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SIDEWALK EASEMENT

This indenture made this 3874 day of October, 1998, by and between SOUTHWIND LAND CORP. (hereinafter referred to as "Grantor"), and SANITARY AND IMPROVEMENT DISTRICT NO. 200 OF SARPY COUNTY, NEBRASKA (hereinafter referred to as "Grantee").

### WITNESSETH:

That Grantor, in consideration of the sum of One and no/100 Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, does hereby grant and convey to Grantee, its successors and assigns, a perpetual easement for the construction and maintenance of walkways over that part of Lots 41, 57 and 58, inclusive, Southwind, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska, more specifically located and described on Exhibits A, B and C attached hereto which is hereby incorporated in and made a part of this Easement by reference.

To have and to hold said Easement and right-of-way unto the said Grantee, its successors and assigns, in perpetuity. The approval of this term by Grantor and its successors and assigns shall be shown by recording this document with the Sarpy County Register of Deeds. This Easement and the license contained herein is given without any warranty whatsoever.

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

SOUTHWIND AAND CORP., a Nebraska

President

STATE OF NEBRASKA )

COUNTY OF DOUGLAS )

On this day day of October, 1998, before me, the undersigned, a Notary Public duly commissioned and qualified for said county, personally came JOHN C. ALLEN, President of SOUTHWIND LAND CORP., a Nebraska corporation, to me personally known to be the person whose name is affixed to the foregoing instrument in that capacity and who acknowledge the same to be his voluntary act and deed.

WITNESS my hand and notarial seal on the day and year last above written.

GENERAL NOTARY-State of Nebraska
KAREN T. RODIS
My Comm. Exp. Oct. 30, 1998

Notary Public

Return to:

John Q. Bachman GAINES, MULLEN, PANSING & HOGAN 10050 Regency Circle, Suite 200 Omaha, Nebraska 68114

18-30522A

# **EXHIBITA**

#### LEGAL DESCRIPTION

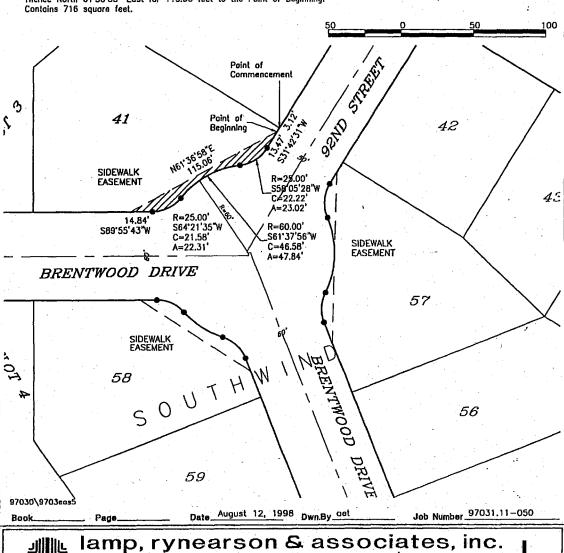
A permanent easement for the construction and maintenance of sidewalks over that part of Lot 41, SOUTHWIND, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebrasko,

Commencing at the east corner of said Lot 47;

Thence South 31'42'31" West (bearings referenced to the Final Plat of SOUTHWIND) for 3.12 feet along the southeast line of said Lot 41 to the TRUE POINT OF BEGINNING;

Thence South 31'42'31" West for 13.47 feet along said southeast line;

Thence along a curve to the right (having a radius of 25.00 feet and a long chard bearing South 58'05'28" West for 22.22 feet) for an arc length of 23.02 feet along said southeast line; Thence along a curve to the left (having a radius of 60.00 feet and a long chord bearing South 61°37'56" West for 46.58 feet) for an arc length of 47.84 feet along said southeast line; Thence along a curve to the right (having a radius of 25.00 feet and a long chord bearing South 64'21'35" West for 21.58 feet) for an arc length of 22.31 feet along said southeast line; Thence South 89'55'43" West for 14.84 feet along the south line of said Lot 41; Thence North 61'36'58" East for 115.06 feet to the Point of Beginning.



lamp, rynearson & associates, inc

14710 west dodge road, suite 100 omaha, nebraska 68154-2029

ph 402·498·2498 fax 402·498·2730

# **EXHIBIT**

#### LEGAL DESCRIPTION

A permanent easement for the construction and maintenance of sidewalks over that part of Lot 57, SOUTHWIND, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska, described as follows:

Commencing at the northwest corner of said Lot 57;

Thence South 31'42'31" West (bearings references to the Final Plat of SOUTHWIND) for 7.62 feet along the west line of said Lot 57 to the TRUE POINT OF BEGINNING;
Thence South 01'41'44" West for 116.82 feet to the west line of soid Lot 57;
Thence North 21'26'32" West for 15.37 feet along said west line;

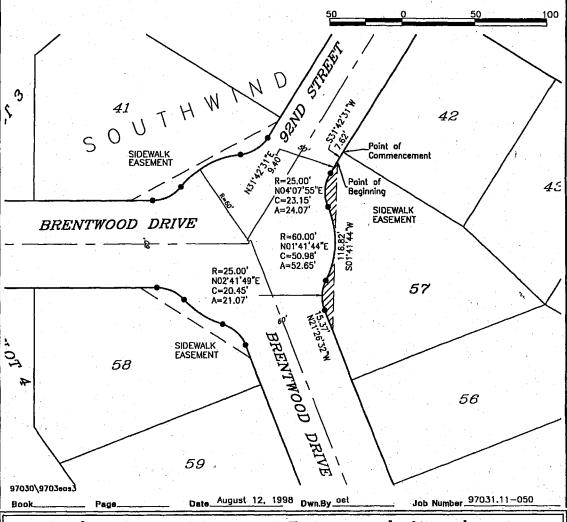
Thence along a curve to the right (having a radius of 25.00 feet and a long chord bearing North

02'41'49" East for 20.45 feet) for an arc length of 21.07 feet along said west line; Thence along a curve to the left (having a radius of 60.00 feet and a long chard bearing North 01'41'44" East for 50.98 feet) for an arc length of 52.65 feet along said west line;

Thence along a curve to the right (having a radius of 25.00 feet and a long chord bearing North 04°07'55" East for 23.15 feet) for an arc length of 24.07 feet along said west line;

Thence North 31'42'31" East for 9.40 feet along said west line to the Point of Beginning.

Contains 471 square feet.





14710 west dodge road, suite 100 omaha, nebraska 68154-2029

ph 402·496·2498 fax 402·496·2730

98-305220

# **EXHIBIT**

### LEGAL DESCRIPTION

A permanent cosement for the construction and maintenance of sidewalks over that part of Lot 58, SOUTHWIND, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska, described as follows:

Commencing at the southeast corner of said Lot 58;

Thence North 21'26'32" West (bearings referenced to the Final Plot of SOUTHWIND) for 19.22 feet along the east line of soid Lot 58 to the TRUE POINT OF BEGINNING;

Thence North 57'04'38" West for 90.67 feet to the north line of said Lot 58; Thence North 89'55'43" East for 11.51 feet along the north line of said Lot 58;

Thence along a curve to the right (having a radius of 25.00 feet and a long chard bearing South 65'58'36" East for 20.41 feet) for an arc length of 21.03 feet along the northeast line of said Lot

Thence along a curve to the left (having a radius of 60.00 feet and a long chard bearing South 57"11"18" East for 31.68 feet) for an arc length of 32.06 feet along the northeast line of said Lot

Thence along a curve to the right (having a radius of 25.00 feet and a long chord bearing South 46'58'07" East for 21.55 feet) for an arc length of 22.28 feet along the northeast line of said Lot

Thence South 21'26'32" East for 9.79 feet along the east line of said Lot 58 to the Point of

Beginning. Contains 692 square feet. 100  $_{T}HW$ ტ 42 S SIDEWALK EASEMENT 43 BRENTWOOD DRIVE SIDEWALK EASEMENT R=25.00' S65'58'36"E R=25.00' N89'55'43"E C=20.41' A=21,03' R=60,00' S46'58'07"E 11,51 \$57'11'18"E C=31.6B' / C=21.5557 \A=22.28' A=32.06 SIDEWALK EASEMENT BRENTWOOD 07 N21-26-32-W 58 Point of Beginning 56 Point of Commencement 59 97030\9703eas4 Job Number 97031,11-050 Date August 12, 1998 Dwn.By cet Book Page



son & associates, surveyors

14710 west dodge road, suite 100 omaha, nebraska 68154-2029

ph 402-496-2498 fex 402-496-2730