

79-160

PERPETUAL EASEMENT

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THIS EASEMENT AGREEMENT made this 1st day of May, 1974, by and between ROBERT J. BURFORD and ELIZABETH H. BURFORD, husband and wife (hereinafter called "Grantors") and WESTWARD DEVELOPMENT CO., a Nebraska corporation (hereinafter called "Grantee"),

WITNESSETH:

1. That Grantors in consideration of the sum of One Dollar (\$1.00) and other valuable consideration to them in hand paid by Grantee, receipt of which is hereby acknowledged, does hereby give, grant, sell, convey and confirm unto Grantee and to its successors and assigns forever, and to their invitees, permittees or licensees, a perpetual easement over, on and under the following described real property owned by Grantors, to-wit:

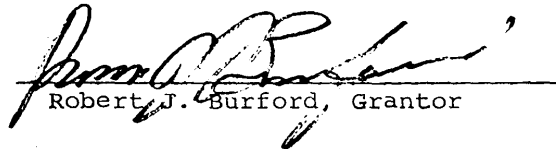
A part of Lot 28, Skyline Ranches, a platted and recorded Subdivision in Douglas County, Nebraska being more particularly described as follows: Beginning at the Northwest property corner of Lot 28; thence South 49°20'39" East, a distance of 267.4 feet to the Southwest property corner of said Lot 28; thence North 58°29'22" West along the Westerly property line of said Lot 28, a distance of 143.26 feet; thence North 39°05'50" West along the said Westerly property line of Lot 28, a distance of 128 feet to the Point of Beginning. Said easement area contains 3044.27 square feet or 0.07 acres.

2. The scope and purpose of said perpetual easement is for the use and maintenance of said parcel as a bridle trail or path and all uses incidental thereto.

3. Grantors, their heirs, executors, administrators and assigns, shall not build, create, construct or allow to be built, created or constructed any buildings or other structure on said parcel on which Grantee is herewith granted its permanent easement rights, or any part thereof.

4. Grantors herein for themselves, their heirs and assigns, or the heirs and assigns of the survivor of them, do hereby covenant and agree with the said Grantee and its successors and assigns that at the time of the execution and delivery of these premises, Grantors are lawfully seized of said premises; that Grantors have good right and lawful authority to grant said perpetual easement; and Grantor further hereby covenants to warrant and defend said easementway against the lawful claims of all persons whomsoever.

EXECUTED the day and year first above written.


Robert J. Burford, Grantor


Elizabeth H. Burford, Grantor

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