



MISC 2006132408



NOV 20 2006 14:47 P 9

MISC
9 FEE 55.50 FC 05661
B 21 BKP C/O COM SB
DEL SCAN FV

March 21, 2006

JOINT UTILITY EASEMENT

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
11/20/2006 14:47:30.83



2006132408

CR Investments, Inc.

Owner(s) of the real estate described as follows, and hereafter referred to as "Grantor",

Lot Eleven (11), Thirteen (13), Fourteen (14), Seventeen (17), Twenty-four (24) and Twenty-five (25), Sixty-eight (68), Sixty-nine (69), Seventy (70), Seventy-three (73), Seventy-four (74), Seventy-five (75), Seventy-six (76), Seventy-nine (79), Eighty (80), Eighty-one (81), Eighty-two (82), Eighty-three (83), Eighty-four (84), Eighty-five (85), and Eighty-six (86), all in Canterbury Crossing, a subdivision as surveyed, platted and recorded in Douglas County, Nebraska.

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, Qwest Communications, and any other company which has been granted a franchise to provide a cable television system in the area to be subdivided, their successors and assigns, subject to matters of record, a permanent utility easement to erect, operate, maintain, repair, and renew poles, wires, cables, conduits and other related facilities, and to extend thereon wires or cables for the carrying and transmission of electrical current for light, heat and power and for the transmission of signals and sounds of all kinds including signals provided by a cable television system, and the reception on, over through, under and across the following described real estate, to wit:

(See attached Exhibits A thru G for sketch of utility easement areas.)

The Grantor hereby grants to said Utilities, their successors and assigns, the right, privilege and authority to clear all trees, roots, brush, and other obstructions from the surface and subsurface of said strip and to temporarily open any fences crossing said strip.

Grantor agrees that grade shall not be reduced more than One foot (1') in elevation without the prior approval of the District.

No permanent buildings or retaining walls shall be placed in the easement area, but the same may be used for gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or rights granted herein.

The Grantor covenants that he/they has/have lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her/their heirs, executors, administrators, successors and assigns shall warrant and defend the same and will indemnify and hold harmless the Utilities forever against the claims of all persons whomsoever in any way asserting any right, title or interest prior to or contrary to this conveyance.

IN WITNESS WHEREOF, the Owners(s) have executed this instrument this 6 day of November, 2006.
CR Investments, Inc. OWNERS SIGNATURE(S)

CHAD LARSEN VICE PRESIDENT

RETURN TO:
OMAHA PUBLIC POWER DISTRICT
% Land Rights 5E/EP2
444 South 16th Street Mail
Omaha, NE 68102-2247

CORPORATE ACKNOWLEDGMENT

STATE OF NEBRASKA

COUNTY OF DOUGLAS

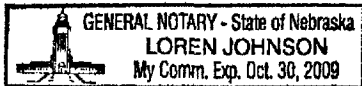
On this 6 day of November, 2006, before me the undersigned, a Notary Public in and for said County, personally came

Chad Larsen

Vice
President of CR Investments, 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 a voluntary act and deed for the purpose therein expressed.

Witness my hand and Notarial Seal the date above written.

Loren Johnson
NOTARY PUBLIC



INDIVIDUAL ACKNOWLEDGMENT

STATE OF

COUNTY OF

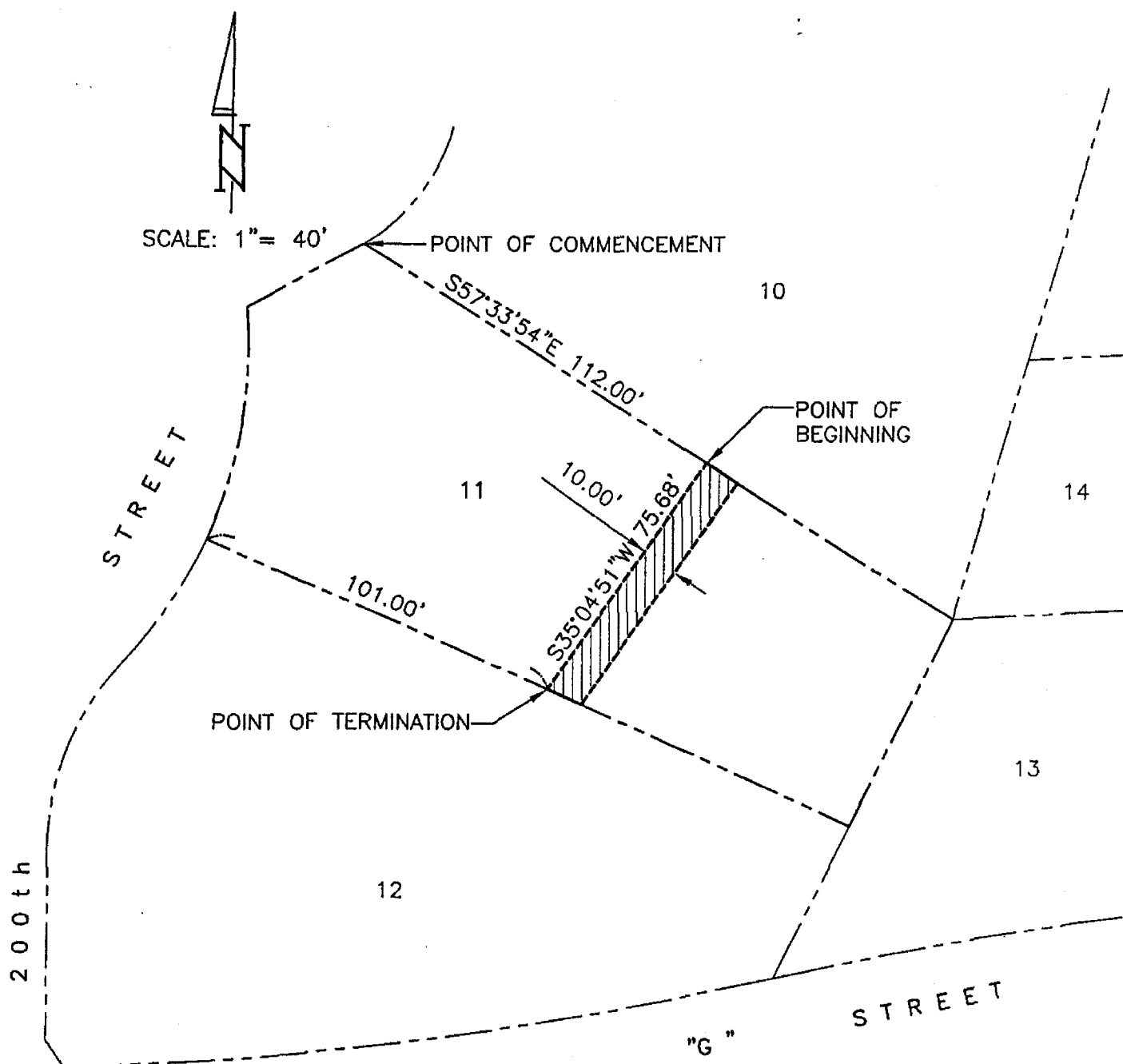
On this _____ day of _____, 2006, before me the undersigned, a Notary Public in and for said County and State, personally appeared

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

EXHIBIT "A"



LEGAL DESCRIPTION

A 10.00 FOOT WIDE STRIP OF LAND LYING WITHIN LOT 11, CANTERBERRY CROSSING, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, THE WESTERLY LINE OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING DESCRIBED AS FOLLOWS:

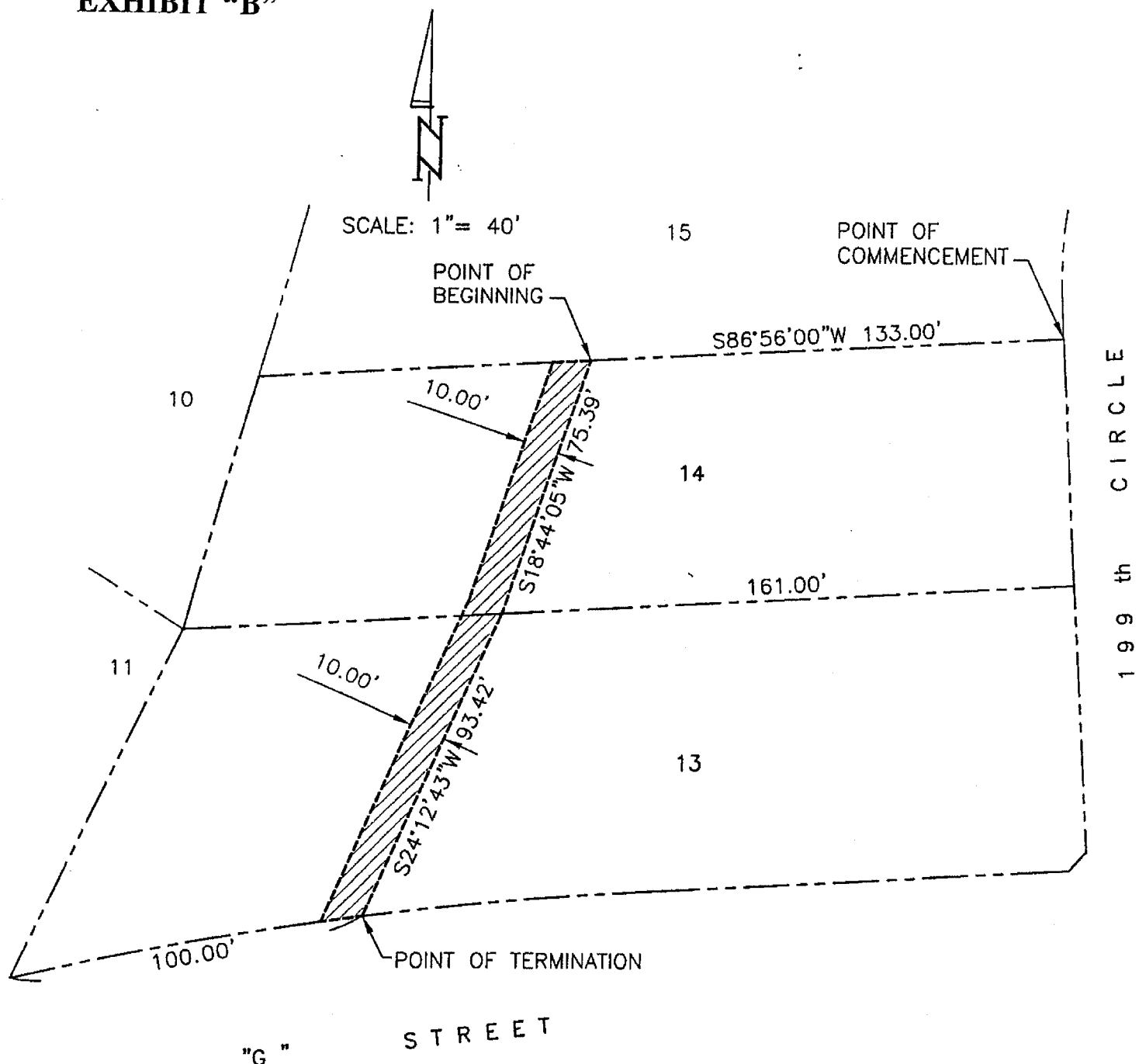
COMMENCING AT THE MOST NORTHERLY CORNER OF SAID LOT 11;

THENCE S57°33'54"E (ASSUMED BEARING) 112.00 FEET ON THE NORTHEAST LINE OF SAID LOT 11 TO THE POINT OF BEGINNING;

THENCE S35°04'51"W 75.68 FEET TO THE SOUTHWEST LINE OF SAID LOT 11 AND THE POINT OF TERMINATION, SAID POINT BEING 101.00 FEET FROM THE SOUTHWEST CORNER OF SAID LOT 11, WITH THE OUTER LIMITS OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING EXTENDED TO MEET THE NORTHEAST LINE OF SAID LOT 11.

SID 508 DOUGLAS COUNTY TD2 FILE NO.: 1345-104-EASEA DATE: FEB. 8, 2006
THOMPSON, DREESSEN & DORNER, INC., 10836 OLD MILL ROAD, OMAHA, NEBRASKA 68154, 402-330-8860

EXHIBIT "B"

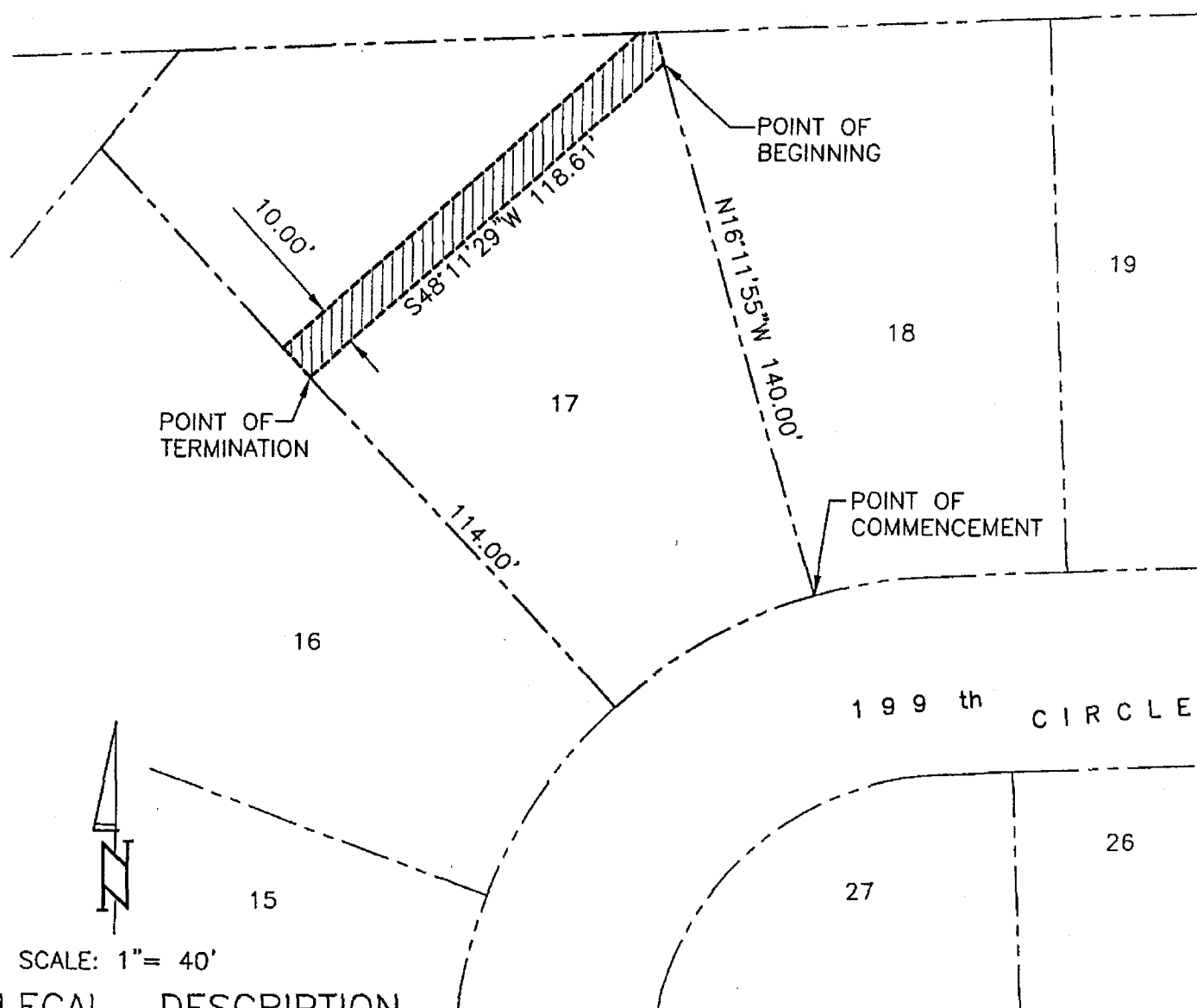


LEGAL DESCRIPTION

A 10.00 FOOT WIDE STRIP OF LAND LYING WITHIN LOTS 13 AND 14, CANTERBERRY CROSSING, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA THE EAST LINE OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 14; THENCE S86°56'00"W (ASSUMED BEARING) 133.00 FEET ON THE NORTH LINE OF SAID LOT 14 TO THE POINT OF BEGINNING; THENCE S18°44'05"W 75.39 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 14, SAID POINT BEING 161.00 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 14; THENCE S24°12'43"W 93.42 FEET TO THE SOUTH LINE OF SAID LOT 13 AND THE POINT OF TERMINATION, SAID POINT BEING AN ARC DISTANCE OF 100.00 FEET FROM THE SOUTHWEST CORNER OF SAID LOT 13, WITH THE OUTER LIMITS OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING EXTENDED TO MEET THE NORTH LINE OF SAID LOT 14 AND THE SOUTH LINE OF SAID LOT 13.

"F" STREET

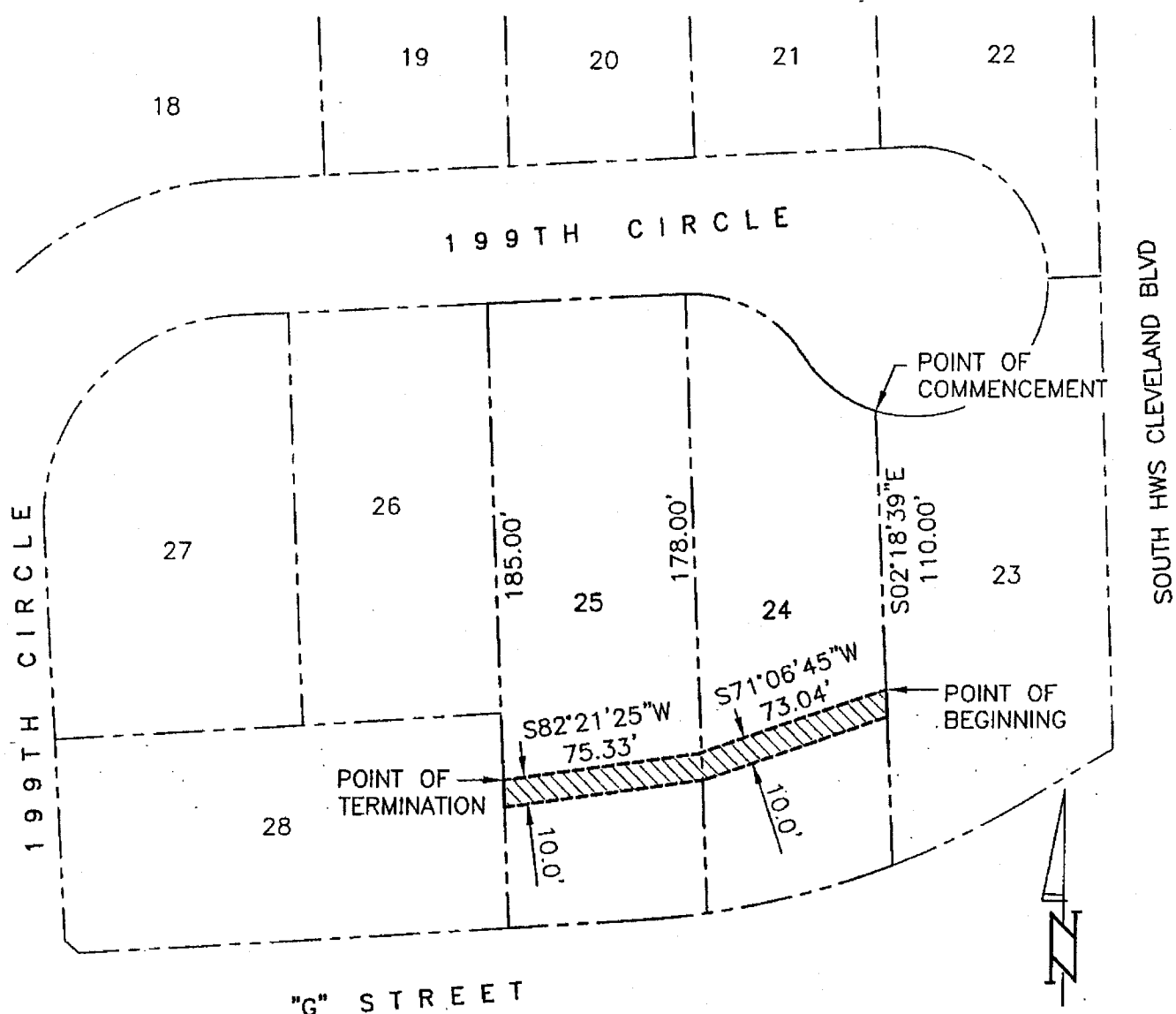
OUTLOT B



LEGAL DESCRIPTION

A 10.00 FOOT WIDE STRIP OF LAND LYING WITHIN LOT 17, CANTERBERRY CROSSING, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, THE SOUTHEASTERLY LINE OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 17;
THENCE N16°11'55"W (ASSUMED BEARING) 140.00 FEET ON THE EAST LINE OF SAID LOT 17 TO THE POINT OF BEGINNING;
THENCE S48°11'29"W 118.61 FEET TO THE SOUTHWEST LINE OF SAID LOT 17 AND THE POINT OF TERMINATION, SAID POINT BEING 114.00 FEET FROM THE SOUTHWEST CORNER OF SAID LOT 17, WITH THE OUTER LIMITS OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING EXTENDED TO MEET THE SOUTHWEST, EAST AND NORTH LINES OF SAID LOT 17.

EXHIBIT "D"



LEGAL DESCRIPTION

SCALE: 1"=60'

A 10.00 FOOT WIDE STRIP OF LAND LYING WITHIN LOTS 24 AND 25, CANTERBERRY CROSSING, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, THE NORTH LINE OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 24;

THENCE S02°18'39"E (ASSUMED BEARING) 110.00 FEET ON THE EAST LINE OF SAID LOT 24 TO THE POINT OF BEGINNING;

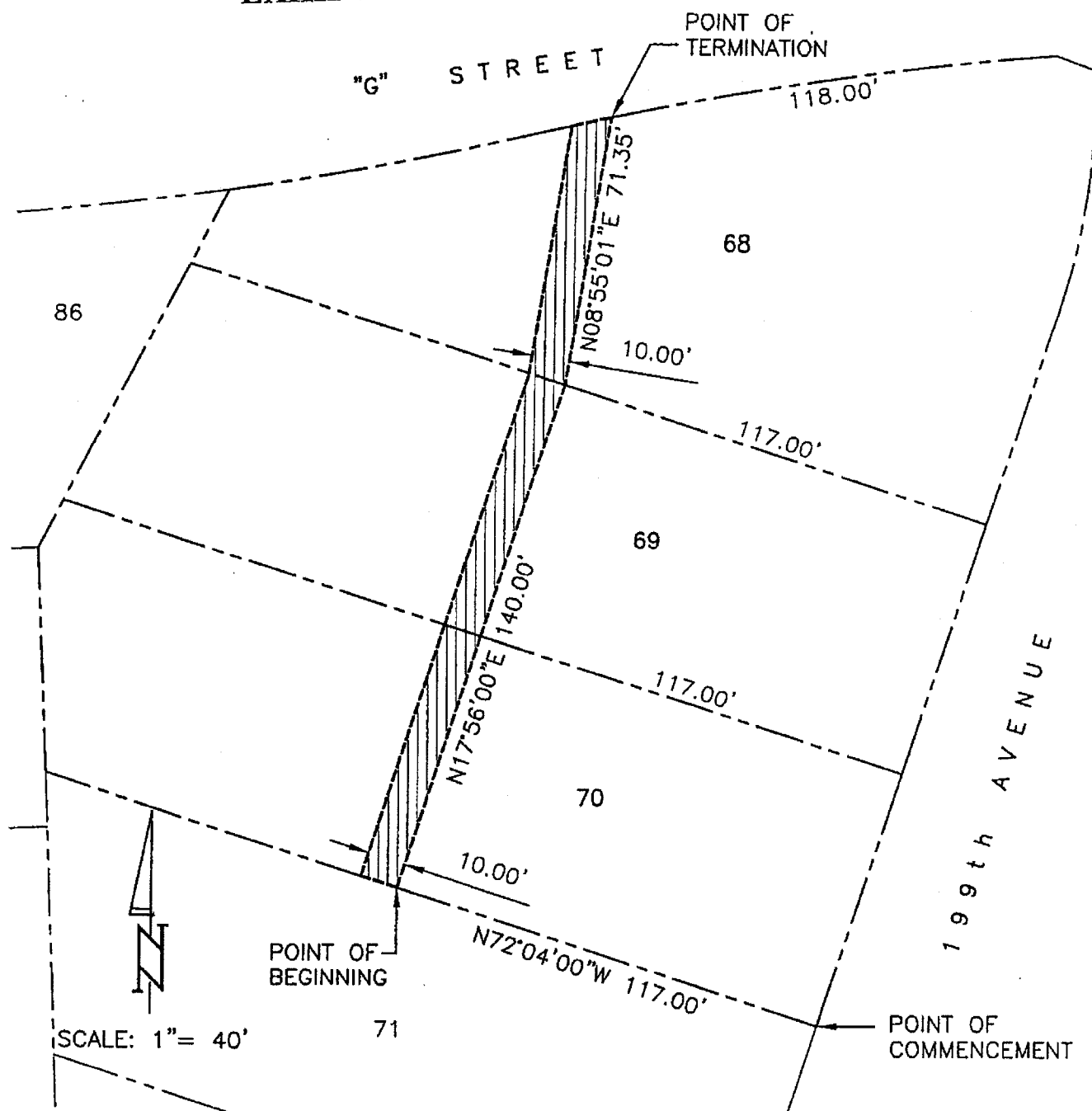
THENCE S71°06'45"W 73.04 FEET TO A POINT ON THE WEST LINE OF SAID LOT 24, SAID POINT BEING 178.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 24;

THENCE S82°21'25"W 75.33 FEET TO THE WEST LINE OF SAID LOT 25 AND THE POINT OF TERMINATION, SAID POINT BEING 185.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 25, WITH THE OUTER LIMITS OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING EXTENDED TO MEET THE EAST LINE OF SAID LOT 24 AND THE WEST LINE OF SAID LOT 25.

SID 508 (CANTERBERRY CROSSING) TD2 FILE NO.: 1345-104EASE DATE: FEB. 22, 2006

THOMPSON, DREESSEN & DORNER, INC., 10836 OLD MILL ROAD, OMAHA, NEBRASKA 68154, 402-330-8860

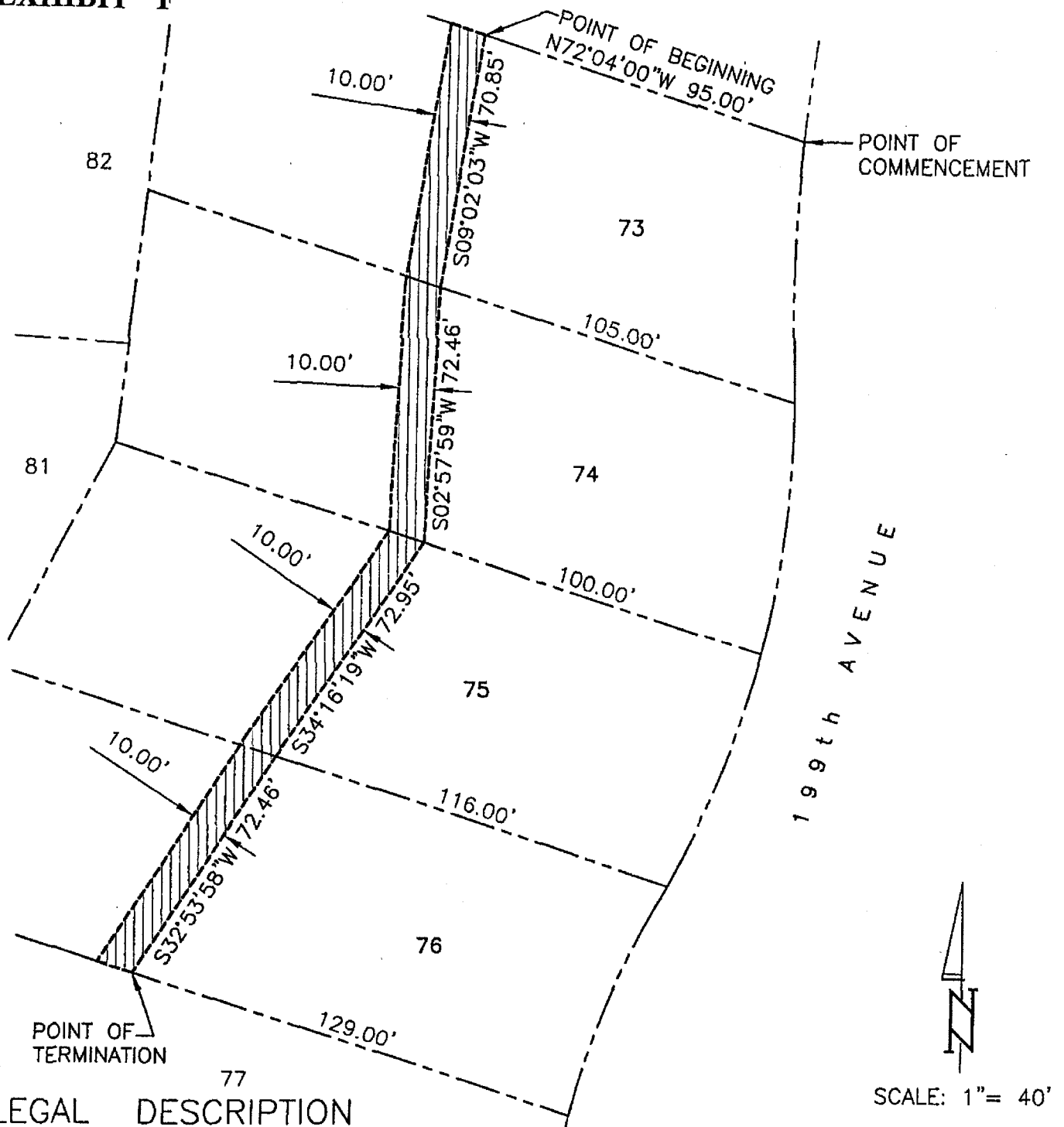
EXHIBIT "E"



LEGAL DESCRIPTION

A 10.00 FOOT WIDE STRIP OF LAND LYING WITHIN LOTS 68, 69 AND 70, CANTERBERRY CROSSING, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, THE EASTERLY LINE OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 70; THENCE N72°04'00"W (ASSUMED BEARING) 117.00 FEET ON THE SOUTH LINE OF SAID LOT 70 TO THE POINT OF BEGINNING; THENCE N17°56'00"E 140.00 FEET ON A LINE 117.00 FEET WEST OF AND PARALLEL WITH THE EAST LINES OF SAID LOTS 69 AND 70 TO THE NORTH LINE OF SAID LOT 69; THENCE N08°55'01"E 71.35 FEET TO THE NORTH LINE OF SAID LOT 68 AND THE POINT OF TERMINATION, SAID POINT BEING AN ARC DISTANCE OF 118.00 FEET FROM A NORTHEAST CORNER OF SAID LOT 68, WITH THE OUTER LIMITS OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING EXTENDED TO MEET THE SOUTH LINE OF SAID LOT 70 AND THE NORTH LINE OF SAID LOT 68.

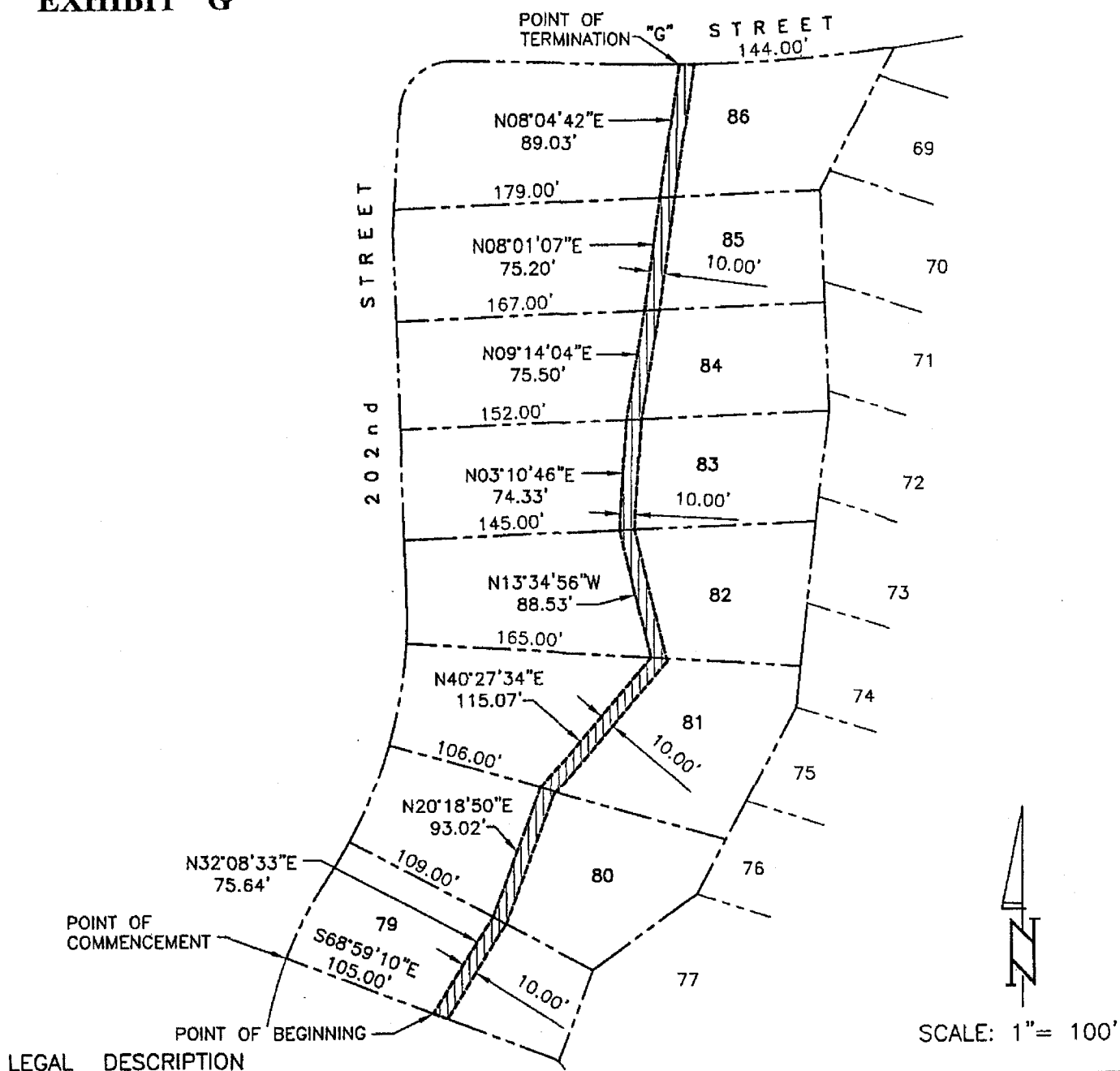
EXHIBIT "F"



LEGAL DESCRIPTION

A 10.00 FOOT WIDE STRIP OF LAND LYING WITHIN LOTS 73, 74, 75 AND 76, CANTERBERRY CROSSING, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, THE EASTERLY LINE OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 73; THENCE N72°04'00"W 95.00 FEET ON THE NORTH LINE OF SAID LOT 73 TO THE POINT OF BEGINNING; THENCE S09°02'03"W 70.85 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 73, SAID POINT BEING 105.00 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 73; THENCE S02°57'59"W 72.46 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 74, SAID POINT BEING 100.00 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 74; THENCE S34°16'19"W 72.95 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 75, SAID POINT BEING 116.00 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 75; THENCE S32°53'58"W 72.46 FEET TO THE SOUTH LINE OF SAID LOT 76 AND THE POINT OF TERMINATION, SAID POINT BEING 129.00 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 76, WITH THE OUTER LIMITS OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING EXTENDED TO MEET THE NORTH LINE OF SAID LOT 73 AND THE SOUTH LINE OF SAID LOT 76.

EXHIBIT "G"



LEGAL DESCRIPTION

A 10.00 FOOT WIDE STRIP OF LAND LYING WITHIN LOTS 79 THROUGH 86, CANTERBERRY CROSSING, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, THE WESTERLY LINE OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 79; THENCE S68°59'10"E (ASSUMED BEARING) 105.00 FEET ON THE SOUTH LINE OF SAID LOT 79 TO THE POINT OF BEGINNING; THENCE N32°08'33"E 75.64 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 79, SAID POINT BEING 109.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 79; THENCE N20°18'50"E 93.02 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 80, SAID POINT BEING 106.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 80; THENCE N40°27'34"E 115.07 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 81, SAID POINT BEING 165.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 81; THENCE N13°34'56"W 88.53 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 82, SAID POINT BEING 145.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 82; THENCE N03°10'46"E 74.33 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 83, SAID POINT BEING 152.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 83; THENCE N09°14'04"E 75.50 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 84, SAID POINT BEING 167.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 84; THENCE N08°01'07"E 75.20 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 85, SAID POINT BEING 179.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 85; THENCE N08°04'42"E 89.03 FEET TO THE NORTH LINE OF SAID LOT 86 AND THE POINT OF TERMINATION, SAID POINT BEING AN ARC DISTANCE OF 144.00 FEET FROM THE NORTHEAST CORNER OF SAID LOT 86, WITH THE OUTER LIMITS OF SAID 10.00 FOOT WIDE STRIP OF LAND BEING EXTENDED TO MEET THE SOUTH LINE OF SAID LOT 79 AND THE NORTH LINE OF SAID LOT 86.