

TO
LICENSE AND EASEMENT AGREEMENT

This instrument shall serve as an Addendum and to become a part of the License and Easement Agreement filed with the Register of Deeds of Douglas County at Book 494, Page 515 being a License and Easement Agreement dated November 16, 1970 and filed November 24, 1970.

It is agreed by and between the present owners of the property described therein that the rights, benefits and obligations of grantee, its successors and assigns shall include The Latvian Tower Condominium Association and any individual unit condominium owners, their successors and assigns.

All other terms of the License and Easement Agreement shall remain in full force and effect.

THE LATVIAN TOWER CONDOMINIUM CORPORATION

By [Signature]

MORAMERICA PROPERTIES, INC.

By [Signature]

MERIT FUND IV

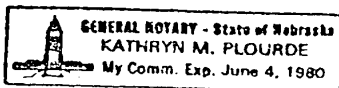
[Signature]
By: Albert Ichelson, Jr., General Partner

STATE OF Nebraska
COUNTY OF Douglas ss.

Before me, a Notary Public, in and for said county and state, personally came TED REEDER, President of THE LATVIAN TOWER CONDOMINIUM CORPORATION, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said corporation.

Witness my hand and Notarial Seal this 17th day of March, 1979.

[Signature]
Notary Public



STATE OF Iowa)
) SS.
COUNTY OF Linn)

Before me, a Notary Public, in and for said county and state, personally came Albert Ichelson, Jr., General Partner, MERIT FUND IV, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said Partnership.

Witness my hand and Notarial Seal this 26th day of March, 1979.



Betty W. Hansen
Notary Public

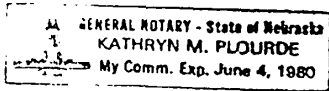
STATE OF Nebraska
) SS
COUNTY OF Douglas:

Before me, a Notary Public, in and for said county and state, personally came L. E. Kellerhals, Assistant Vice President of MORAMERICA PROPERTIES, INC., known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said corporation.

Witness my hand and Notarial Seal this 27th day of March 1979.

Kathryn M. Plourde
Notary Public

My commission expires June 4, 1980.



part of the Northeast 1/4 of the Northwest 1/4 of Section 34, T15N, R12E of the 6th P.M., Douglas County, Nebraska, described as follows:

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Commencing at the Southeast corner of said Northeast 1/4 of the Northwest 1/4 of Section 34; thence S 89° 54' 55" W on the South line of said Northeast 1/4, 878.56 feet; thence N 37° 08' 50" E, 324.92 feet to the point of beginning; thence S 52° 51' 10" E, 122.00 feet to a point of curve; thence on a curve to the right (radius being 39.22 feet) an arc distance of 45.86 feet; thence S 14° 08' 50" W, 25.00 feet to a point of curve; thence on a curve to the right (radius being 98.00 feet) an arc distance of 30.22 feet; thence S 0° 05' 05" E, 54.09 feet; thence N 89° 54' 55" E, 28.02 feet; thence N 0° 05' 05" W, 36.65 feet to a point of curve; thence on a curve to the left (radius being 131.00 feet) an arc distance of 40.39 feet; thence N 14° 08' 50" W, 25.00 feet to a point of curve; thence on a curve to the left (radius being 72.52 feet) an arc distance of 84.80 feet; thence N 52° 51' 10" W, 122.00 feet; thence S 37° 08' 50" W, 33.00 feet to the point of beginning. (The North line of said Northwest 1/4 assumed East-West in direction.)

said property, for convenience, shall be referred to herein as Parcel "A"; and

part of the Northeast 1/4 of the Northwest 1/4 of Section 34, T15N, R12E of the 6th P.M., Douglas County, Nebraska, described as follows:

Commencing at the Southeast corner of said Northeast 1/4 of the Northwest 1/4 of Section 34; thence S 89° 54' 55" W on the South line of said Northeast 1/4, 549.00 feet to the point of beginning; thence continuing S 89° 54' 55" W on the South line of said Northeast 1/4, 329.56 feet; thence N 37° 08' 50" E, 324.92 feet; thence S 52° 51' 10" E, 122.00 feet to a point of curve; thence on a curve to the right (radius being 39.22 feet) an arc distance of 45.86 feet; thence S 14° 08' 50" W, 25.00 feet to a point of curve; thence on a curve to the right (radius being 98.00 feet) an arc distance of 30.22 feet; thence S 0° 05' 05" E, 54.09 feet; thence N 89° 54' 55" E, 39.49 feet; thence S 0° 05' 05" E, 38.00 feet to the point of beginning. (The North line of said Northwest 1/4 assumed East-West in direction.)

said property, for convenience, shall be referred to as Parcel "B";

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MARC

E. HAROLD ESTER
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

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