

19776

GRANT OF PERPETUAL EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, herein referred to as Owner, the owner of Lot Seven (7), Bishop Square, a part of Lincoln, Lancaster County, Nebraska, and as such having certain rights in that portion of Bishop Square dedicated to the common use of the residents of Bishop Square designated as Outlot B, for valuable consideration received, does hereby grant to Margaret Ames Roehl, the owner of Lot 44, Bishop Square, and to her heirs and assigns, a perpetual easement to maintain that portion of the building owned by her, and located primarily on Lot 44, Bishop Square, Addition to Lincoln, Lancaster County, Nebraska, which said portion extends beyond the west lot line of said Lot 44, and into the common way which is part of said Outlot B, and consists of a fireplace chimney two feet by seven and one-fourth feet, all as shown on the attached Survey which is marked "Exhibit A" and incorporated by reference herein. The said easement shall run with the land and inure to the benefit of her successors in title to said Lot 44.

Duly executed and delivered at Lincoln, Nebraska, this 12 day of December, 1974.

*Warren Joyce Ayres*  
Warren Joyce Ayres  
*Harriet D. Ayres*  
Harriet D. Ayres

STATE OF NEBRASKA )  
                                  ) SS  
LANCASTER COUNTY )

On this 12 day of December, 1974, personally appeared before me a Notary Public, Warren Joyce Ayres and Harriet D. Ayres, husband and wife, to me known to be the persons who executed the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed.

H. T. Pickett  
NOTARY PUBLIC  
SEAL  
STATE OF NEBRASKA  
My COMMISSION EXPIRES  
April 16, 1977

April 16, 1977

*H. T. Pickett*  
Notary Public

19776

# Official Survey Record

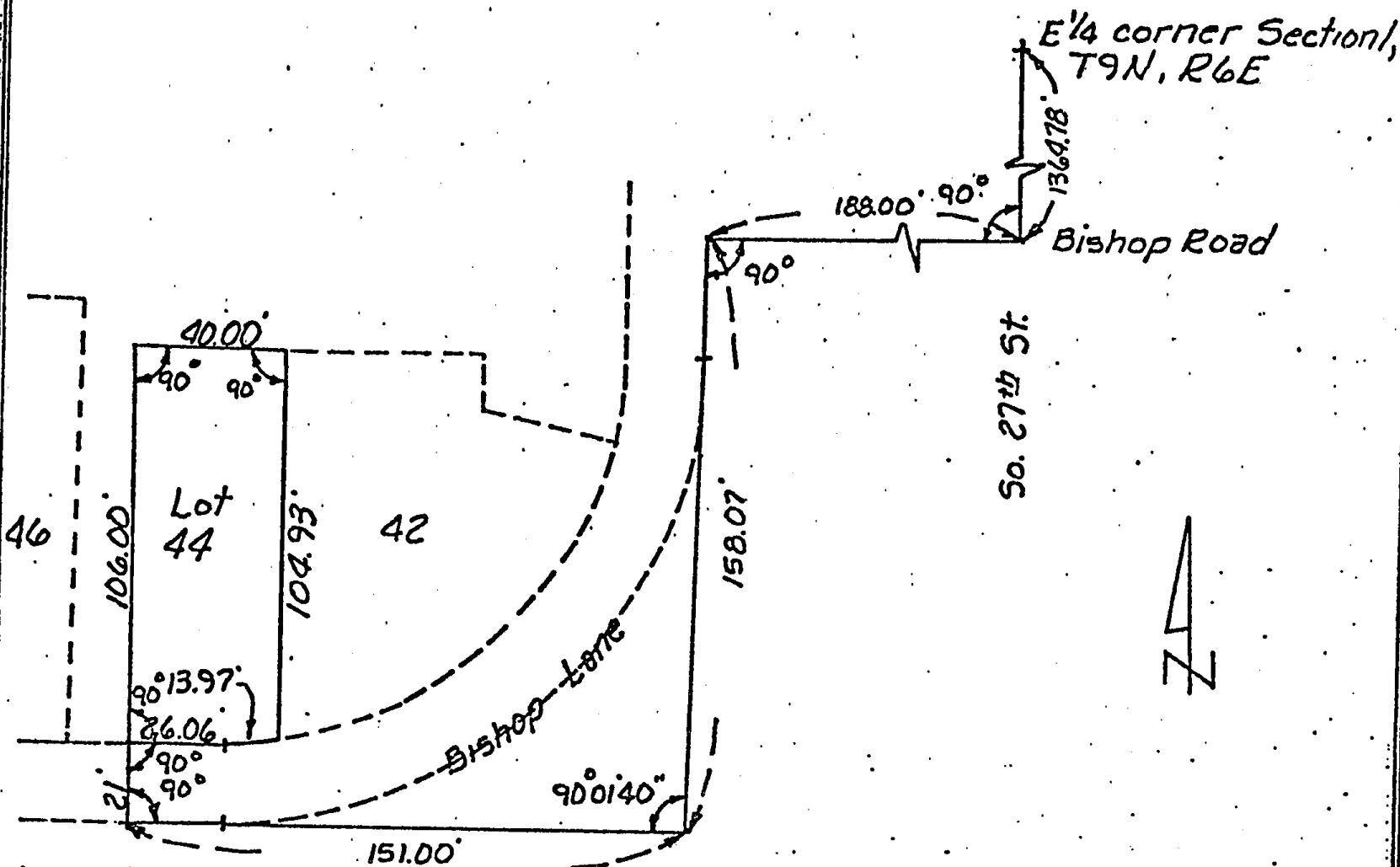
LANCASTER COUNTY, NEBRASKA

Survey of: Lot 44, Bishop Square Page 1 of 2

Section 1, T. 9 N., R. 6 E of 6th P.M.

Survey No. (To be assigned by County Surveyor)

Date September 13, 1974 Weather Clear, cool



### Field Notes:

Show descriptions of corners found and restored; distances chained; angles measured, if any; courses and bearings of irregular tracts surveyed; and ties taken to corners. Use reverse side if necessary.

Commencing at the E 1/4 corner of Section 1, T9N, R6E of the 6th P.M., Lancaster County, Nebraska, thence south along the east line of said Section 1 (also the centerline of South 27th Street) a chained distance of 1364.78 feet to the intersection of South 27th Street and Bishop Road, thence right 90°00'00" on the centerline of said Bishop Road a chained distance of 188.00 feet to the intersection of Bishop Road and Bishop Lane, thence left 90°00'00" along the centerline of said Bishop Lane a chained distance of 158.07 feet to the point of intersection of the horizontal curve describing the centerline of said Bishop Lane, thence right 89°58'20" along the centerline of Bishop Lane a chained distance of 151.00 feet, thence right 90°00'00" on a straight line a chained distance of 21.00 feet to the point of beginning, said point also being the Southwest corner of Lot 44, Bishop Square, thence continuing North on a straight line a chained distance of 106.00 feet to the Northwest corner of said Lot 44, thence right 90°00'00" on a straight line a chained distance of 40.00 feet to the Northeast corner of said Lot 44, thence right 90°00'00" on a straight line a chained distance of 104.93 feet to the Southeast corner of said Lot 44, thence right 86°08'55" on a chord a chained distance of 13.97 feet to the point of tangency of a horizontal curve whose radius is 104.00 feet, thence right 03°51'05" on a straight line a chained distance of 26.06 feet to the point of beginning.



Signed this 16 day of Sept 1974

Name: Carl W. Bodenstiner

Surveyor's license No. LS. 248

# Official Survey Record

LANCASTER COUNTY, NEBRASKA

Survey of: Lot 44, Bishop Square

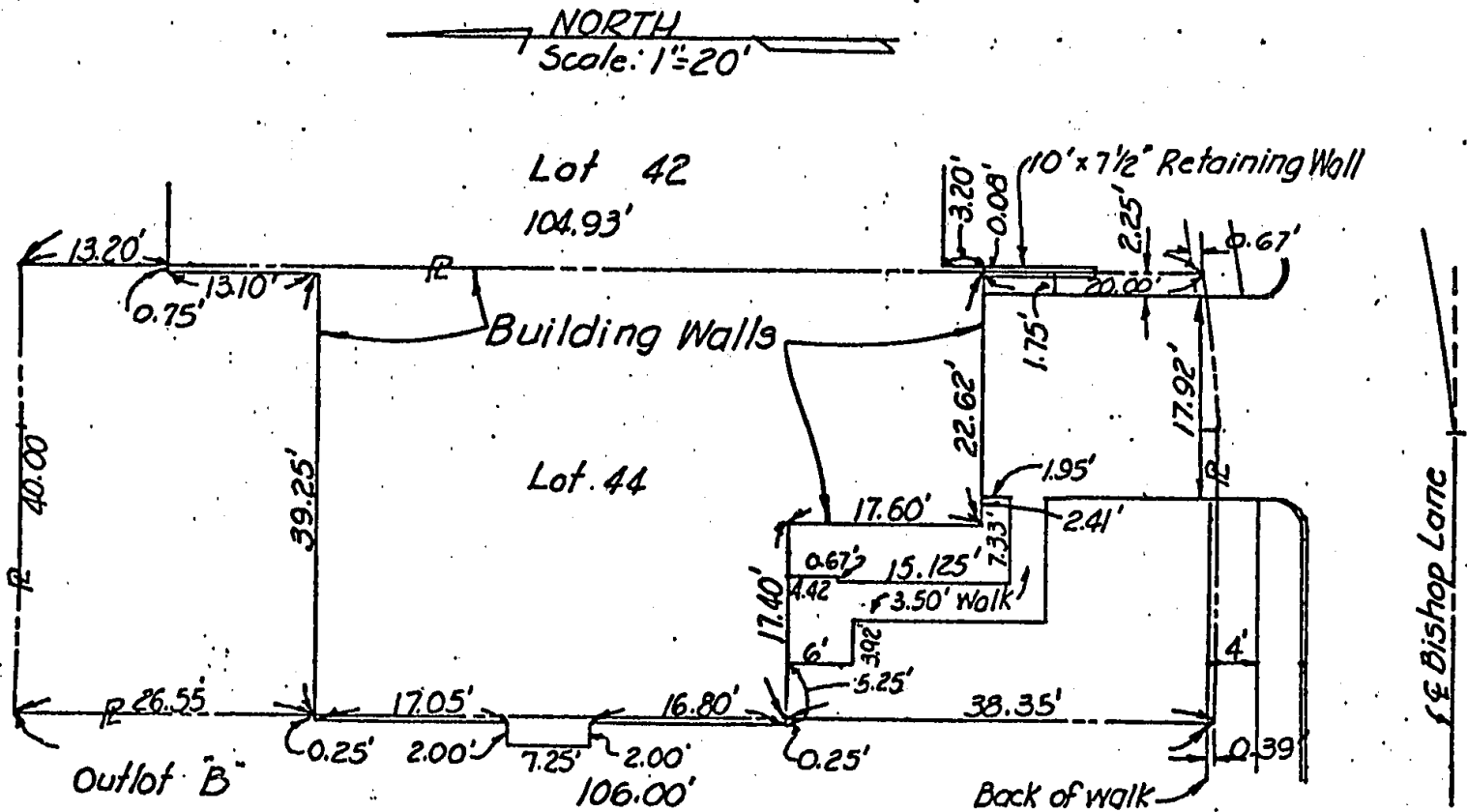
Page 2 of 2

Section 1 T.9. N, R.6. E of 6th P.M.

Survey No. (To be assigned by County Surveyor)

Date September 13 1974

Weather clear, cool



**Field Notes:**

Show descriptions of corners found and restored; distances chained; angles measured, if any; courses and bearings of irregular tracts surveyed; and ties taken to corners. Use reverse side if necessary.

The undersigned, a duly registered land surveyor under the laws of Nebraska, hereby certifies that the above drawing correctly reflects the location of the building standing on Lot 44, Bishop Square, a part of Lincoln, Lancaster County, Nebraska, with reference to the lot lines of said lot which are indicated by the sign "R" and the encroachment of a projection of said building into the common way reserved as part of Outlot B along the west side of said Lot 44, said projection being 2.00 feet by 7.25 feet.

INDEXED  
MICRO-FILED  
GENERAL

32-374  
-382  
-386 Mac

LANCASTER COUNTY NEBR.  
*Kenneth L. Ferguson*  
REGISTER OF DEEDS

1974 DEC 18 PM 3:20

ENTERED ON  
NUMERICAL INDEX  
FILED FOR RECORD AS:

INST. NO. 74-19776

Land Surveyor's Seal

#9-75

Signed this 4 day of DEC 1974

Name: *Carl W. Bodenstam*

Surveyor's license No. L.S. 248

