



BK 0946 PG 081



MISC 1990 22156

THIS PAGE INCLUDED FOR  
INDEXING  
PAGE DOWN FOR BALANCE OF INSTRUMENT

*l*

October 30, 1990

RIGHT-OF-WAY EASEMENT

I, Stephen M. Dunn, Sole Proprietor of W S Properties Owner(s)  
We, of the real estate described as follows, and hereafter referred to as "Grantor",

BOOK **946** PAGE **81**

Lot Eleven (11) and the East Fifteen and Thirty Eight One  
Hundreds Feet (E 15.38') of Lot Ten (10), Wiesman Executive  
Plaza 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, a public corporation, its successors and assigns  
referred to as "Grantee", a permanent right of way easement with rights of ingress and egress thereto, to  
construct, operate, maintain, replace and remove its underground electric facilities, consisting of cables, wires,  
conduits, manholes, drains, splicing boxes and other appurtenances, upon, over, along and under the following  
described real estate, to wit:

See reverse side hereof for drawing of easement area.

CONDITIONS: The Grantor hereby grants to the District, its 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. The Grantor understands that a single  
pole and appurtenances may be used to provide service to this property.

In granting this easement, it is understood that said cables shall be buried below plow depth in order to not  
interfere with the ordinary cultivation of the strip. Damages to fences and growing crops arising from the  
construction and maintenance of the aforesaid system shall be paid for by the District.

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 District 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 parties hereto have signed their names and caused the execution of this instrument  
this 10 day of November, 19 90.

*Stephen M. Dunn* Trustee  
DBA W.S. Properties.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Distribution Engineer *RLJ* Date 11-21-90

Property Management *JBR* Date 11-19-90

Section SW 33 Township 16 North, Range 12 East

Salesman Wilkins Engineer Wilkins Est. # 900180201 W.O. # 7285

*Misc*  
*225122*  
*H 95122*

RECEIVED  
Nov 29 1 02 PM '90  
GEORGE J. BUGLEWICZ  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

BK 946 N \_\_\_\_\_ C/O \_\_\_\_\_ FEE 11.00  
PG 81-82 N 90-577 DEL HT MC We  
OF Misc COMP. J F/B 00-43725

CORPORATE ACKNOWLEDGEMENT

INDIVIDUAL ACKNOWLEDGEMENT

STATE OF MISSOURI

STATE OF \_\_\_\_\_

COUNTY OF JACKSON SS: PLATTE

COUNTY OF \_\_\_\_\_

On this 10 day of NOVEMBER, 19 90, before me the undersigned, a Notary Public in and for said County, personally came \_\_\_\_\_

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

STEPHEN D. DUNA, SOLE PROPRIETOR  
President of LUS PROPERTIES

\_\_\_\_\_

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.

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 at PLU OFFICE in said County the day and year last above written.

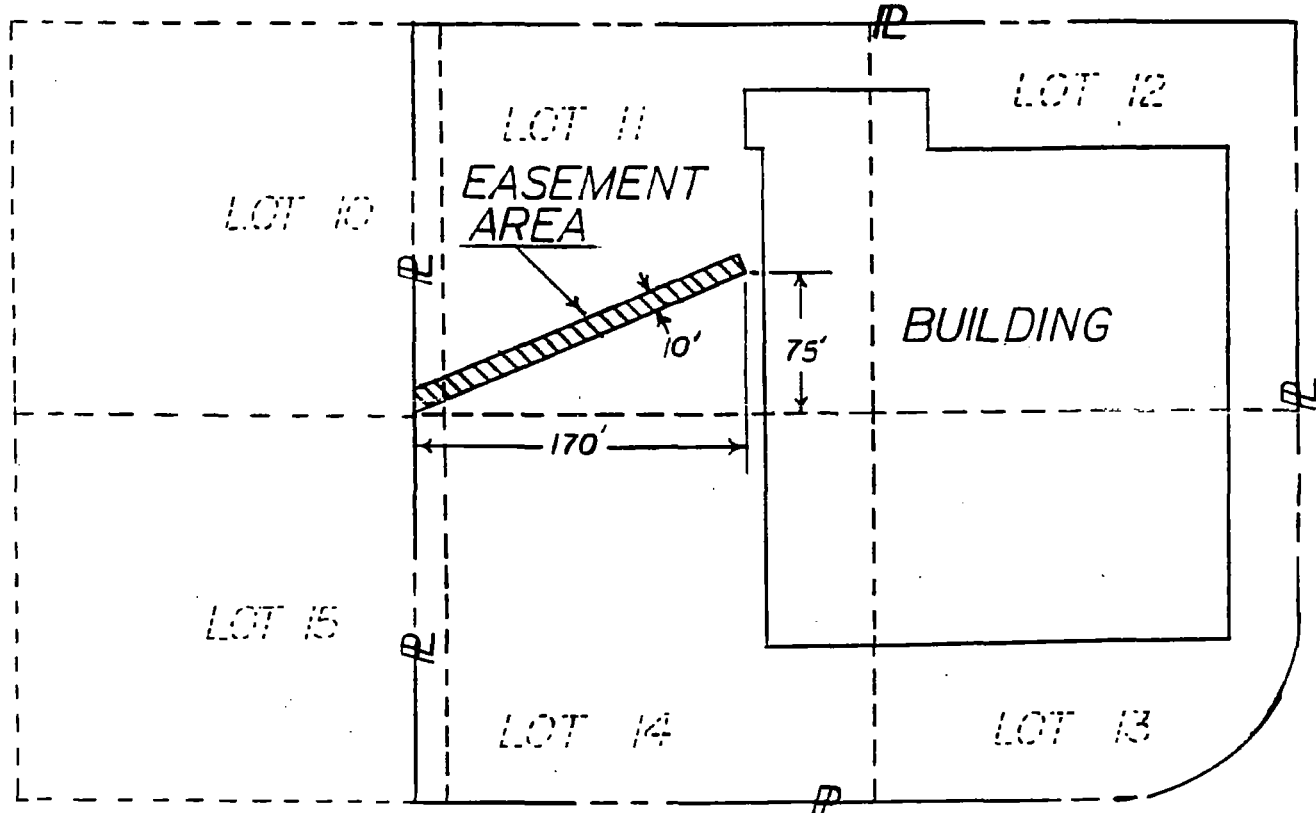
Witness my hand and Notarial Seal the date above written.

*Michelle R. Paul*  
NOTARY PUBLIC

\_\_\_\_\_  
NOTARY PUBLIC

MICHELLE R. PAUL  
NOTARY PUBLIC STATE OF MISSOURI  
PLATTE COUNTY  
MY COMMISSION EXP JULY 20, 1994

CROWN POINT AVE.



RETURN TO:  
OMAHA PUBLIC POWER DISTRICT  
% Real Estate Division  
440 North 10th Street Mall  
Omaha, NE 68102-2247