



therein in reference to the amount of damages sustained while we were so inspecting and viewing the property herein described and thereafter did assess the damages that the condemnees have sustained or will sustain by such appropriation of the property herein described for State highway purposes and also damage to such other property of the condemnees as in our opinion, was damaged by the appropriation of the property herein described:

BOOK 578 PAGE 339  
 CONDEMNATION

OWNERS: Charles A. Nye and Robert Gottsch, Tenants in common  
 Muriel Nye wife of Charles A. Nye  
 Lois Gottsch wife of Robert Gottsch

MORTGAGE: C. Clifton Nelsen, Judith Lynn Nelsen, Trust  
 Karen Ellen Nelson, Trust  
 Andrew Clifton Nelsen

PROJECT RF- 183( 14) TRACT 9

FEE SIMPLE TITLE TO A TRACT OF LAND AND ALL IMPROVEMENTS THEREON, IF ANY, FOR HIGHWAY RIGHT OF WAY PURPOSES LOCATED IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 10 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA, AS ILLUSTRATED ON THE ATTACHED PLAT AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID QUARTER SECTION; THENCE SOUTHERLY A DISTANCE OF 1721.50 FEET ALONG THE EAST LINE OF SAID QUARTER SECTION; THENCE WESTERLY DEFLECTING 090 DEGREES, 00 MINUTES RIGHT, A DISTANCE OF 59.44 FEET TO A POINT ON THE WESTERLY HIGHWAY 31 RIGHT OF WAY LINE; THENCE NORTHERLY DEFLECTING 086 DEGREES, 58 MINUTES RIGHT, A DISTANCE OF 861.21 FEET; THENCE NORTHERLY DEFLECTING 006 DEGREES, 41 MINUTES RIGHT, A DISTANCE OF 863.69 FEET TO A POINT ON THE NORTH LINE OF SAID QUARTER SECTION; THENCE EASTERLY DEFLECTING 086 DEGREES, 51 MINUTES RIGHT, A DISTANCE OF 50.00 FEET ALONG THE NORTH LINE OF SAID QUARTER SECTION TO THE POINT OF BEGINNING CONTAINING 3.16 ACRES, MORE OR LESS, WHICH INCLUDES 1.97 ACRES, MORE OR LESS PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

THERE WILL BE NO INGRESS OR EGRESS OVER THE FOLLOWING DESCRIBED CONTROLLED ACCESS LINE LOCATED IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 10 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA:

REFERRING TO THE NORTHEAST CORNER OF SAID QUARTER SECTION; THENCE WESTERLY A DISTANCE OF 50.00 FEET ALONG THE NORTH LINE OF SAID QUARTER SECTION TO THE POINT OF BEGINNING; THENCE SOUTHERLY DEFLECTING 086 DEGREES, 51 MINUTES LEFT, A DISTANCE OF 863.69 FEET; THENCE SOUTHERLY DEFLECTING 006 DEGREES, 41 MINUTES LEFT, A DISTANCE OF 861.21 FEET TO A POINT ON THE EXISTING HIGHWAY RIGHT OF WAY LINE; THENCE SOUTHERLY ON A 1095.92 FOOT RADIUS CURVE TO THE RIGHT, DEFLECTION TO THE INITIAL TANGENT BEING 015 DEGREES, 26 MINUTES RIGHT, A DISTANCE OF 409.26 FEET, SUBTENDING A CENTRAL ANGLE OF 021 DEGREES, 24 MINUTES ALONG SAID RIGHT OF WAY LINE; THENCE SOUTHWESTERLY DEFLECTING 017 DEGREES, 30 MINUTES RIGHT, A DISTANCE OF 625.80 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 017 DEGREES, 30 MINUTES RIGHT, A DISTANCE OF 31.70 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY ON A 1085.92 FOOT RADIUS CURVE TO THE RIGHT, DEFLECTION TO THE INITIAL TANGENT BEING 000 DEGREES, 00 MINUTES; A DISTANCE OF 409.50 FEET, SUBTENDING A CENTRAL ANGLE OF 021 DEGREES, 36 MINUTES ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 000 DEGREES, 00 MINUTES A DISTANCE OF 175.40 FEET ALONG SAID RIGHT OF WAY LINE TO THE POINT OF TERMINATION; EXCEPT, OVER ONE UNRESTRICTED DRIVE(S) NOT TO EXCEED 40 FEET IN WIDTH, THE CENTERLINE(S) OF WHICH (IS, ARE) LOCATED 1321.5 FEET FROM THE NORTH LINE OF SAID QUARTER SECTION AS MEASURED ALONG THE HIGHWAY 31 CENTERLINE.

AND ALSO:

EXCEPT, OVER ONE FUTURE UNRESTRICTED DRIVE(S) NOT TO EXCEED 40 FEET IN WIDTH, THE CENTERLINE(S) OF WHICH (IS, ARE) LOCATED 139.5 FEET FROM THE NORTH LINE OF SAID QUARTER SECTION AS MEASURED ALONG THE HIGHWAY CENTERLINE.

ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY, SHALL BE RETAINED AND RESERVED TO THE CONDEMNEDS AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS. SAID CONDEMNEDS AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID CONDEMNEDS AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

## CONDEMNATION

OWNERS: Charles A. Nye and Robert Gottsch, Tenants in common  
Muriel Nye wife of Charles A. Nye  
Lois Gottsch wife of Robert Gottsch

MORTGAGE: C. Clifton Nelson, Judith Lynn Nelson, Trust  
Karon Ellen Nelson, Trust  
Andrew Clifton Nelson

AND ALSO, TEMPORARY EASEMENT TO A TRACT OF LAND AND ALL IMPROVEMENTS THEREON, IF ANY, FOR DRIVE PURPOSES, LOCATED IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 10 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA, AS ILLUSTRATED ON THE ATTACHED PLAT AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

REFERRING TO THE NORTHEAST CORNER OF SAID QUARTER SECTION; THENCE WESTERLY A DISTANCE OF 50.00 FEET ALONG THE NORTH LINE OF SAID QUARTER SECTION; THENCE SOUTHERLY DEFLECTING 086 DEGREES, 51 MINUTES LEFT, A DISTANCE OF 863.69 FEET; THENCE SOUTHERLY DEFLECTING 006 DEGREES, 41 MINUTES LEFT, A DISTANCE OF 425.60 FEET TO THE POINT OF BEGINNING; THENCE SOUTHERLY DEFLECTING 000 DEGREES, 00 MINUTES A DISTANCE OF 80.11 FEET; THENCE WESTERLY DEFLECTING 093 DEGREES, 02 MINUTES RIGHT, A DISTANCE OF 51.75 FEET; THENCE NORTHERLY DEFLECTING 090 DEGREES, 00 MINUTES RIGHT, A DISTANCE OF 80.00 FEET; THENCE EASTERLY DEFLECTING 090 DEGREES, 00 MINUTES RIGHT, A DISTANCE OF 47.51 FEET TO THE POINT OF BEGINNING CONTAINING 0.09 ACRES, MORE OR LESS.

AND ALSO, TEMPORARY EASEMENT TO A TRACT OF LAND AND ALL IMPROVEMENTS THEREON, IF ANY, FOR CHANNEL CLEANOUT PURPOSES, LOCATED IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 15/NORTH, RANGE 10 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA, AS ILLUSTRATED ON THE ATTACHED PLAT AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

REFERRING TO THE NORTHEAST CORNER OF SAID QUARTER SECTION; THENCE WESTERLY A DISTANCE OF 50.00 FEET ALONG THE NORTH LINE OF SAID QUARTER SECTION; THENCE SOUTHERLY DEFLECTING 086 DEGREES, 51 MINUTES LEFT, A DISTANCE OF 352.65 FEET TO THE POINT OF BEGINNING; THENCE SOUTHERLY DEFLECTING 000 DEGREES, 00 MINUTES A DISTANCE OF 110.22 FEET; THENCE WESTERLY DEFLECTING 086 DEGREES, 21 MINUTES RIGHT, A DISTANCE OF 75.52 FEET; THENCE NORTHERLY DEFLECTING 090 DEGREES, 00 MINUTES RIGHT, A DISTANCE OF 110.00 FEET; THENCE EASTERLY DEFLECTING 090 DEGREES, 00 MINUTES RIGHT, A DISTANCE OF 82.54 FEET TO THE POINT OF BEGINNING CONTAINING 0.20 ACRES, MORE OR LESS.

UPON COMPLETION AND ACCEPTANCE OF PROJECT RF-183(14), ALL RIGHTS, INTEREST AND USE OF THE ABOVE DESCRIBED TEMPORARY EASEMENT AREA(S) SHALL BE RETURNED TO THE CONDEMNEE(S) AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS WITH THE AFORESAID CHANGES COMPLETED.



## CONDEMNATION

Owners: Charles A. Nye and Robert Gottsch, Tenants in Common  
Murdel Nye wife of Charles A. Nye  
Lois Gottsch wife of Robert Gottsch

Mortgagee: C. Clifton Nelsen, Judith Lynn Nelsen, Trust  
Karen Ellen Nelsen, Trust  
Andrew Clifton Nelsen

FEE SIMPLE TITLE TO A TRACT OF LAND AND ALL IMPROVEMENTS THEREON, IF ANY, FOR HIGHWAY RIGHT OF WAY PURPOSES LOCATED IN THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 10 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA, AS ILLUSTRATED ON THE ATTACHED PLAT AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID QUARTER SECTION; THENCE SOUTHERLY A DISTANCE OF 2645.70 FEET ALONG THE EAST LINE OF SAID QUARTER SECTION TO THE SOUTHEAST CORNER OF SAID QUARTER SECTION; THENCE WESTERLY DEFLECTING 090 DEGREES, 15 MINUTES RIGHT, A DISTANCE OF 50.00 FEET ALONG THE SOUTH LINE OF SAID QUARTER SECTION; THENCE NORTHERLY DEFLECTING 087 DEGREES, 10 MINUTES RIGHT, A DISTANCE OF 238.54 FEET; THENCE NORTHERLY DEFLECTING 002 DEGREES, 36 MINUTES RIGHT, A DISTANCE OF 300.00 FEET; THENCE NORTHERLY DEFLECTING 002 DEGREES, 36 MINUTES LEFT, A DISTANCE OF 110.11 FEET; THENCE NORTHERLY DEFLECTING 003 DEGREES, 35 MINUTES RIGHT, A DISTANCE OF 290.04 FEET; THENCE NORTHERLY DEFLECTING 000 DEGREES, 59 MINUTES LEFT, A DISTANCE OF 500.00 FEET; THENCE NORTHERLY DEFLECTING 002 DEGREES, 56 MINUTES LEFT, A DISTANCE OF 195.26 FEET; THENCE NORTHERLY DEFLECTING 006 DEGREES, 14 MINUTES RIGHT, A DISTANCE OF 173.79 FEET; THENCE NORTHERLY DEFLECTING 003 DEGREES, 18 MINUTES LEFT, A DISTANCE OF 181.50 FEET; THENCE NORTHERLY DEFLECTING 011 DEGREES, 36 MINUTES LEFT, A DISTANCE OF 199.06 FEET; THENCE NORTHERLY DEFLECTING 006 DEGREES, 03 MINUTES RIGHT, A DISTANCE OF 465.48 FEET TO A POINT ON THE NORTH LINE OF SAID QUARTER SECTION; THENCE EASTERLY DEFLECTING 095 DEGREES, 59 MINUTES RIGHT, A DISTANCE OF 145.00 FEET ALONG THE NORTH LINE OF SAID QUARTER SECTION TO THE POINT OF BEGINNING CONTAINING 4.46 ACRES, MORE OR LESS, WHICH INCLUDES 3.16 ACRES, MORE OR LESS PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

THERE WILL BE NO INGRESS OR EGRESS OVER THE ABOVE DESCRIBED TRACT FROM OR TO THE REMAINDER OF SAID QUARTER SECTION, EXCEPT, OVER ONE UNRESTRICTED DRIVE(S) NOT TO EXCEED 40 FEET IN WIDTH, THE CENTERLINE(S) OF WHICH (IS, ARE) LOCATED 1377.5 FEET FROM THE SOUTH LINE OF SAID QUARTER SECTION AS MEASURED ALONG THE HIGHWAY CENTERLINE.

AND ALSO:

EXCEPT, OVER ONE FUTURE UNRESTRICTED DRIVE(S), NOT TO EXCEED 40 FEET IN WIDTH, THE CENTERLINE(S) OF WHICH (IS, ARE) LOCATED ON THE NORTH LINE(S) OF SAID QUARTER SECTION.

ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY, SHALL BE RETAINED AND RESERVED TO THE CONDEMNEDS AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS. SAID CONDEMNEDS AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID CONDEMNEDS AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

Property Line  
Future Unrestricted Drive  
264 + 08.23  
145' E  
143.00'  
Sec. Line  
Sec. Line Sec. Cor. on P.I.  
P.I. Sta. 264 + 07.2

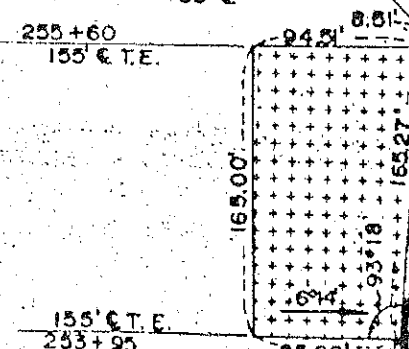


New R.O.W.

6' 03"  
259 + 45  
100' E

11' 36"  
257 + 50  
60' E

3' 18"  
255 + 68.5  
60' E



Temp. Easement For  
Channel Cleanout  
0.34 Acre

155' E.T.E.  
253 + 95  
85.00'  
253 + 95  
70' E

2' 56"  
252 + 00  
60' E

465.48'

199.05'

181.50'

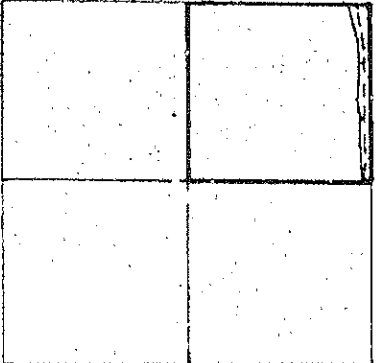
195.25'

2645.70'

2°56'  
 252+00  
 60' E

Sta. 251+39  
 Unrestricted Drive

Pl. NE<sup>4</sup> SEC. 13-T15N-R.10E.



DOUGLAS COUNTY

Total R.O.W. . . . 4.46 Acs.  
 Prev. R.O.W. . . . 3.16 Acs.  
 New R.O.W. . . . 1.30 Acs.

0°59'  
 247+00  
 60' E

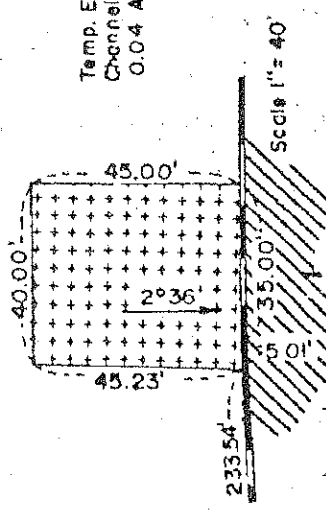
Controlled Access  
 500.00'

Prev. R.O.W.  
 290.04'

3°35'  
 244+10  
 65' E

2°36'  
 243+00  
 60' E

Temp. Eas. For  
 Channel Cleanup  
 0.04 Acre



240+35  
 105' E T.E.

105' E T.E.  
 239+95

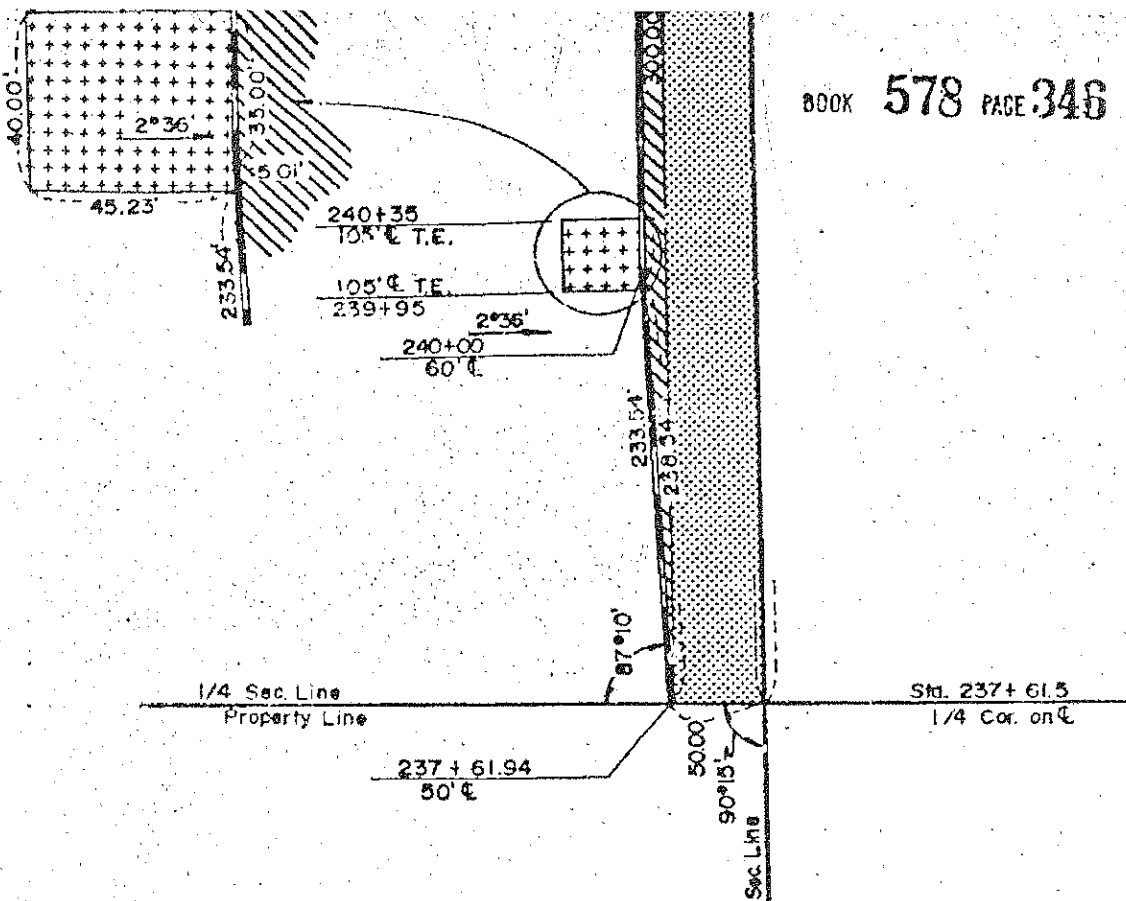
2°36'  
 240+00  
 60' E



Project E

13775





SKETCH SHOWING  
**RIGHT OF WAY**  
 TO BE ACQUIRED FROM LAND  
 OWNED BY

**CHARLES A. NYE & ROBERT GOTTSCH, T.C.**

SCALE 1"=100'  
 TRACT 15

**PROJ. RF-183(14)**  
 A.F.E. R-066

STATE OF NEBRASKA  
 DEPARTMENT OF ROADS  
 RIGHT OF WAY DIVISION  
 LINCOLN, NEBRASKA

**LEGEND**

- PREV. R.O.W.
- NEW R.O.W.
- TEMP. EASE.
- CONTROLLED ACCESS

1.30 ACRES  
 0.38 ACRE  
 ACRES

COMPUTED BY I.B.M.  
 DRAWN BY R.L.J. 12/20/76  
 CHECKED BY G.L.P. 12-21-76  
 WRITTEN BY  
 CHECKED BY

(3)