

STATE OF NEBRASKA

Case No.

CERTIFICATE

C/SC 2 (8/88)

C93 60007

Douglas County Court, Civil/Small Claims Division
1819 Farnam Street, Farnam Level, Omaha, NE 68183 (402) 444-5424

STATE OF NEBRASKA )
COUNTY OF DOUGLAS ) SS.

I, Joyce A. Riedler, Deputy Clerk of the Douglas County Court, certify that the attached documents are full, true and complete copies of the original records of entries identified as follows: Report of Appraisers

on file and of record in the Douglas County Court, entitled: County of Douglas, A political subdivision of the State of Nebraska vs. Jan Eric Pusch, et al

IN TESTIMONY WHEREOF, I have placed my signature and the seal of said Court.

DATE: January 31, 1994 BY THE COURT: Joyce A Riedler (Deputy Clerk)

(Seal)

IMPRINTED SEAL REGISTER OF DEEDS

Return to:

Joyce A. Riedler
County Court
Civil Division
Room F03
Civic Center

Bill to:

John Huber
Room 909
Civic Center

RECEIVED
FEB 2 1 43 PM '94
GEORGE J. BYGONE, CLERK
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

Handwritten notes: B, CASH 1399 BK 1110 R FB See Attached, TYPE Misc PG 455-473 C/O COMP UP SCAN DP, FEE 100.00 OF Misc LEGL PG MC FV

IN THE COUNTY COURT OF DOUGLAS COUNTY, NEBRASKA

COUNTY OF DOUGLAS, A Political  
Subdivision of the State of  
Nebraska,

Doc. C93 No. 60007

Condemnor,

vs.

REPORT OF APPRAISERS

Tract No. 1 (a/k/a 8529 Polk  
Street):  
Jan Eric Pusch; Louis Pantano,  
Douglas County Treasurer;

Tract No. 2 (a/k/a 9139 Polk  
Street):  
Kingslynn Homes, Inc., A  
Nebraska Corporation;  
Birchwood Homes Inc., A  
Nebraska Corporation; Omaha  
Public Power District  
(Easement Holder); Northwestern  
Bell Telephone Co. (Easement  
Holder); Louis Pantano, Douglas  
County Treasurer;

Tract No. 3 (a/k/a 9135 Polk  
Street):  
Kingslynn Homes Inc., A  
Nebraska Corporation; Birchwood  
Homes, Inc., A Nebraska  
Corporation; Omaha Public  
Power District (Easement  
Holder); Northwestern Bell  
Telephone Co. (Easement Holder);  
Louis Pantano, Douglas County  
Treasurer;

Tract No. 4 (a/k/a 9131 Polk  
Street):  
Kingslynn Homes Inc., A  
Nebraska Corporation; Birchwood  
Homes Inc., A Nebraska  
Corporation; Omaha Public  
Power District (Easement  
Holder); Northwestern Bell  
Telephone Co. (Easement Holder),  
Louis Pantano, Douglas County  
Treasurer;

CIVIL / JAC DIVISION  
COUNTY COURT  
DOUGLAS COUNTY, NEBRASKA

94 JAN 28 PM 2:54

FILED

Tract No. 5 (a/k/a 9115 Polk Street): )  
 Kingslynn Homes Inc., A )  
 Nebraska Corporation; Birchwood )  
 Homes Inc., A Nebraska )  
 Corporation; Omaha Public )  
 Power District (Easement )  
 Holder); Northwestern Bell )  
 Telephone Co. (Easement Holder); )  
 Louis Pantano, Douglas County )  
 Treasurer; )

Tract No. 6 (a/k/a 9143 Polk Street): )  
 Birchwood Homes Inc., A )  
 Nebraska Corporation; Kingslynn )  
 Homes Inc., a Nebraska )  
 Corporation; Omaha Public Power )  
 District (Easement Holder; )  
 Northwestern Bell Telephone )  
 Co. (Easement Holder); Louis )  
 Pantano, Douglas County )  
 Treasurer; )

Tract No. 7 (a/k/a 9127 Polk Street): )  
 Birchwood Homes Inc., a )  
 Nebraska Corporation; Kingslynn )  
 Homes Inc., A Nebraska )  
 Corporation; Omaha Public )  
 Power District (Easement )  
 Holder); Northwestern Bell )  
 Telephone Co. (Easement )  
 Holder); Louis Pantano, Douglas )  
 County Treasurer; )

Tract No. 8 (a/k/a 9119 Polk Street): )  
 Birchwood Homes Inc., A )  
 Nebraska Corporation; Kingslynn )  
 Homes Inc., A Nebraska )  
 Corporation; Omaha Public )  
 Power District (Easement )  
 Holder); Northwestern Bell )  
 Telephone Co. (Easement Holder); )  
 Louis Pantano, Douglas County )  
 Treasurer; )

Tract No. 9 (a/k/a 9107 Polk Street): )  
 Birchwood Homes Inc., A )  
 Nebraska Corporation; Kingslynn )  
 Homes Inc., a Nebraska )  
 Corporation; Omaha Public Power )

District (Easement Holder); )  
 Northwestern Bell Telephone )  
 Co. (Easement Holder); Louis )  
 Pantano, Douglas County )  
 Treasurer; )  
 )  
Tract No. 10 (a/k/a 6829 South )  
84th Street: )  
 Texaco Refining and Marketing )  
 Company, a Delaware Corporation; )  
 Omaha Public Power District )  
 (Easement Holder); Northwestern )  
 Bell Telephone Co. (Easement )  
 Holder); Louis Pantano, Douglas )  
 County Treasurer; )  
 )  
 Condemnees. )

COMES NOW the undersigned and reports to the County Court and to the County Judge as follows:

1. The undersigned are duly appointed, qualified and acting appraisers in this proceeding.
2. On the 10th day of January, 1994, commencing at approximately the hour of 9:00 a.m., the undersigned:
  - a. Carefully inspected and viewed the property taken or sought to be taken by the Condemnor and also any other proeprty of the condemnees' damaged thereby; and
  - b. Heard any interested party who was present while the said property was being inspected and viewed.
3. On the 10th day of January, 1994, commencing at approximately the hour of 1:30 p.m., the undersigned:
  - a. Met and convened as a Board of Appraisers;
  - b. Heard any interested party who was present at said hearing and meeting; and
  - c. Appraised the property sought to be condemned and ascertained and determined the damages sustained by the condemnees.

4. The undersigned hereby report the aforesaid damages as follows:

**Tract #1**

**Parcel A**

LAND ACQUISITION DESCRIPTION

A tract of land located in part of Lot 27, Fairview Heights Replat, a subdivision located in the SE 1/4 of the SE 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Southwest corner of said Lot 27, Fairview Heights Replat; thence N10°09'18"W, (assumed bearing), along the West line of said Lot 27, Fairview Heights Replat, a distance of 14.14 feet; thence S50°08'32"E, a distance of 7.66 feet; thence N89°52'14"E, a distance of 64.12 feet to a point on the East line of said Lot 27, Fairview Heights Replat; thence S00°07'46"E, along said East line of Lot 27, Fairview Heights Replat, a distance of 9.00 feet to the Southeast corner of said Lot 27, Fairview Heights Replat; thence S98°52'14"W, along the South line of said Lot 27, Fairview Heights Replat, a distance of 67.52 feet to the Point of Beginning.

The above described tract of land contains an area of 627 square feet, more or less.

**Parcel B**

CONTROLLED ACCESS

There will be no vehicular access to Harrison Street and also no vehicular access to 86th Street from Lot 27, Fairview Heights Replat, a subdivision located in the SE 1/4 of the SE 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Commencing at the Southeast corner of said Lot 27, Fairview Heights Replat; thence N00°07'46"W (assumed bearing) along the East line of said Lot 27, Fairview Heights Replat, a distance of 9.00 feet to the Point of Beginning; thence S89°52'14"W, a

D2-11900

distance of 64.11 feet; thence N50°08'32"W, a distance of 7.66 feet to a point on the West line of said Lot 27, Fairview Heights Replat; thence N10°09'18"W along said West line of Lot 27, Fairview Heights Replat, a distance of 45.00 feet to a Point of Termination, said Point of Termination being S10°09'18"E along said West line of Lot 27, Fairview Heights Replat, a distance of 62.72 feet from the Northwest corner of said Lot 27, Fairview Heights Replat.

**Parcel C**

PERMANENT EASEMENT

A tract of land located in part of Lot 27, Fairview Heights Replat, a subdivision located in the SE 1/4 of the SE 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Commencing at the Southeast corner of said Lot 27, Fairview Heights Replat; thence N00°07'46"W (assumed bearing) along the East line of said Lot 27, Fairview Heights Replat, a distance of 9.00 feet to the point of beginning; thence S89°52'14"W, a distance of 35.00 feet; thence N00°07'46"W, a distance of 5.00 feet; thence N89°52'14"E, a distance of 35.00 feet to a point on said East line of Lot 27, Fairview Heights Replat; thence S00°07'46"E along said East line of Lot 27, Fairview Heights Replat, a distance of 5.00 feet to the point of beginning.

The above-described tract of land contains an area of 175 square feet, more or less.

**Parcel D**

TEMPORARY EASEMENT

A tract of land located in part of Lot 27, Fairview Heights Replat, a subdivision located in the SE 1/4 of the SE 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Commencing at the Southeast corner of said Lot 27, Fairview Heights Replat; thence N00°07'46"W (assumed bearing) along the

East line of said Lot 27, Fairview Heights Replat, a distance of 14.00 feet to the point of beginning; thence S89°52'14"W, a distance of 35.00 feet; thence S00°07'46"E, a distance of 5.00 feet; thence S89°52'14"W, a distance of 29.09 feet; thence N50°08'32"W, a distance of 7.66 feet to a point on the West line of said Lot 27, Fairview Heights Replat, said point also being on the East right-of-way line of 86th Street; thence N10°09'18"W along said West line of Lot 27, Fairview Heights Replat, a distance of 107.72 feet to the Northwest corner of said Lot 27, Fairview Heights Replat, said point also being the point of intersection of said East right-of-way line of 86th Street and the South right-of-way line of Polk Street; thence N89°52'14"E along the North line of said Lot 27, Fairview Heights Replat, a distance of 5.08 feet; thence S10°09'18"E, a distance of 102.57 feet; thence N89°52'14"E, a distance of 65.78 feet to a point on said East line of Lot 27, Fairview Heights Replat; thence S00°07'46"E along said East line of Lot 27, Fairview Heights Replat, a distance of 5.00 feet to the point of beginning.

The above-described tract of land contains an area of 1,025 square feet, more or less.

Jan Eric Pusch (Owner)

Value of permanent taking and land acquisition . . . .	\$ 721.00
	<u>174.00</u>
Value of permanent easement. . . . .	<u>260.00</u>
Value of two-year temporary construction easement area . . . . .	<u>50.00</u>
Value of controlled access . . . . .	<u>4,295.00</u>
Other damages including damages to remainder . . . .	<u>0.00</u>
Louis Pantano, Douglas County Treasurer. . . . .	<u>5,500.00</u>
Total damages - Tract No. 1 to owners. . . . .	<u>5,500.00</u>
TOTAL DAMAGES AWARDED - Tract No. 1. . . . .	<u>5,500.00</u>

**Tract #2:****Parcel A**

D2-39210

LAND ACQUISITION DESCRIPTION

THAT PART OF LOT 380, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 380, THIS BEING THE TRUE PLACE OF BEGINNING; THENCE N 78° 55' 37" W (ASSUMED BEARING ALONG THE SOUTHERLY LINE OF SAID LOT 380, 19.12' TO AN ANGLE POINT; THENCE N 79° 34' 59" W ALONG SAID SOUTHERLY LINE, 28.53'; THENCE S 85° 34' 58" E, 28.03'; THENCE S 81° 03' 59" E, 19.82' TO THE EASTERLY LINE OF SAID LOT 380; THENCE S 11° 08' 11" W ALONG SAID EASTERLY LINE, 3.66' TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 106 SQUARE FEET (0.002 ACRES) MORE OR LESS.

**Parcel B**TEMPORARY EASEMENT

THAT PART OF LOT 380, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 380; THENCE N 78° 55' 37" W (ASSUMED BEARING) ALONG THE SOUTHERLY LINE OF SAID LOT 380, 19.12' TO AN ANGLE POINT; THENCE N 79° 34' 59" W ALONG SAID SOUTHERLY LINE, 28.53' TO THE TRUE PLACE OF BEGINNING; THENCE CONTINUING N 79° 34' 59" W ALONG SAID SOUTHERLY LINE 29.38' TO THE SOUTHWEST CORNER OF SAID LOT 380; THENCE N 17° 04' 50" W ALONG THE WESTERLY LINE OF SAID LOT 380, 3.00'; THENCE S 84° 32' 57" E, 56.20'; THENCE S 81° 03' 59" E, 20.80' TO THE EASTERLY LINE OF SAID LOT 380; THENCE S 11° 08' 11" W ALONG SAID EASTERLY LINE, 4.94'; THENCE N 81° 02' 59" W, 19.82'; THENCE N 85° 34' 58" W, 20.03' TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 368 SQUARE FEET (0.008 ACRES) MORE OR LESS.

**Parcel C**CONTROLLED ACCESS

There will be no vehicular access to Harrison Street from Lot 380, Turtle Creek, a subdivision located in part of the SW 1/4 of



Section 10, Township 14 North, Range 12 East of the 6th P.M.,  
Douglas County, Nebraska.

Kingslynn Homes, Inc.  
and Birchwood Homes, Inc. (Owners)

Value of permanent taking and land acquisition . . . .	\$ <u>180.00</u>
Value of controlled access . . . . .	<u>50.00</u>
Value of two-year temporary construction easement area . . . . .	<u>138.00</u>
Other damages including damages to remainder . . . .	<u>50.00</u>
Louis Pantano, Douglas County Treasurer. . . . .	<u>0.00</u>
Total damages - Tract No. 2 to owners. . . . .	<u>418.00</u>
<b>Others:</b>	
Omaha Public Power District. . . . .	<u>0.00</u>
Northwestern Bell Telephone Co.. . . . .	<u>0.00</u>
TOTAL DAMAGES AWARDED - Tract No. 2. . . . .	<u>\$ 418.00</u>

**Tract #3:**

**Parcel A**

LAND ACQUISITION DESCRIPTION

*Da 39210*

THAT PART OF LOT 379, TURTLE CREEK A SUBDIVISION SURVEYED AND  
PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 379, THIS BEING  
THE TRUE PLACE OF BEGINNING; THENCE N 11° 08' 11" E (ASSUMED  
BEARING) ALONG THE WESTERLY LINE OF SAID LOT 379, 3.66'; THENCE S  
81° 08' 59" E, 75.16' TO THE EASTERLY LINE OF SAID LOT 379;  
THENCE S 05° 44' 35" W ALONG SAID EASTERLY LINE, 6.50' TO THE  
SOUTHEAST CORNER OF SAID LOT 379; THENCE N 78° 55' 37" W ALONG  
THE SOUTHERLY LINE OF SAID LOT 379, 75.72' TO THE PLACE OF  
BEGINNING.

SAID PARCEL CONTAINS 382 SQUARE FEET (0.009 ACRES) MORE OR LESS.

**Parcel B**

TEMPORARY EASEMENT

THAT PART OF LOT 379, TURTLE CREEK A SUBDIVISION SURVEYED AND  
PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 379; THENCE N 11° 08' 11" E (ASSUMED BEARING) ALONG THE WESTERLY LINE OF SAID LOT 379, 3.66; TO THE TRUE PLACE OF BEGINNING; THENCE CONTINUING N 11° 08' 11" E ALONG SAID WESTERLY LINE, 4.94'; THENCE S 81° 03' 59" E, 74.70 TO THE EASTERLY LINE OF SAID LOT 379; THENCE S 05° 44' 35" W ALONG SAID EASTERLY LINE, 4.94'; THENCE N 81° 03' 59" W, 75.16 ' TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 370 SQUARE FEET (0.009 ACRES) MORE OR LESS.

**Parcel C**

CONTROLLED ACCESS

There will be no vehicular access to Harrison Street from Lot 379, Turtle Creek, a subdivision located in part of the SW 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska.

Kingslynn Homes, Inc.  
and Birchwood Homes, Inc. (Owners)

Value of permanent taking and land acquisition . . . .	\$ 649.00
Value of controlled access . . . . .	50.00
Value of two-year temporary construction easement area . . . . .	138.00
Other damages including damages to remainder . . . .	50.00
Louis Pantano, Douglas County Treasurer. . . . .	0.00
Total damages - Tract No. 3 to owners. . . . .	887.00
Others:	
Omaha Public Power District. . . . .	0.00
Northwestern Bell Telephone Co.. . . . .	0.00
TOTAL DAMAGES AWARDED - Tract No. 3. . . . .	\$ 887.00

**Tract #4:**

**Parcel A**

LAND ACQUISITION DESCRIPTION

*D2-39210*

THAT PART OF LOT 378, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 378, THIS BEING THE TRUE PLACE OF BEGINNING; THENCE N 05° 44' 35" E (ASSUMED BEARING) ALONG THE WESTERLY LINE OF SAID LOT 378, 6.50'; THENCE S 81° 03' 59" E, 6.28'; THENCE S 85° 34' 58" E, 50.16'; THENCE S 89° 00' 39" E, 19.93' TO THE EASTERLY LINE OF SAID LOT 378; THENCE S 00° 09' 24" E ALONG SAID EASTERLY LINE, 4.60' TO THE SOUTHEAST CORNER OF SAID LOT 378, THENCE S 89° 50' 36" W ALONG THE SOUTHERLY LINE OF SAID LOT 378, 59.02' TO AN ANGLE POINT; THENCE N 78° 55' 37" W ALONG SAID SOUTHERLY LINE, 18.13' TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 478 SQUARE FEET (0.01 ACRES) MORE OR LESS.

**Parcel B**

TEMPORARY EASEMENT

THAT PART OF LOT 378, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 378; THENCE N 05° 44' 35" E (ASSUMED BEARING) ALONG THE WESTERLY LINE OF SAID LOT 378, 6.50' TO THE TRUE PLACE OF BEGINNING; THENCE CONTINUING N 05° 44' 35" E ALONG SAID WESTERLY LINE, 4.94'; THENCE S 81° 03' 59" E, 5.77'; THENCE S 85° 34' 58" E, 50.16'; THENCE S 89° 00' 39" E, 19.93'; TO THE EASTERLY LINE OF SAID LOT 378; THENCE S 00° 09' 24" E ALONG SAID EASTERLY LINE, 5.00'; THENCE N 89° 00' 39" W, 19.93'; THENCE N 85° 34' 58" W, 50.16'; THENCE N 81° 02' 59" W, 6.28' TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 379 SQUARE FEET (0.009 ACRES) MORE OR LESS.

**Parcel C**

CONTROLLED ACCESS

There will be no vehicular access to Harrison Street from Lot 378, Turtle Creek, a subdivision located in part of the SW 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska.

Kingslynn Homes, Inc.  
and Birchwood Homes, Inc. (Owners)

Value of permanent taking and land acquisition . . . .	\$ 813.00
Value of controlled access . . . . .	50.00
Value of two-year temporary construction easement area . . . . .	142.00
Other damages including damages to remainder . . . .	50.00
Louis Pantano, Douglas County Treasurer. . . . .	0.00
Total damages - Tract No. 4 to owners. . . . .	<u>1,055.00</u>
Others:	
Omaha Public Power District. . . . .	0.00
Northwestern Bell Telephone Co.. . . . .	0.00
TOTAL DAMAGES AWARDED - Tract No. 4. . . . .	<u>\$ 1,055.00</u>

**Tract #5:**

**Parcel A**

CONTROLLED ACCESS

*DA-39210*

There will be no vehicular access to Harrison Street from Lot 374, Turtle Creek, a subdivision located in part of the SW 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska.

Kingslynn Homes, Inc.  
and Birchwood Homes, Inc. (Owners)

Value of controlled access . . . . .	\$ 50.00
Other damages including damages to remainder . . . .	50.00
Louis Pantano, Douglas County Treasurer. . . . .	0.00
Total damages - Tract No. 5 to owners. . . . .	<u>100.00</u>
Others:	
Omaha Public Power District. . . . .	0.00
Northwestern Bell Telephone Co.. . . . .	0.00
TOTAL DAMAGES AWARDED - Tract No. 5. . . . .	<u>\$ 100.00</u>

**Tract #6:**

**Parcel A**

LAND ACQUISITION DESCRIPTION

*DA-39210*

THAT PART OF LOT 381, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 381; THENCE N 79° 34' 59" W (ASSUMED BEARING) ALONG THE SOUTHERLY LINE OF SAID LOT 381, 30.11' TO THE TRUE PLACE OF BEGINNING; THENCE CONTINUING N 79° 34' 59" W ALONG SAID SOUTHERLY LINE, 64.57' TO AN ANGLE POINT; THENCE S 74° 54' 34" W ALONG SAID SOUTHERLY LINE, 27.39' TO THE SOUTHWEST CORNER OF SAID LOT 381; THENCE N 39° 59' 56" E ALONG THE WEST LINE OF SAID LOT 381, 14.15'; THENCE S 81° 03' 59" E, 68.10'; THENCE S 70° 30' 10" E, 14.41' TO THE TRUE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 217 SQUARE FEET (0.005 ACRES) MORE OR LESS.

**Parcel B**

TEMPORARY EASEMENT

THAT PART OF LOT 381, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 381, THIS BEING THE TRUE PLACE OF BEGINNING; THENCE N 79° 34' 59" W ALONG THE SOUTHERLY LINE OF SAID LOT 381, 30.11'; THENCE N 70° 30' 10" W, 14.41'; THENCE N 81° 03' 59" W, 68.10' TO THE WESTERLY LINE OF SAID LOT 381; THENCE N 39° 59' 56" E ALONG SAID WESTERLY LINE, 5.76'; THENCE S 81° 03' 59" E, 64.33'; THENCE S 74° 18' 35" E, 45.81' TO THE EASTERLY LINE OF SAID LOT 381; THENCE S 17° 04' 50" W ALONG SAID EASTERLY LINE, 3.00' TO THE TRUE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 538 SQUARE FEET (0.01 ACRES) MORE OR LESS.

**Parcel C**

CONTROLLED ACCESS

There will be no vehicular access to Harrison Street from Lot 381, Turtle Creek, a subdivision located in part of the SW 1/4 or Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska.

Homes, Inc.  
and Birchwood Homes, Inc. (Owners)

Value of permanent taking and land acquisition . . . .	\$ 369.00
Value of controlled access . . . . .	50.00
Value of two-year temporary construction easement area . . . . .	201.00
Other damages including damages to remainder . . . .	50.00
Louis Pantano, Douglas County Treasurer. . . . .	0.00
Total damages - Tract No. 6 to owners. . . . .	<u>670.00</u>
Others:	
Omaha Public Power District. . . . .	0.00
Northwestern Bell Telephone Co.. . . . .	0.00
TOTAL DAMAGES AWARDED - Tract No. 6. . . . .	<u>\$ 670.00</u>

**Tract #7:**

**Parcel A**

LAND ACQUISITION DESCRIPTION

*Da-39710*

THAT PART OF LOT 377, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 377, THIS BEING THE TRUE PLACE OF BEGINNING; THENCE N 00° 09' 24" W (ASSUMED BEARING) ALONG THE WESTERLY LINE OF SAID LOT 377, 4.60'; THENCE S 89° 00' 39" E, 30.08'; THENCE S 87° 51' 58" E, 33.96' TO THE EASTERLY LINE OF SAID LOT 377; THENCE S 00° 09' 24" E ALONG SAID EASTERLY LINE, 2.64' TO THE SOUTHEAST CORNER OF SAID LOT 377; THENCE S 89° 50' 36" W, 64.00' ALONG THE SOUTHERLY LINE OF SAID LOT 377 TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 242 SQUARE FEET 90.006 ACRES) MORE OR LESS.

**Parcel B**

TEMPORARY EASEMENT

THAT PART OF LOT 377, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 377; THENCE N 00° 09' 24" W (ASSUMED BEARING) ALONG THE WESTERLY LINE OF SAID LOT 377, 4.60' TO THE TRUE PLACE OF BEGINNING; THENCE CONTINUING N 00° 09' 24" W ALONG SAID WESTERLY LINE, 5.00'; THENCE S 88° 24' 14" E, 64.03' TO THE EASTERLY LINE OF SAID LOT 377; THENCE S 00° 09' 24" E ALONG SAID EASTERLY LINE 5.00'; THENCE N 87° 51' 58" W, 33.96'; THENCE N 89° 00' 39" W, 30.08' TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 310 SQUARE FEET (0.007 ACRES) MORE OR LESS.

**Parcel C**

CONTROLLED ACCESS

There will be no vehicular access to Harrison Street from Lot 377, Turtle Creek, a subdivision located in part of the SW 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska.

Homes, Inc.  
and Birchwood Homes, Inc. (Owners)

Value of permanent taking and land acquisition . . . . .	\$ <u>411.00</u>
Value of controlled access . . . . .	<u>50.00</u>
Value of two-year temporary construction easement area . . . . .	<u>116.00</u>
Other damages including damages to remainder . . . . .	<u>50.00</u>
Louis Pantano, Douglas County Treasurer. . . . .	<u>0.00</u>
Total damages - Tract No. 7 to owners. . . . .	<u>627.00</u>
<b>Others:</b>	
Omaha Public Power District. . . . .	<u>0.00</u>
Northwestern Bell Telephone Co.. . . . .	<u>0.00</u>
<b>TOTAL DAMAGES AWARDED - Tract No. 7. . . . .</b>	<b>\$ <u>627.00</u></b>

Tract #8:

**Parcel A**

CONTROLLED ACCESS

There will be no vehicular access to Harrison Street from Lot 375, Turtle Creek, a subdivision located in part of the SW 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska.

*D2-39210*

Homes, Inc.  
and Birchwood Homes, Inc. (Owners)

Value of controlled access . . . . .	\$ 50.00
Other damages including damages to remainder . . . . .	50.00
Louis Pantano, Douglas County Treasurer. . . . .	0.00
Total damages - Tract No. 8 to owners. . . . .	100.00

Others:

Omaha Public Power District. . . . .	_____
Northwestern Bell Telephone Co.. . . . .	_____
TOTAL DAMAGES AWARDED - Tract No. 8. . . . .	\$ _____

**Tract #9:**

**Parcel A**

*D2-34210*

**TEMPORARY EASEMENT**

THAT PART OF LOT 372, TURTLE CREEK A SUBDIVISION SURVEYED AND PLATTED IN DOUGLAS COUNTY, NEBRASKA BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 372, THIS BEING THE TRUE PLACE OF BEGINNING; THENCE S 89° 50' 36" W (ASSUMED BEARING) ALONG THE SOUTHERLY LINE OF SAID LOT 372, 40.00'; THENCE N 00° 09' 24" W 5.00'; THENCE N 89° 50' 36" E, 35.65' TO THE EASTERLY LINE OF SAID LOT 372; THENCE S 41° 09' 24" E ALONG SAID EASTERLY LINE, 6.63' TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 189 SQUARE FEET (0.004 ACRES) MORE OR LESS.

**Parcel B**

**CONTROLLED ACCESS**

There will be no vehicular access to Harrison Street from Lot 372, Turtle Creek, a subdivision located in part of the SW 1/4 of Section 10, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska.



Homes, Inc.  
and Birchwood Homes, Inc. (Owners)

Value of controlled access . . . . .	\$ 50.00
Value of two-year temporary construction easement area . . . . .	70.00
Other damages including damages to remainder . . . . .	50.00
Louis Pantano, Douglas County Treasurer. . . . .	0.00
Total damages - Tract No. 9 to owners. . . . .	<u>170.00</u>
Others:	
Omaha Public Power District. . . . .	0.00
Northwestern Bell Telephone Co.. . . . .	0.00
TOTAL DAMAGES AWARDED - Tract No. 9. . . . .	<u>\$ 170.00</u>

Tract #10

**Parcel A**

LAND ACQUISITION DESCRIPTION

A tract of land located in part of Lot 1, Wildewood, a subdivision located in the W 1/2 of the SW 1/4 of Section 11, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

*62-25960*

The East 120.00 feet of the West 150.00 feet of the South 150.00 feet of said Lot 1, Wildewood.

The above described tract of land contains an area of 18,000 square feet, more or less.

**Parcel B**

CONTROLLED ACCESS

There will be no vehicular access to Harrison Street across part of Lot 1, Wildewood, a subdivision located in the SW 1/4 of Section 11, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, said controlled access line being more particularly described as follows:

Commencing at the Southwest corner of said Section 11; thence N89°40'16"E (assumed bearing) along the South line of said Section 11, a distance of 104.67 feet; thence N00°19'44"W, a

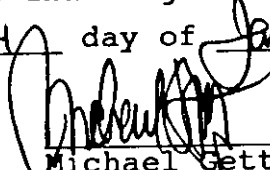
distance of 118.93 feet to the Point of Beginning; thence Easterly on a curve to the left with a radius of 98.00 feet, a distance of 69.92 feet, said curve having a long chord which bears S74°38'35"E, a distance of 68.45 feet; thence N84°55'00"E, a distance of 54.33 feet to the Point of Termination, said Point of Termination being S00°19'44"E, a distance of 104.92 feet to a point on said South line of Section 11 and S89°40'16"W along said South line of Section 11, a distance of 224.71 feet to the Southwest corner of said Section 11.

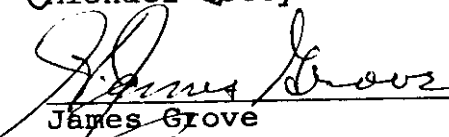
Texaco Refining and Marketing Company (Owner)

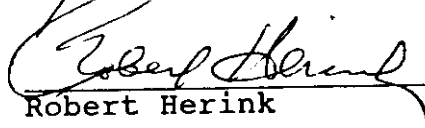
Value of permanent taking and land acquisition . . .	\$. <u>150,000.00</u>
	0.00
Value of controlled access . . . . .	<u>0.00</u>
Other damages including damages to remainder . . . .	<u>0.00</u>
	2,895.02
Louis Pantano, Douglas County Treasurer. . . . .	<u>152,895.02</u>
Total damages - Tract No. 10 to owners . . . . .	
Others:	
Omaha Public Power District. . . . .	<u>0.00</u>
Northwestern Bell Telephone Co.. . . . .	<u>0.00</u>
TOTAL DAMAGES AWARDED - Tract No. 10. . . . .	\$. <u>152,895.02</u>

5. Check Pick-Up Procedure. Please call (402) 444-7420 thirty (30) days from the date this Report of Appraisers is filed, to make arrangements with the Division Manager, Civil Division, County Court, located in the Omaha/Douglas Civic Center, Farnam Street Level. Room FO3, as to a date and time when you may pick up your check.

IN WITNESS WHEREOF, the undersigned have executed this Report of Appraisers this 24 day of January, 1994.

  
 \_\_\_\_\_  
 Michael Getty

  
 \_\_\_\_\_  
 James Grove

  
 \_\_\_\_\_  
 Robert Herink

CHECK PICK-UP PROCEDURE. PLEASE CALL (402) 444-7420 THIRTY (30) DAYS FROM THE DATE THIS REPORT OF APPRAISERS IS FILED, TO MAKE ARRANGEMENTS WITH THE DIVISION MANAGER, CIVIL DIVISION, COUNTY COURT LOCATED IN THE OMAHA/DOUGLAS CIVIC CENTER, FARNAM STREET LEVEL, ROOM F03, AS TO A DATE AND TIME WHEN YOU MAY PICK UP YOUR CHECK.