

13060

A G R E E M E N T

WHEREAS, all of the stock of Lincoln Development Company, Inc., a Nebraska corporation, whose business address is 210 Sharp Building, Lincoln, Nebraska, is owned by W. K. Realty Company, Inc., a Delaware corporation, whose business address is 210 Sharp Building, Lincoln, Nebraska; and

WHEREAS, Lincoln Development Company, Inc. owns a ninety-nine year lease, expiring in 2048, on Lots 7, 8, 9 and 10, Block 65, Original Town of Lincoln, Nebraska, on which is located the Car Park Garage at 13th and "M" Streets, Lincoln, Nebraska; and

WHEREAS, W. K. Realty Company, Inc. owns the Sharp Building, 206 South 13th Street, Lincoln, Nebraska, legally described as the West 10 Feet of Lot 4, and all of Lots 5 and 6, Block 65, Original Town of Lincoln, Nebraska.

NOW, THEREFORE, it is agreed between said corporations as follows:

1. That a new heating plant will be installed by W. K. Realty Company, Inc. in the Sharp Building, which heating plant shall be of adequate size and capacity to provide heat for both the Sharp Building and the Car Park Building.

2. That W. K. Realty Company, Inc. will furnish heat on a continuing basis in adequate amounts to the Car Park Building, break-downs and temporary interruptions beyond the control of W. K. Realty Company, Inc. excepted, for which Lincoln Development Company, Inc. shall pay a reasonable consideration.

3. This agreement shall be binding upon the parties hereto and any subsequent owners of the aforescribed real estate of W. K. Realty Company, Inc., and aforescribed leasehold interest of Lincoln Development Company, Inc., and may not be amended or terminated without the consent of State Federal Savings and Loan Association, or its assignee, for so long as said Savings and Loan Association, or its assignee, holds a mortgage on the leasehold interest of Lincoln Development Company, Inc.

4. This Agreement shall be signed by an officer of each

corporation with power to sign such document.

R. O. Byington
Witness

W. K. Kimball
President, Lincoln Development
Company, Inc.

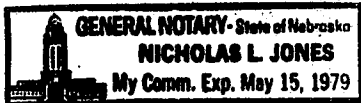
R. O. Byington
Witness

W. K. Kimball
President, W. K. Realty
Company, Inc.

STATE OF Nebraska }
Lancaster County } ss.

On this 15 day of August, 1975, before me, the undersigned, a Notary Public in and for said County, personally came C. C. Kimball, President of Lincoln Development Company, Inc., personally known to be the President and the identical person whose name is affixed to the above Agreement, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of the said Lincoln Development Company, Inc., and that the Corporate Seal of the said Lincoln Development Company, Inc. was thereto affixed by its authority.

Witness my hand and Notarial Seal at Lincoln, in said county the day and year last above written.



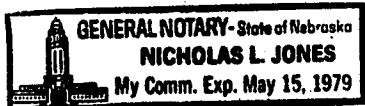
Nicholas Jones
Notary Public

My Commission expires: May 15, 1979

STATE OF Nebraska }
Lancaster County } ss.

On this 15 day of August, 1975, before me, the undersigned, a Notary Public in and for said County, personally came C. C. Kimball, President of W. K. Realty Company, Inc., personally known to be the President and the identical person whose name is affixed to the above Agreement, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of the said W. K. Realty Company, Inc., and that the Corporate Seal of the said W. K. Realty Company, Inc. was thereto affixed by its authority.

Witness my hand and Notarial Seal at Lincoln, in said county the day and year last above written.



Nicholas Jones
Notary Public

My Commission expires: May 15, 1979

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LANCASTER COUNTY NEBR.
Kenneth L. Targerson
REGISTER OF DEEDS

1975 AUG 15 PM 3:06

ENTERED ON
NUMERICAL INDEX
FILED FOR RECORD AS:

\$6.25

INST. NO. 75-13060