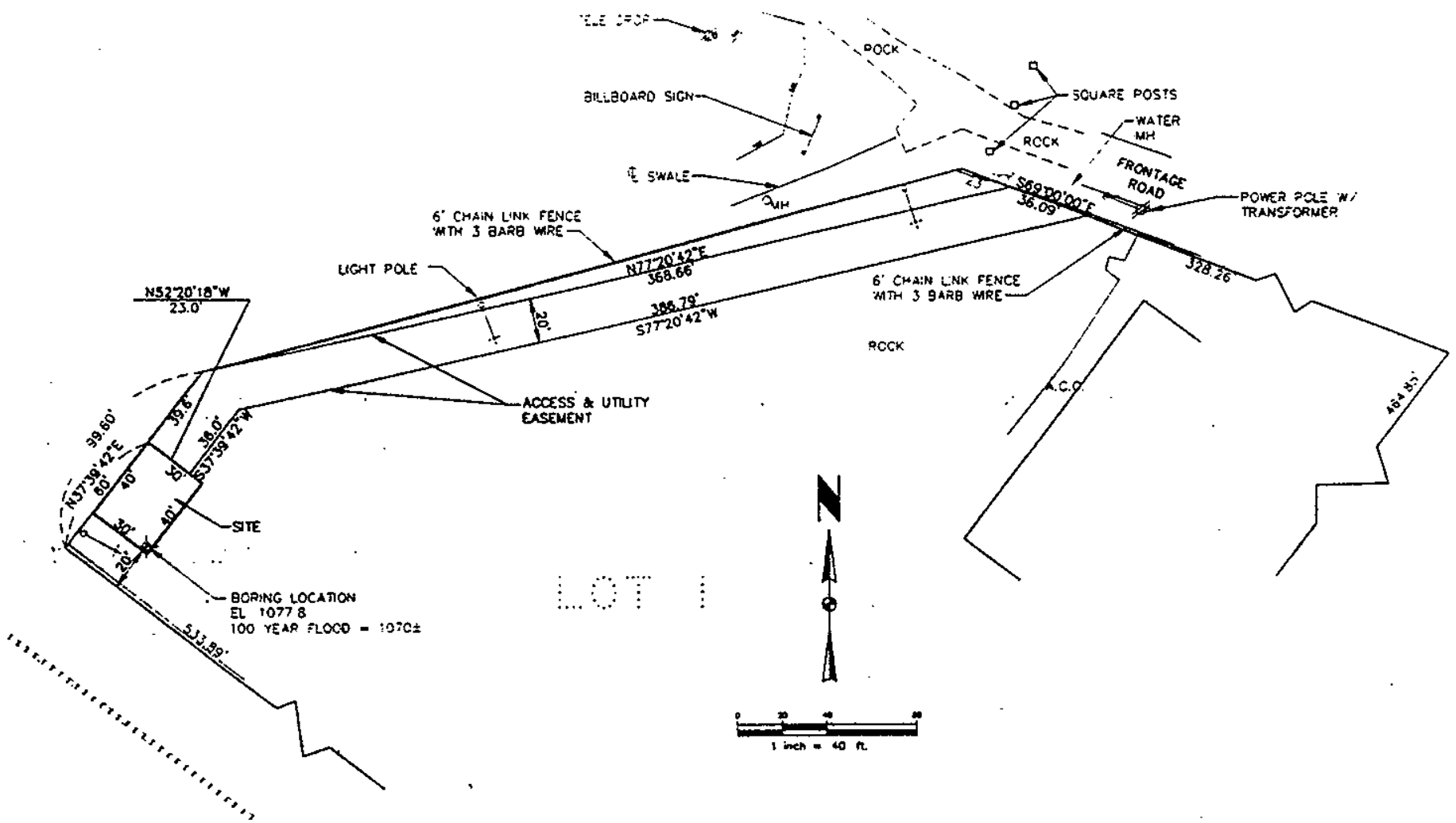
SAID PARCEL CONTAINS AN AREA OF 1200 SQUARE FEET (0.028), MORE OR LESS.

Site Name: KREJCI

Site I.D.: 041-A

EXHIBIT "A" (Communications Facility Location)

Sketch



OWNERS DESCRIPTION
SITE 041A

Lot 1, Cornhusker Industrial Park III, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

SITE DESCRIPTION
SITE 041A

A parcel of land, being a portion of Lot 1, Cornhusker Industrial Park III, Douglas County, Nebraska, bounded and described as follows:

ACCESS & UTILITY EASEMENT

SITE 041A

A strip of land, variable in width, being a portion of Lot 1, Cornhusker Industrial Park III, Douglas County, Nebraska, bounded and described as follows:

Commencing at the most westerly corner of said Lot 1,

Site Name: KREJCI

Site I.D.: 041-A

**EXHIBITS "B-"
(Access Easement)**

A STRIP OF LAND, VARIABLE IN WIDTH, BEING A PORTION OF LOT 1,
NORTH 37 DEGREES 39 MINUTES 42 SECONDS EAST, 60.00 FEET TO THE
TRUE POINT OF BEGINNING;

COMMENCING AT THE MOST WESTERLY CORNER OF SAID LOT 1;

THENCE ALONG A WESTERLY LINE OF SAID LOT 1, NORTH 37 DEGREES 39
MINUTES 42 SECONDS EAST, 60.00 FEET TO THE TRUE POINT OF
BEGINNING;

THENCE ALONG THE BOUNDARY OF SAID LOT 1, NORTH 37 DEGREES 39
MINUTES 42 SECONDS EAST, 39.60 FEET;

THENCE NORTH 77 DEGREES 20 MINUTES 42 SECONDS EAST, 368.66 FEET TO
A POINT ON THE NORTHERLY LINE OF SAID LOT 1;

THENCE ALONG SAID NORTHERLY LINE, SOUTH 69 DEGREES 00 MINUTES 00
SECONDS EAST, 36.09 FEET;

THENCE SOUTH 77 DEGREES 20 MINUTES 42 SECONDS WEST, 386.79 FEET;

THENCE SOUTH 37 DEGREES 39 MINUTES 42 SECONDS WEST, 36.00 FEET;

THENCE NORTH 52 DEGREES 20 MINUTES 18 SECONDS WEST, 23.00 FEET TO
THE TRUE POINT OF BEGINNING.

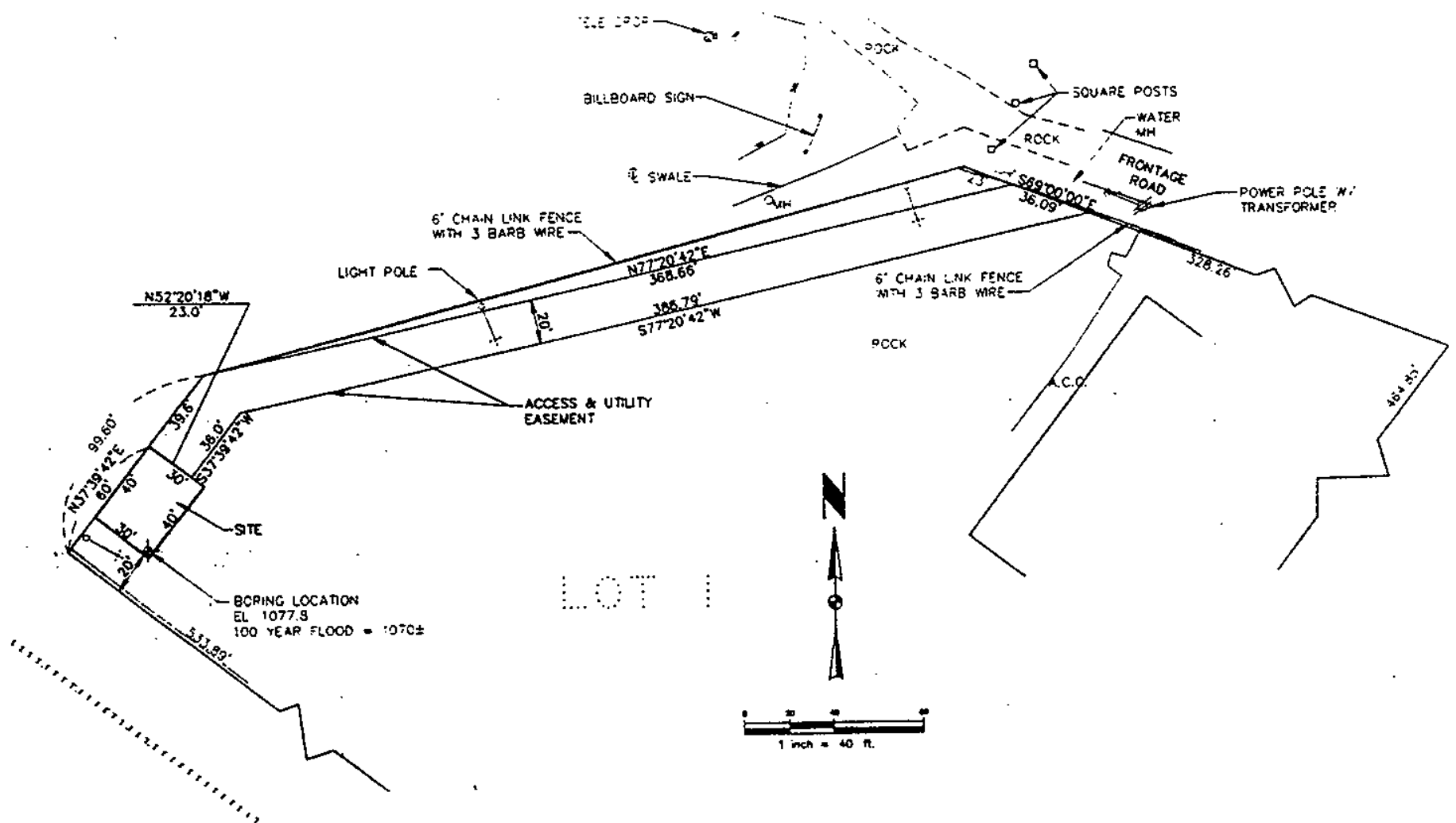
SAID STRIP CONTAINS AN AREA OF 8063 SQUARE FEET (0.185 ACRES),
MORE OR LESS.

Site Name: KREJCI

Site I.D.: 041-A

EXHIBITS "B-" (Access Easement)

Sketch



OWNER'S DESCRIPTION
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