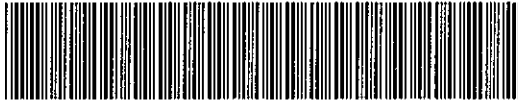




BK 1350 PG 001-003



MISC 2000 11613

Nebr Doc
Stamp Tax

Date

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By

RICHARD N. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

00 AUG 30 PM 1:19

RECEIVED

**THIS PAGE INCLUDED FOR INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT**

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3
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FEE *130* FB *63-23680*
BKP *NA-2725* C/O *COMP*
DEL *SCAN* *de* *FV*

RETURN: John Dickerson
Investors Realty
11301 Davenport
Omaha NE 68154

✓ 002228
- 002230

STORM DRAIN EASEMENT

The undersigned owner of the real estate described below (hereinafter referred to as "Owner") hereby grants and conveys to Insurance Properties, Inc., owner of Lot 24, Maple Heights, an addition to the City of Omaha, Douglas County, Nebraska, (hereinafter referred to as "Grantee"), and its successors and assigns, in consideration of One Dollar (\$1.00) received from the Grantee and of the agreements stated below, an easement for ingress and egress to install, construct, maintain, replace, and remove a storm drain system on the western ten feet of Owner's property to connect to Owner's storm drain and City storm sewer as the Grantee may from time to time require. Said storm drain system will be constructed and maintained in such a manner as to protect Owner's property from damages caused by the installation and use of said storm drain. Grantee may enter Owner's property as may be required to exercise the rights herein granted upon, under, across, over and through the following legally described real estate located in the County of Douglas, State of Nebraska, the description of which follows:

A portion of Lot 24 in Maple Heights Addition, an addition to the City of Omaha, more particularly described as follows: Beginning at the Southeast corner of said Lot 24; thence on a bearing of North 6 47' 22" East, a distance of 210 feet; thence on a bearing of North 83 12' 38" West, a distance of 244.9 feet; thence on a bearing South 6 47' 22" West, a distance of 159.9 feet to the Northerly ROW line of West Maple Road; thence on a bearing South 71 39' East, along the Northerly ROW line of West Maple Road, a distance of 250 feet to the point of beginning, being located within the East ½ of the NE ¼ of Section 8, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska. The East line of said Section 8 is assumed to bear due North & South.

By acceptance of this Easement by Grantee, Grantee, its successors and assigns, agrees to install and maintain all improvements designed for water drainage sufficient so as to not interfere with Owner's present normal usage of the land, and to make best efforts to prevent damage to Owner's property arising from the Grantee's exercise of the rights herein granted.

Grantee shall be responsible for all damage caused to Grantor, or other persons, arising from Grantee's exercise of the rights and privileges herein granted.

The Grantor reserves the right to occupy, use, and cultivate said easement for all purposes not inconsistent with the rights herein granted.

The rights, conditions, and provisions of this easement shall inure to the benefit of and be binding upon the heirs, executors, administrators, successors, and assigns of the respective parties hereto.

Signed this 7 day of July, 2000.

Robert Pazderka
Owner - President of NAPMAR INC

ACKNOWLEDGEMENTS

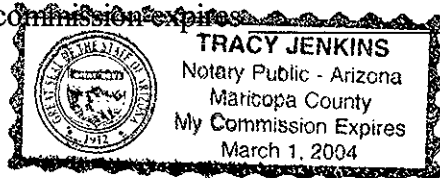
STATE OF Arizona) ss.
COUNTY OF Maricopa

The foregoing instrument was acknowledged before me this 7 day of July, 2000, by Robert Pazderka as President of NAPMAR, INC., a Florida Corporation, Owner.

WITNESS my hand and official seal.

Tracy Jenkins
Notary Public

My commission expires



LEGAL DESCRIPTION

Lot 24, Maple Heights, an addition to the City of Omaha, Douglas County, Nebraska, EXCEPT that part particularly described as follows:

Beginning at the Southeast corner of said Lot 24; Thence on a bearing of North 06°47'22" East, a distance of 210.00 feet; Thence on a bearing of North 83°12'38" West, a distance of 244.9 feet; Thence on a bearing of South 06°47'22" West, a distance of 159.9 feet; Thence on a bearing of North 83°12'38" East, a distance of 250.00 feet, to the point of beginning.

Note: The East line of Section 8, Township 15 North, Range 12 East of the 6th P.M. in Douglas County, Nebraska, is assumed to bear due North and South.

NOTE: Legal description as provided by First American Title Insurance Company, dated November 23, 1994 at 8:00 A.M., Commitment No. 194-11861.

