

80 - 1757

EASEMENTS

BOOK 511 PAGE 417

THESE EASEMENTS made this 22 day of June, 1972, between CONSTRUCTION SCIENCES, INC., a Nebraska corporation (hereinafter referred to as "Grantor") and SANITARY AND IMPROVEMENT DISTRICT NO. 134 OF DOUGLAS COUNTY, NEBRASKA (hereinafter called "District"),

WITNESSETH:

That said Grantor in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, to Grantor in hand paid by said District, the receipt of which is hereby acknowledged, does hereby grant, sell, convey and confirm unto said District and its assigns forever, permanent sewer and drainage easements for the right to use, construct, build, lay, maintain, repair and construct storm sewer pipe or drainageway for the passage of sewer water and sewage or storm water, together with all appurtenances, wires, lines, poles, structures, and other applicable equipment pertaining to any sewer or drainage facility, in, through, over and under the following-described parcels of land (all of the lots hereafter described being in Timber Creek, a subdivision in Douglas County, Nebraska):

- The East 7 feet of Lot 44.
- The West 7 feet of Lot 45.
- The South 5 feet of Lot 70.
- The North 5 feet of Lot 71.
- Those parts of Lot 150 described on Exhibit A as Areas A and B and drawn on Exhibit B, attached hereto and incorporated herein.
- That part of Lot 151 described on Exhibit C and drawn on Exhibit D, attached hereto and incorporated herein.
- That part of Lot 153 described on Exhibit E and drawn on Exhibit F, attached hereto and incorporated herein.

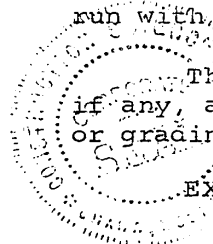
In case of inconsistency, the written description shall prevail over said drawings.

No buildings, improvements, or structures, shall be placed in, on, over or across said easements by undersigned, or its successors and assigns, without express approval of the District. Any trees, grass, and shrubbery placed on said easements shall be maintained by Grantor or its successors and assigns.

These easements are also for the benefit of any contractor, agent, employee and representative of the District and any of said construction and work.

Said Grantor, for itself and its successors and assigns, does confirm with the said District and its assigns, that the Grantor is well seized in fee of the above-described property and that it has the right to grant and convey these easements in the manner and form aforesaid, and that it will, and its successors and assigns, shall warrant and defend these easements to said District and its assigns against the lawful claims and demands of all persons. These easements run with the land.

The consideration recited includes damages for change of grade, if any, and any and all claims for damage arising from change of grade or grading are hereby waived.



EXECUTED the day and year first-above written.

CONSTRUCTION SCIENCES, INC.

By: 7. 64 - 2
President

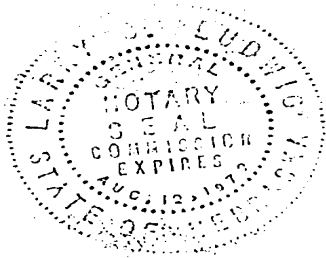
STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

On this _____ day of _____, 1972, before me, the undersigned a Notary Public in and for said County, personally came CHARLES G. SMITH, President of Construction Sciences, Inc., a Nebraska corporation, to me personally known to be the President of said corporation and the identical person whose name is affixed to the foregoing instrument, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation.

WITNESS my hand and Notarial Seal in said County the day and year last-above written.

Notary Public

My Commission expires:



Legal Description - Tract No. 8

A part of Lot 150, Timber Creek Addition, a platted and recorded subdivision in Douglas County, Nebraska.

Area A

Permanent Sewer and Drainage Easement

Commencing at the Southeast corner of said Lot 150, thence North $58^{\circ}30'49''$ West (assumed bearing) a distance of 52.23 feet to the point of beginning; thence North $30^{\circ}35'11''$ East a distance of 35.07 feet; thence North $59^{\circ}24'49''$ West a distance of 40 feet; thence South $30^{\circ}35'11''$ West a distance of 85.07 feet to a point on the Northerly right of way line of Monroe Street; thence Easterly along said Northerly line a distance of 40.00 feet to the point of beginning.

Area B

Permanent Sewer and Drainage Easement

Beginning at the Northeast corner of Lot 71, Timber Creek Addition a platted and recorded subdivision in Douglas County, Nebraska; thence Southerly along the Easterly line of Lot 71 a distance of 5 feet; thence Southeasterly at right angles to the last described course a distance of 60 feet; thence Northeasterly at right angles to the last described course a distance 60 feet; thence Northwesterly at right angles to the last described course a distance of 65 feet to a point on the common line of Lots 70 and 150; thence Southwesterly along said common line to the point of beginning.

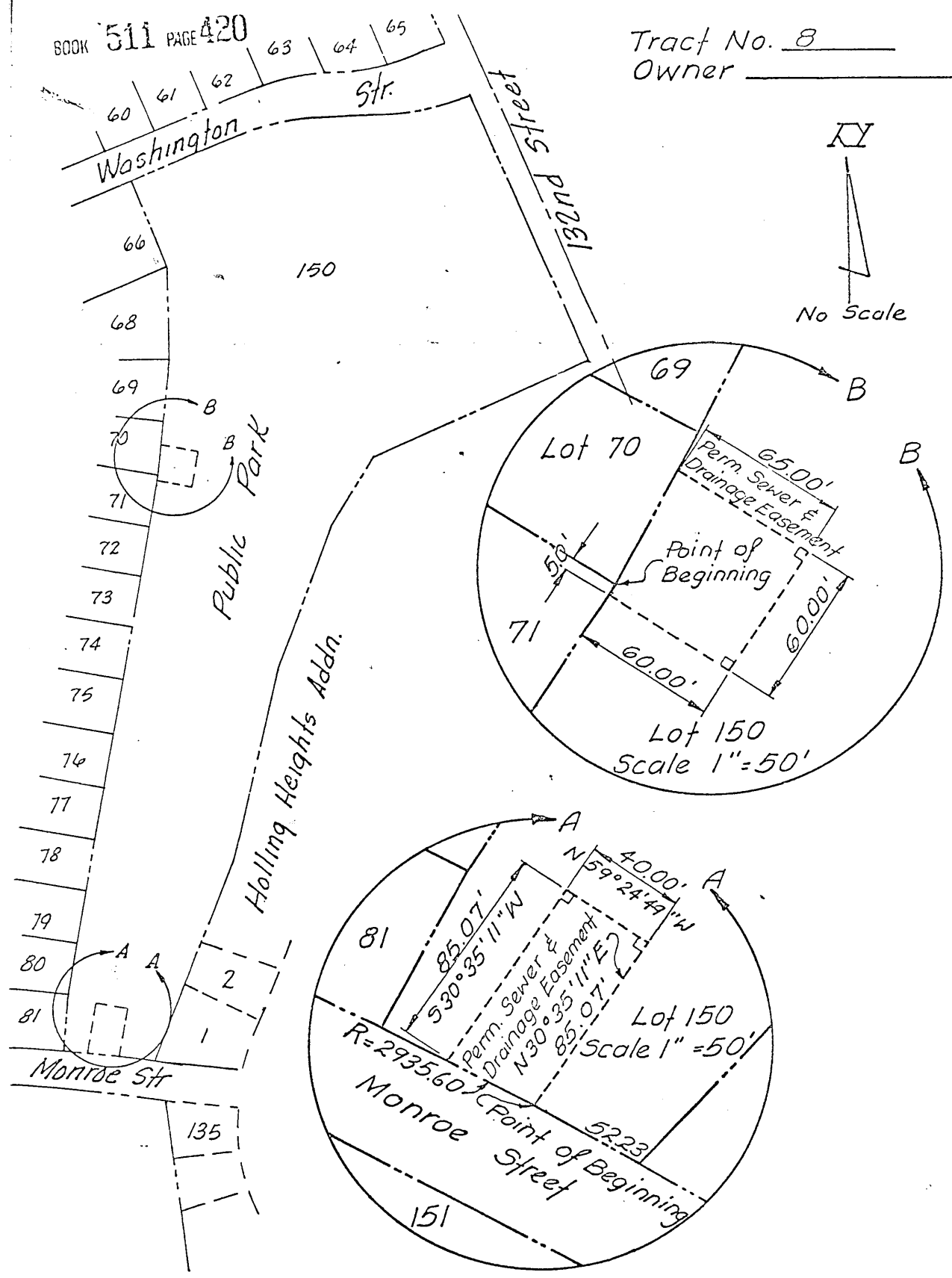


Exhibit "B"

A part of Lot 151, Timber Creek Addition a platted and recorded subdivision in Douglas County, Nebraska.

Permanent Sewer and Drainage Easement

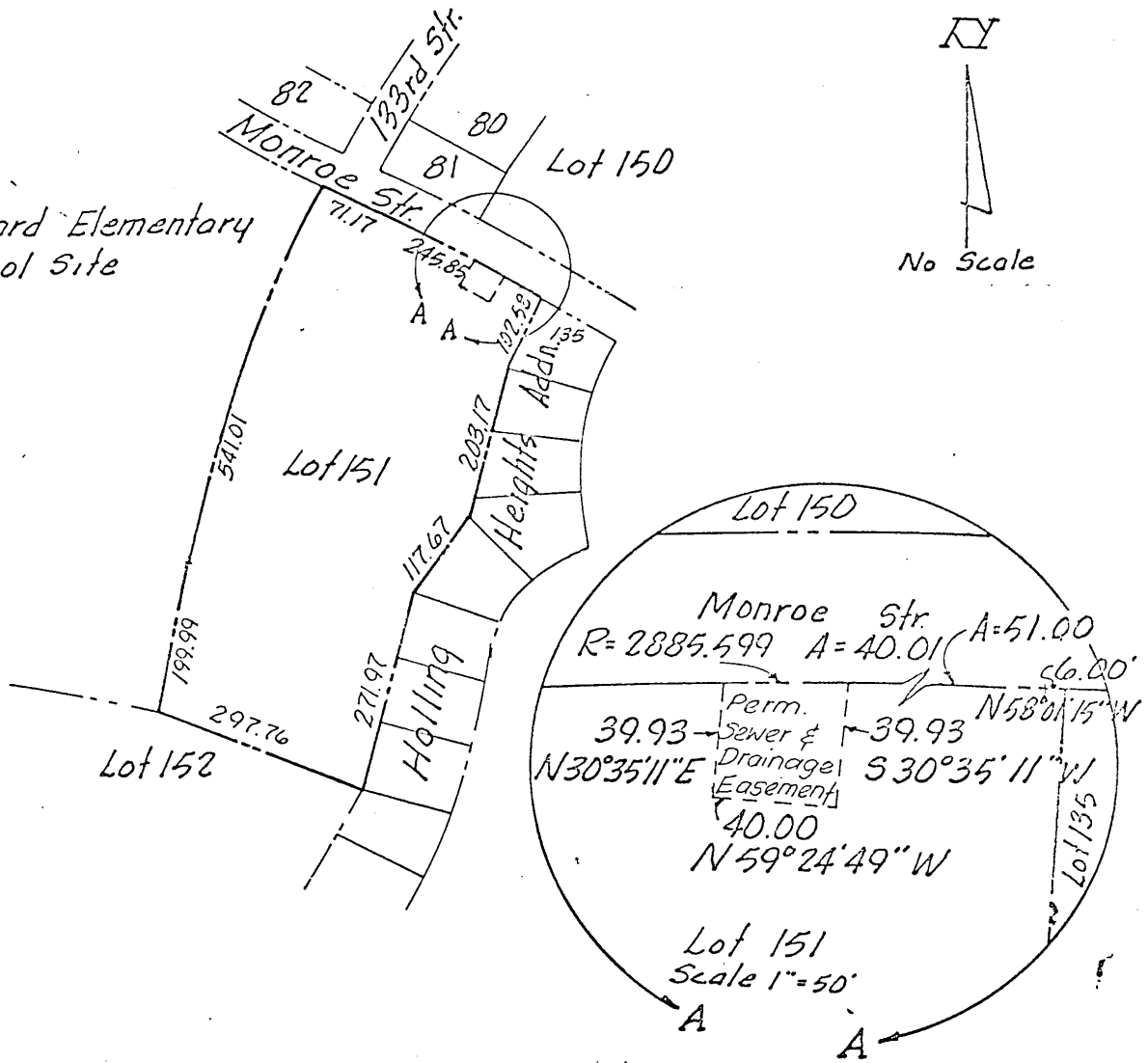
Commencing at the Northeast corner of said Lot 151; thence North $58^{\circ}01'15''$ West (assumed bearing) a distance of 6 feet to a point of curvature; thence Westerly along a 2,885.60 foot radius curve to the left an arc distance of 51 feet (chord bearing North $58^{\circ}30'37''$ West, chord distance 50.99 feet) to the point of beginning; thence South $30^{\circ}35'11''$ West a distance of 39.93 feet; thence North $59^{\circ}24'49''$ West a distance of 40.00 feet; thence North $30^{\circ}35'11''$ East a distance of 39.93 feet to a point on the Southerly right of way of Monroe Street; thence Easterly along a 2,885.60 foot radius curve to the right an arc distance of 40.00 feet (chord bearing South $59^{\circ}24'49''$ East, chord distance 40.00 feet) to the point of beginning.

Exhibit "c"

Millard Elementary
School Site

N

No Scale

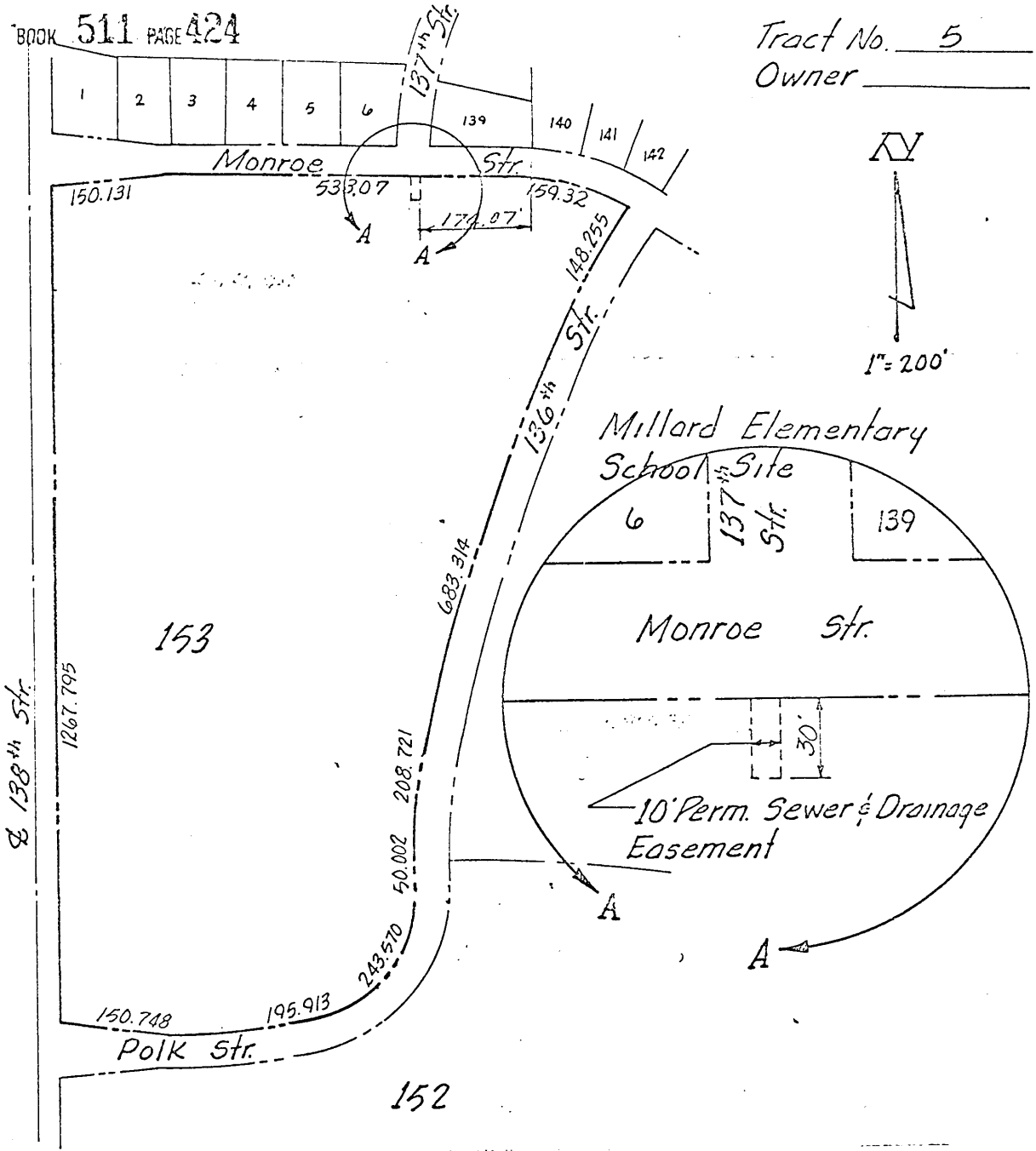


A part of Lot 153, Timber Creek Addition a platted and recorded subdivision in Douglas County, Nebraska.

Permanent Sewer and Drainage Easement

Beginning at a point 174.07 feet Westerly of the extended common line of Lot 139 and 140 and on the Southerly right of way line of Monroe Street; thence Southerly at right angles to the last described course a distance of 30 feet; thence Westerly at right angles to the last described course a distance of 10 feet; thence Northerly at right angles to the last described course a distance of 30 feet to a point on the Southerly right of way line of Monroe Street; thence Easterly along said Southerly right of way line a distance of 10 feet to the point of beginning.

Exhibit "E"



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ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA,
26 DAY OF June 1972 AT 10:04 A.M. C. HAROLD OSTLER, REGISTER OF DEEDS

Exhibit "F."