

205916

RON CLARK  
REGISTER OF DEEDS  
SAUNDERS CO. NEBR.

96 SEP 16 11 04 42 ✓

BOOK 205 PAGE 916  
OF GEN INST# 142

*(Signature)*

Doc.#

RETURN TO:  
OMAHA PUBLIC POWER DISTRICT  
% Right of Way 6W/EP1  
444 South 16th Street Mail  
Omaha, NE 68102-2247

BKUG  
August 12, 1996

**RIGHT-OF-WAY EASEMENT**

Lloyd H. Boone and Judy L. Boone (Husband & Wife)

Owner(s) of the real estate described as follows, and hereafter referred to as "Grantor",

Lot Twenty-one (21), Platte Vue, a subdivision as surveyed, platted and recorded in Saunders County, Nebraska. Together with the West half of the Northeast Quarter located in Section 35, Township 15 North, Range 9, East of the 6th P.M., Saunders County, Nebraska, Except a tract described as follows: Commencing at the North Quarter corner of said Section 35, which point is the Northwest corner of the Northeast Quarter of said Section 35, thence South along the Quarter section line thereof, a distance of 52.9 feet to the point of beginning (also the South line of Highway right-of-way) thence Easterly along and on said South Highway right-of-way line a distance of 255 feet, thence South along the line parallel to aforesaid Quarter Section line, a distance of 300 feet, thence West along a line parallel to the aforesaid South highway right-of-way line a distance of 300 feet, thence North along a line parallel to aforesaid Quarter section line, a distance of 300 feet to a point on the aforesaid Highway right-of-way line, thence East along and on said Highway right-of-way line, a distance of 45 feet to the point of beginning; Also except any portion thereof conveyed and/or used for highway right-of-way.

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In consideration of the sum of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the OMAHA PUBLIC POWER DISTRICT, a public corporation, its successors and assigns, hereafter referred to as "District", a permanent right of way easement with rights of ingress and egress thereto, to construct, operate, maintain, replace and remove its underground electric facilities, consisting of cables, wires, conduits, manholes, drains, splicing boxes and other appurtenances, upon, over, along and under the following described real estate, to wit:

(See sketch on the reverse side hereof for easement area for this document.)

**CONDITIONS:**

The Grantor hereby grants to the District, its successors and assigns, the right, privilege and authority to clear all trees, roots, brush, and other obstructions from the surface and subsurface of said strip and to temporarily open any fences crossing said strip. Grantor agrees that grade shall not be reduced more than One foot (1') in elevation without the prior approval of the District. The Grantor understands that a single pole and appurtenances may be used to provide service to this property.

In granting this easement, it is understood that said cables shall be buried below plow depth in order to not interfere with the ordinary cultivation of the strip. Damages to fences and growing crops arising from the construction and maintenance of the aforesaid system shall be paid for by the District.

The Grantor covenants that he/they has/have lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her/their heirs, executors, administrators, successors and assigns shall warrant and defend the same and will indemnify and hold harmless the District forever against the claims of all persons whomsoever in any way asserting any right, title or interest prior to or contrary to this conveyance.

IN WITNESS WHEREOF, the Owner(s) have executed this instrument this 12 day of August, 1996.

OWNERS SIGNATURE(S):

*Judy L. Boone*  
*Lloyd H. Boone*  
*Perry R. Stone*

< COMPLETE ACKNOWLEDGMENT ON REVERSE SIDE HEREOF >

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**CORPORATE ACKNOWLEDGMENT**

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me the undersigned, a Notary Public in and for said County, personally came

\_\_\_\_\_  
President of \_\_\_\_\_

personally to me known to be the identical person(s) who signed the foregoing instrument as grantor(s) and who acknowledged the execution thereof to be \_\_\_\_\_ voluntary act and deed for the purpose therein expressed.

Witness my hand and Notarial Seal the date above written.

\_\_\_\_\_  
NOTARY PUBLIC

**INDIVIDUAL ACKNOWLEDGMENT**

STATE OF NE  
COUNTY OF Douglas

On this 19 day of October, 1996, before me the undersigned, a Notary Public in and for said County and State, personally appeared

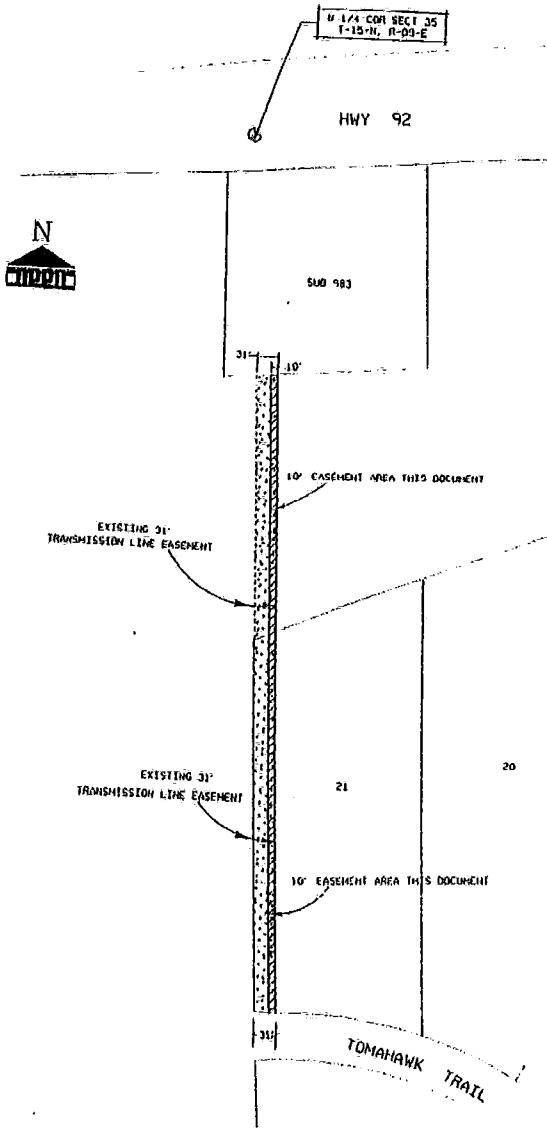
Lloyd H. Beene  
Judy L. Beene

personally to me known to be the identical person(s) who acknowledged the execution thereof to be joint voluntary act and deed for the purpose therein expressed.

Witness my hand and Notarial Seal the date above written.

\_\_\_\_\_  
NOTARY PUBLIC  
GENERAL NOTARY-STATE of Nebraska  
LARRY J. SAATHOFF  
My Comm. Exp. June 30, 2000

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Distribution Engineer \_\_\_\_\_ Date \_\_\_\_\_ Property Management \_\_\_\_\_ Date \_\_\_\_\_  
Section NE 1/4 35 Township 15 North, Range 9 East  
Sul \_\_\_\_\_ sales \_\_\_\_\_ Engineer Gabriel Est# \_\_\_\_\_ W.O.# M17638