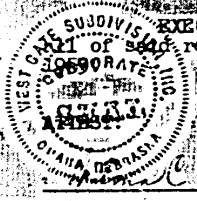


25-145-

UTILITY EASEMENT

FOR VALUABLE CONSIDERATION, WESTGATE SUBDIVISION, INC., a Nebraska corporation, does hereby give and grant a perpetual license and easement in favor of Omaha Public Power District and Northwestern Bell Telephone Company, their successors and assigns, to erect, operate, maintain, repair and renew poles with the necessary supports, sustaining wires, cross-arms, guys and anchors and other instrumentalities and to extend thereon wires for the carrying and transmission of electric current for light, heat and power, and for all telephone and telegraph and message service over and upon a five-foot strip of land adjoining the side boundary lines of Lots Three (3) through One Hundred Six (106), both inclusive, in West Plains, a subdivision in Sarpy County, Nebraska; said license being granted for the use and benefit of all present and future owners of land within said Addition. This license is granted upon the specific condition that if both of the above said utility companies fail to construct poles and wires along any of said side lot lines within twenty-four (24) months of date hereof or if any poles or wires are constructed but are thereafter removed without replacement within sixty (60) days after their removal, then this license shall automatically terminate and become void as to such unused or abandoned easementways.

EXECUTED by Westgate Subdivision, Inc., the owner of _____
of said real estate, on this 2 day of _____,



WESTGATE SUBDIVISION, INC.

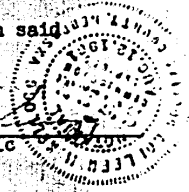
By: [Signature] Secretary
[Signature] President

STATE OF NEBRASKA)
)ss.
COUNTY OF DOUGLAS)

On the day and year last above written, before me, the undersigned, a Notary Public in and for said County, personally came FRANKLIN P. ROGERS, President of Westgate Subdivision, Inc., to me personally known to be the President and the identical person whose name is affixed to the above Utility Easement, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation and that the Corporate Seal of the said corporation was thereto affixed by its authority.

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

[Signature]
Notary Public



My Commission Expires:

11/11/61

Recorded in the Register of Deeds Office in Sarpy County, Nebraska
26 Jan 1952