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RICHARD N. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

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EASEMENT

TYRO FARMS, INC, herein called Grantor, hereby grants a perpetual easement appurtenant over the following real estate:

Referring to the Southwest Corner of the Southwest Quarter of the Southeast Quarter of Section 2, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, thence northerly a distance of 1112.55 feet along the west line of said quartersection to the point of beginning; thence north on the west line of said quarter section a distance of 200 feet; thence west 10 feet on a line parallel with the north line of the quarter section; thence south 200 feet on a line 10 feet west and parallel with the west line of said quarter section, thence 10 feet east on a line parallel with the north line of the quarter section to the point of beginning;

hereinafter referred to as the servient property:

This easement is granted for the benefit of the two dominant properties immediately east of the serviant property and no other property, more particularly described as Parcels 1 and 2 below:

Parcel 1 - "Norgard Property": Referring to the Southwest Corner of the Southwest Quarter of the Southeast Quarter of Section 2, Township 15 North, Range 10 East of the 6th P.M. Douglas County, Nebraska, thence northerly a distance of 1112.55 feet along the west line of said quartersection to the point of beginning; thence north on the west line of said quarter section a distance of 247.75 feet, said point being on the north line of the quarter section; thence East along the north line of said quarter section 330 feet; thence South on a line parallel with the West line of said quarter section a distance of 240.03 feet to a point on the north right of way line of Nebraska Highway 64; thence West along the right of way line of Nebraska Highway 64 a distance of 330 feet to the point of beginning, except that portion deeded to the State of Nebraska at Book 1636, Page 58, in the Register of Deeds Office of Douglas County, Nebraska.

Parcel 2 - "Donovan Property": Tax Lot 2 of the Southwest Quarter of Southeast Quarter of Section 2, Township 15 North, Range 10, East of the 6th P.M., in Douglas County, Nebraska, except that portion identified above as Parcel 1, and except the east 549.6 feet irregular parcel deeded to James F. and Sharon Perchal and recorded at Book 1880, Page 505, in the Register of Deeds Office for Douglas County, Nebraska, and except that portion previously deeded to the State of Nebraska for highway purposes.

Grantor does hereby covenant and agree with the Grantees and their successors and assigns that at the time of the execution and delivery of this easement, Grantor is lawfully seized of the real estate described as the servient property; that the Grantor has good right and lawful authority to grant said easement; and that the

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Grantor further hereby covenants to warrant and defend said easement against the lawful claims of all persons whomsoever.

The purpose of said easement is unlimited and is for ingress and egress to the dominate property.

IN WITNESS WHEREOF, the Grantor herein, a Nebraska Corporation, for itself and its successors and assigns, had lawfully directed an officer of the corporation to execute this easement on this 31st day of ~~April~~^{July}, 1998.

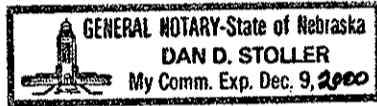
Francis L. Bruhn, Pres
For Tyro Farms, Inc.

State of Nebraska)
) ss.
County of Douglas)

~~April~~^{July} Subscribed and sworn to before me this 31st day of ~~April~~, 1998, by Francis Bruhn, President of Tyro Farms, Inc., known to me personally, who acknowledged same as her free and voluntary act and deed.

Dan D. Stoller

Notary Public



RETURN TO DAN STOLLER
Box 622
ECKHORN, NE 68022