

10-13-83

BOOK 699 PAGE 418

Res. Blanket

RIGHT-OF-WAY EASEMENT

I, Bloomfield Townhomes Property Regime Owner(s)

of the real estate described below, and hereafter referred to as "Grantor(s)", in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the OMAHA PUBLIC POWER DISTRICT, a public corporation, its successors and assigns, referred to as "Grantee", a permanent right-of-way easement to install, operate, maintain, repair, replace and renew its electric facilities over, upon, above, along, under, in and across the following described real estate, to wit:

A parcel of land located in the Northeast Quarter (NE $\frac{1}{4}$) of Section Sixteen (16), Township Fifteen (15) North, range Twelve (12), East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows: Beginning at a point One Hundred Eighty feet (180.0') North and Four Hundred Sixty-nine and eight hundredths feet (469.08') West of the East Quarter (E $\frac{1}{4}$) corner of said Section Sixteen (16); thence N00°04'51"E, a distance of Four Hundred Ninety feet (490.0'); thence S89°58'29"E, a distance of Four Hundred Thirty-five and four tenths feet (435.4'); thence N00°00'00"W a distance of Three Hundred Eighteen feet (318.0') to a point on the South line of Meadowbrook Addition; thence N89°52'05"W, a distance of Four Hundred Thirty-four and ninety-six hundredths feet (434.96'); thence continuing along the South line of Meadowbrook Addition N89°48'09"W, a distance of Three Hundred Sixty feet (360.0'); thence S00°04'51"W, a distance of Five Hundred Twenty-one and eighty-one hundredths feet (521.81'); thence S12°26'09"E, a distance of One Hundred Sixty-nine and eighty-one hundredths (169.81'); thence S89°56'09"E, a distance of Eighty-nine and ninety-three hundredths feet (89.93'); thence S00°04'51"E, a distance of Seventy feet (70.0') thence S89°56'08"E, a distance of One Hundred Forty-three and three tenths feet (143.3'); thence S00°04'51"W, a distance of Fifty-two feet (52.0'); thence S89°56'09"E a distance of Ninety feet (90.0') and the point of beginning.

CONDITIONS:

- Where Grantee's facilities are constructed, Grantee shall have the right to survey, construct, reconstruct, relocate, alter, inspect, repair, replace, add to, maintain and operate, at any time, service lines, poles, wires, cables, crossarms, guys and anchors and other instrumentalities for the carrying and transmission of electric current for light, heat and power, including all services of the Grantee to the residence on the above described real estate, over, upon, along, above, under, in and across a strip of land Sixteen feet (16') in width, being Eight feet (8') on each side of the parallel to facilities as constructed by Grantee.
- The Grantee shall have the right of ingress and egress across the Grantor's property for any purpose hereinbefore granted. Such ingress and egress shall be exercised in a reasonable manner.
- Grantor, its heirs, successors or assigns, covenant that at no time will any buildings, structures, pipelines or other property, except walks or driveways be erected, constructed, used or placed on or below the surface of said land where Grantee's facilities have been constructed.
- Grantee shall restore the surface of the soil excavated for any purpose hereunder to the original contour thereof as near as may be and to repair or replace the surface of any walks or driveways which may have been disturbed for any purpose hereunder as near as may be
- It is further agreed Grantor has lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her/its/their heirs, executors, administrators, successors or assigns shall warrant and defend the same and will indemnify and hold harmless the Grantee forever against the claims of all persons whomsoever in any way asserting any right, title or interest prior to or contrary to this conveyance.

WITNESS my hand and Notarial Seal this 22 day of OCTOBER, 1983

ATTEST: BLOOMFIELD TOWNHOMES PROPERTY REGIME

By Bloomfield Townhomes, Inc., a Nebraska Non-Profit Corporation

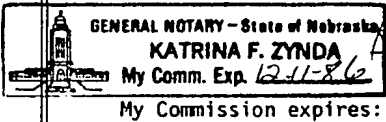
JAMES ROUBAL, President

ATTEST:

STATE OF Nebraska
COUNTY OF Douglas

On this 25th day of October, 19 83,
before me the undersigned, a Notary Public in and
for said County, personally came
James P. Roubal
President of Bloomfield Townhomes, Inc.
personally to me known to be the identical person(s)
who signed the foregoing instrument as grantor(s)
and who acknowledged the execution thereof to be
his voluntary act and deed for
the purpose therein expressed.

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



My Commission expires: 12/11/86

STATE OF
COUNTY OF

On this _____ day of _____, 19____,
before me the undersigned, a Notary Public in and
for said County and State, personally appeared

personally to me known to be the identical person(s)
and who acknowledged the execution thereof to be
_____ voluntary act and deed for
the purpose therein expressed.

Witness my hand and Notarial Seal the date above
written.

NOTARY PUBLIC

My Commission expires: _____

RETURN TO:
OMAHA PUBLIC POWER DISTRICT
1623 HARNEY ST. - RM. 401
OMAHA, NE 68102

38 *hail*

RECEIVED

1983 NOV -3 PM 1:27

C. MARSHALL OSTLER
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

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of Misc

Fee 10.00
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Stamped
16-15-12

16-15-12

Distribution Engineer Rokicki Date 10-31-83; Land & Facilities Management Elk Date 10/27/83.
Recorded in Misc. Book No. _____ at Page No. _____ on the _____ day of _____, 19 ____.
Section NE 16 Township 15 North, Range 12 East
Salesman Johnson Engineer Rokicki Est. # 8200954 W.O. # 6017

96 & NICHOLAS