

2015-28803

\$ Ex 23

11/23/2015 3:38:59 PM

Wayne J. Dowling

By: jsatterfie

COUNTER JB C.E. JB
VERIFY JB D.E. JB
PROOF a
FEES \$ 28.00
CHECK # 12745
CHG _____ CASH _____
REFUND _____ CREDIT _____
SHORT _____ NCR _____

REGISTER OF DEEDS



EASE

PERMANENT STORM SEWER EASEMENT

This indenture made this 5th day of July 2015, by and between Van C. Deeb, (the "Grantor"), and Sanitary & Improvement District No. 299, Sarpy County, Nebraska its successors and assigns (the "Grantee").

WITNESSETH:

That Grantor in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, does hereby grant and convey to Grantee the following:

A perpetual non-exclusive Easement for the installation, replacement, operation, repair and maintenance of a storm sewer (the "Easement") under, above and across portions of Lot 1, Easy View Addition, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska, more particularly described as follows:

A twenty foot (20.00) wide permanent storm sewer easement over that part of Lot 1, Easy View Addition, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska described as follows:

Commencing at the northwest corner of said Lot 1; thence South 02°49'45" East (bearings referenced to the Final Plat of Aspen Creek, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska) for 67.94 feet along the west line of said Lot 1 to the true point of beginning; thence North 77°41'18" East for 136.89 feet; thence South 12°18'42" East for 20.00 feet; thence South 77°41'18" West for 140.23 feet to the west line of said Lot 1; thence North 02°49'45" West for 20.28 feet point of beginning

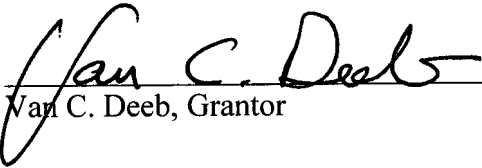
(the "Property")

To have and to hold said Easement unto said Grantee, its heirs, successors, and assigns, in perpetuity. This Easement shall run with the land and shall be binding upon Grantor's and Grantee's heirs, successors and assigns. Said Easement is depicted on the survey attached hereto as Exhibit "1". If any terms and provisions contained within the Easement differ from the attachment, the Easement shall prevail and supercede the attachment.

That Grantor covenants and agrees that he is the owner in fee of the above described Property; that he has a legal right and lawful authority to convey the same; that said Property is free of liens and encumbrances; and that he will warrant and defend the title thereto against the claims and demands of all persons whomsoever.

This Easement shall be effective upon acceptance by Grantee.

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



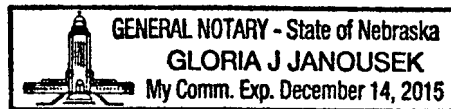
Van C. Deeb, Grantor

STATE OF NEBRASKA)
) ss.
COUNTY OF SARPY)

The forgoing instrument was acknowledge before me on July 8,
2015, by Van C. Deeb.



Notary Public



B

ACCEPTANCE

The Grantee herein accepts the conveyance herein and agrees to abide by the terms herein.

Sanitary and Improvement District No. 299,
Sarpy Co., Nebraska, Grantee

By: *Gerald L. Torczon*
Gerald L. Torczon, Its Chairperson

By: *Doris Nicholson*
Doris Nicholson, Its Clerk

STATE OF NEBRASKA)
) ss.
COUNTY OF SARPY)

The forgoing instrument was acknowledged before me on October 22 2015, by Gerald L. Torczon, as Chairperson, and Doris Nicholson, as Clerk of Sanitary Improvement District No. 299, Sarpy County, Nebraska, on behalf of said entity.



Anna Buhman
Notary Public

EASEMENT EXHIBIT

LEGAL DESCRIPTION

A twenty foot (20.00) wide permanent storm sewer easement over that part of Lot 1, EASY VIEW ADDITION, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska, described as follows:

Commencing at the northwest corner of said Lot 1;

Thence South 02°49'45" East (bearings referenced to the Final Plat of Aspen Creek, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska) for 67.94 feet along the west line of said Lot 1 to the TRUE POINT OF BEGINNING;

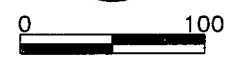
Thence North 77°41'18" East for 136.89 feet;

Thence South 12°18'42" East for 20.00 feet;

Thence South 77°41'18" West for 140.23 feet to the west line of said Lot 1;

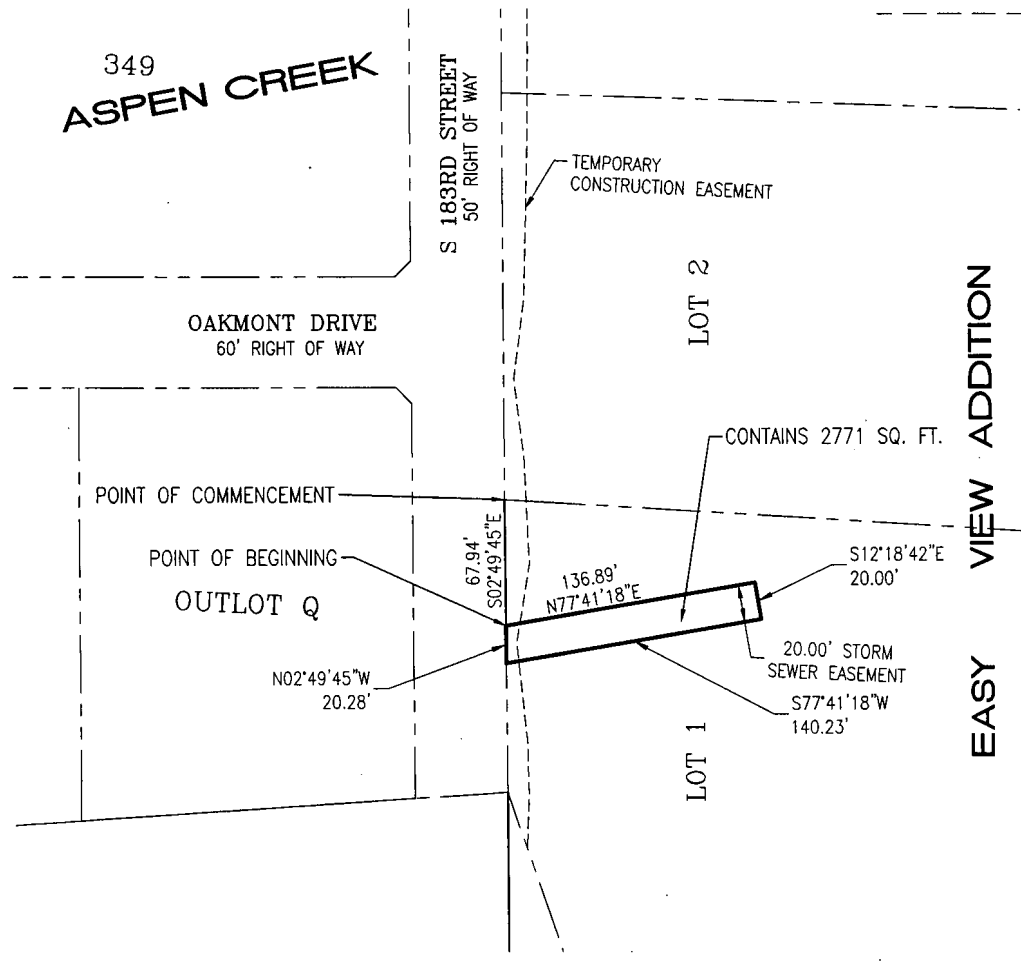
Thence North 02°49'45" West for 20.28 feet Point of Beginning.

Contains 2,771 square feet.



LEGEND

- PROPERTY LINE
- EASEMENT LINE



**LAMP RYNEARSON
& ASSOCIATES**

14710 West Dodge Road, Suite 100 402.496.2498 | P
 Omaha, Nebraska 68154-2027 402.496.2730 | F
www.LRA-Inc.com

drawn by	designed by	reviewed by	project - task number	date	book and page	revisions
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