

FILED SARPY CO. NE.
INSTRUMENT NUMBER
2004 - 26958
2004 JUL 15 A 11:10 AM
Glenn J. Dowling
REGISTER OF DEEDS

COUNTER PL C.E. AM
VERIFY PL D.E. AM
PROOF PL
FEES \$ 20.50
CHECK# 20390
CHG _____ CASH _____
REFUND _____ CREDIT _____
SHORT _____ NCR _____

PERMANENT
AND
TEMPORARY CONSTRUCTION
EASEMENTS AND RIGHTS-OF-WAY

THIS INDENTURE, made this 9th day of July, 2004
between STEFAN S. VAIDA and JULIA VAIDA, husband and wife, ("Grantors"), and
METROPOLITAN UTILITIES DISTRICT OF OMAHA, a Municipal Corporation and
Political Subdivision, ("Grantee"),

WITNESS:

That Grantors, in consideration of the sum of Two Dollars (\$2.00) and other
valuable consideration, receipt of which is hereby acknowledged, do hereby grant to
Metropolitan Utilities District of Omaha, its successors and assigns, a permanent
easement and right-of-way to lay, maintain, operate, repair, relay and remove, at any
time, pipelines for the transportation of water and all appurtenances thereto, including,
but not limited to, 24-inch round iron covers, hydrants, roadway boxes, and pipeline
makers, and a temporary easement for construction purposes, together with the right of
ingress and egress on, over, under and through lands described as follows:

PERMANENT EASEMENT

A tract of land in Lake Ridge Estates, a subdivision, as
surveyed, platted and recorded in Sarpy County, Nebraska
and being described as follows:

TRACT 1

Commencing at the SW corner of Lot 95, Lake Ridge
Estates, a subdivision as surveyed, platted and recorded in
Sarpy County, Nebraska, thence N00°00'00"W (assumed
bearing) along the east right-of-way line of 168th Street a
distance of 30 feet to Point of Beginning #1; thence
continuing N00°00'00"W (assumed bearing) along the east
right-of-way line of 168th Street a distance of 347 feet;
thence N45°00'00"E a distance of 116 feet; thence
N00°00'00"W on a line parallel to the east right-of-way line of
168th Street a distance of 113 feet; thence N79°08'08"E
along the north property line of Lot 95 a distance of 20 feet;
thence S00°00'00"E (assumed bearing) on a line parallel to
the east right-of way line of 168th Street a distance of 125
feet; thence S45°00'00"W a distance of 125 feet; thence
S00°00'00"E (assumed bearing) on a line parallel to the east
right-of way line of 168th Street a distance of 333 feet; thence
S89°42'49"W on a line parallel to the south property line of
Lot 95 a distance of 15 feet to Point of Beginning #1.

This permanent easement contains 0.22 of an acre, more or
less, and is shown on the drawing attached hereto and made
a part hereof by this reference.

Return to Susan Hagan
M.U.D.
1723 Harney Street
Omaha, NE 68102

26958

A

TEMPORARY CONSTRUCTION EASEMENT

Tracts of land in Lake Ridge Estates, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska and being described as follows:

TRACT 2

Commencing at the SW corner of Lot 95, Lake Ridge Estates, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska, thence N00°00'00"W (assumed bearing) along the east right-of-way line of 168th Street a distance of 30 feet; thence N89°42'49"E on a line parallel to the south property line of Lot 95 a distance of 15 feet to Point of Beginning #2; thence N00°00'00"W (assumed bearing) on a line parallel to the east right-of-way line of 168th Street a distance of 333 feet; thence N45°00'00"E a distance of 125 feet, thence N00°00'00"W (assumed bearing) on a line parallel to the east right-of-way line of 168th Street a distance of 125 feet; thence N79°08'08"E along the north property line of Lot 95 a distance of 20 feet; thence S00°00'00"E (assumed bearing) on a line parallel to the east right-of-way line of 168th Street a distance of 152 feet; thence S45°00'00"W a distance of 108 feet; thence S00°00'00"E a distance of 320 feet; thence S89°36'40"W on a line parallel to the south property line of Lot 95 a distance of 30 feet to Point of Beginning #2.

TRACT 3

Commencing at the SW corner of Lot 95, Lake Ridge Estates, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska, thence N00°00'00"W (assumed bearing) along the east right-of-way line of 168th Street a distance of 377 feet to Point of Beginning #3; thence continuing N00°00'00"W (assumed bearing) along the east right-of-way line of 168th Street a distance of 98 feet; thence N89°36'40"E along the north property line of Lot 95 a distance of 63 feet; thence S00°00'00"E (assumed bearing) on a line parallel to the east right-of-way line of 168th Street a distance of 16 feet; thence S45°00'00"W a distance of 116 feet to Point of Beginning #3.

This temporary construction easement contains 0.48 of an acre, more or less, and is shown on the drawing attached hereto and made a part hereof by this reference.

TO HAVE AND TO HOLD said Permanent and Temporary Construction Easements and Rights-of-Way to Grantee, Metropolitan Utilities District of Omaha, its successors and assigns.

1. The Grantors and their successors and assigns shall not at any time erect, construct or place on or below the surface of the permanent easement any building or structure, except pavement or a similar covering, and shall not permit anyone else to do so, and, with respect to the temporary construction easement, the same prohibitions apply during the effective period of this temporary conveyance, which effective period shall commence upon the date of execution hereof and cease after completion of the project and restoration work contemplated herein.

2. The Grantee shall restore the soil excavated for any purpose hereunder, as nearly as is reasonably possible to its original contour within a reasonable time after the work is performed.

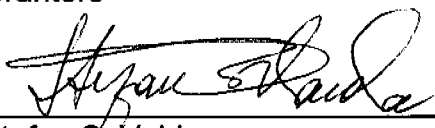
B

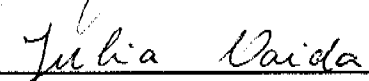
3. Nothing herein shall be construed to waive any right of Grantors or duty and power of Grantee respecting the ownership, use, operations, extensions and connections to any pipeline constructed and maintained hereunder.

4. The Grantors are the lawful possessor of this real estate; have good, right and lawful authority to make such conveyance; and Grantors and their successors and assigns shall warrant and defend this conveyance and shall indemnify and hold harmless Grantee forever against claims of all persons asserting any right, title or interest prior to or contrary to this conveyance.

IN WITNESS WHEREOF, Grantors execute these Permanent and Temporary Easements and Rights-of-Way to be signed on the above date.

STEFAN S. VAIDA and JULIA VAIDA,
Husband and Wife,
Grantors



Stefan S. Vaida


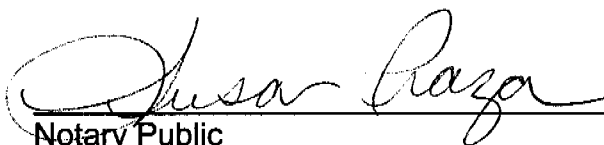
Julia Vaida

ACKNOWLEDGMENT

STATE OF NEBRASKA)
) ss
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on July 9, 2004,
by STEFAN S. VAIDA.





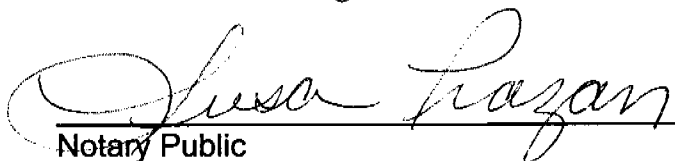
Notary Public

ACKNOWLEDGMENT

STATE OF NEBRASKA)
) ss
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on July 9, 2004,
by JULIA VAIDA.





Notary Public

