

FILED SARP COUNTY, NE.
INSTRUMENT NUMBER
2009-11738

2009 APR 24 P 2:43 PM

Glenn J. Hensley
REGISTER OF DEEDS

COUNTER ah C.E. ah
VERIFY ah D.E. LM
PROOF P
FEES \$ 15.50
CHECK # _____
NO TD CASH _____
REFUND _____ CREDIT _____
SHORT _____ NBR _____

PERPETUAL EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

THAT CENTCD 76, LLC, a Nebraska limited liability company, (hereinafter referred to as "Grantor"), for and in consideration of the sum of Ten and no/100ths Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged, does hereby grant and convey unto **SANITARY AND IMPROVEMENT DISTRICT NO. 59 OF SARP COUNTY, NEBRASKA**, a Municipal corporation, (hereinafter referred to as "Grantee"), its successors and assigns (including the City of La Vista upon its annexation of Grantee), a perpetual easement and connection right over, under, on and across that real estate in Sarpy County, Nebraska, more particularly described on **Exhibit "A"** attached hereto and incorporated herein by this reference.

The scope and purpose of said easement is for the use, construction, repair, maintenance, replacement, and renewal of a sanitary sewer pipe line, including all necessary manholes and other related appurtenances, and the transmission through said sewers of sanitary sewer discharge. The Grantee and its contractor and engineers shall have full right and authority to enter upon said easementway in order to perform any of the acts and functions described within the scope and purposes of such easement.

By accepting and recording this perpetual easement grant, said Grantee, agrees to make good or cause to be made good to the owner or owners of the property in which same are constructed, any and all damage that may be done by reason of construction, alterations, maintenance, inspection, repairs, or reconstruction in the way of damage to trees, grounds, or other improvements thereon, including crops, vines, and gardens. Grantor reserves the right, following construction of said sewer and appurtenances thereto, to continue to use the surface of the easement strip conveyed hereby for other purposes, such as parking lots and driveways, subject to the right of the Grantee to use the same for the purposes herein expressed. Provided, however, that no building or other structure or improvement shall be built within the permanent easement area by Grantor, their successors or assigns, which will in anyway interfere with the scope and purpose of this easement or Grantee's ability to perform its rights granted hereunder. This easement runs with the land.

A

Grantor herein, for themselves and their successors and assigns, hereby covenant and agree with the said Grantee and its successors and assigns that at the time of the execution and delivery of these presents, Grantor is lawfully seized of said premises; that Grantor has good right and lawful authority to grant said perpetual sanitary sewer easement; and Grantor further hereby covenants to warrant and defend said easement way against the lawful claims of all persons whomsoever.

This instrument shall be binding on the successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, the Grantor herein, for itself, its successors and assigns, has caused the due execution hereof as of the 10th day of April, 2009.

CENTCD 76, LLC
A Nebraska Limited Liability Company

By: [Signature]

Title: President

STATE OF Nebraska)
) ss.
COUNTY OF Douglas)

The foregoing instrument was acknowledged before me this 10th day of April, 2009, by Ray Trimble, President of CENTCD 76, LLC, a Nebraska Limited Liability Company, on behalf of said company.



[Signature]
Notary Public

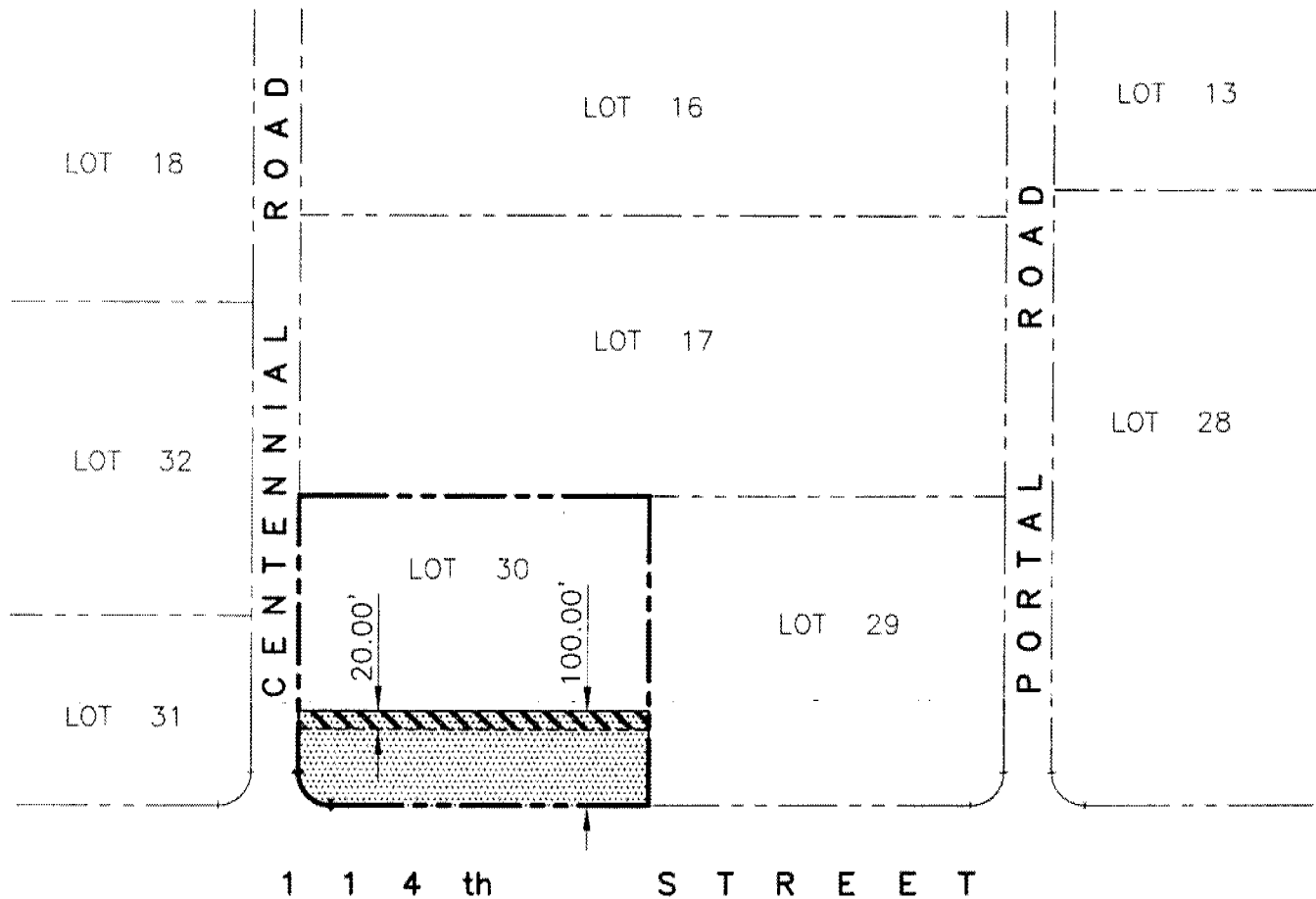
RETURN TO:

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Thompson, Dreessen & Dörner, Inc.
10836 Old Mill Road
Omaha, NE 68154

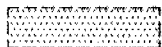
TD² File No. 872-131-Lot 30

2009-11738 B

BROOK VALLEY II BUSINESS PARK



PROPOSED SANITARY SEWER EASEMENT



EXISTING PETROLEUM PIPELINE EASEMENT



SCALE: 1"= 200'

LEGAL DESCRIPTION

THE WEST 20.00 FEET OF THE EAST 100.00 FEET OF LOT 30, BROOK VALLEY II BUSINESS PARK, A SUBDIVISION IN SARPY COUNTY, NEBRASKA.

EXHIBIT "A"