

24-15-12

W02296

I, PARAMOUNT FURNITURE & APPLIANCE INC. Owner(s)

of (agent for) the real estate described as follows: The East Three Hundred Sixty-three feet (363') of the West Four Hundred Three feet (403') of the North One Hundred Forty feet (140') of the South Five Hundred Fifty feet (550') of the Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4) of Section Twenty-four (24), Township Fifteen (15) North, Range Twelve (12), East of the 6th P.M., Douglas County, Nebraska.

In consideration of the sum of One Dollar (\$1.00), receipt of which is hereby acknowledged, do hereby grant to the OMAHA PUBLIC POWER DISTRICT, its successors and assigns, and the NORTHWESTERN BELL TELEPHONE COMPANY, its successors and assigns, a permanent easement, with rights of ingress and egress thereto, to install, operate, maintain, repair, replace and renew its underground electric and telephone facilities over, upon, along and under the following described real estate, to wit:

See sketch on reverse side of this document for location of District Easement.

After electric and telephone facilities have been installed, no trees, permanent buildings or other structures shall be placed in or encroach the easement and no change in grade elevation or any excavations shall be made therein without prior approval, but the same may be used for landscaping or other purposes that do not then or later interfere with the granted easement uses.

The foregoing right is granted upon the express condition that the OMAHA PUBLIC POWER DISTRICT will assume liability for all damages to the above described property caused by said District's failure to use due care in its exercise of the granted right.

It is further agreed Grantor has lawful possession of said real estate, good right and lawful authority to make such conveyance and that his/their heirs, executors, administrators, successors and assigns shall warrant and defend the same and will indemnify and hold harmless the Grantee forever against the claims of all persons whomsoever in any way asserting any right, title or interest prior to or contrary to this conveyance.

WITNESS my hand and Notarial Seal this 2nd day of April, 19 71.

ATTEST:

Cliff H. Klobernick Jr.

Kenneth D. Roth

ATTEST:

Harold A. Shadd  
Grantors

C. L. Forberg V.P. Incy

STATE OF Nebraska )  
COUNTY OF Douglas ) ss

STATE OF Nebraska )  
COUNTY OF Douglas ) ss

On this 2nd day of April, 19 71, before me the undersigned, a Notary Public in and for said County and State, personally appeared

On this 2nd day of April, 19 71, before me the undersigned, a Notary Public in and for said County, personally came

Kenneth D. Roth & C. L. Forberg

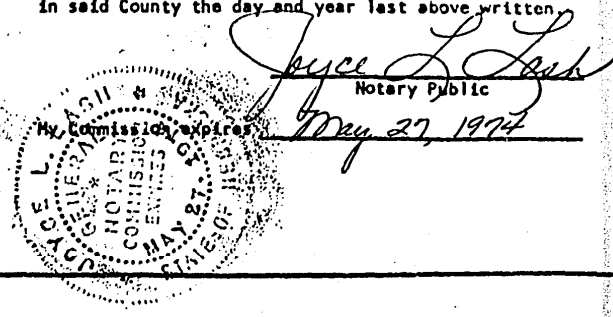
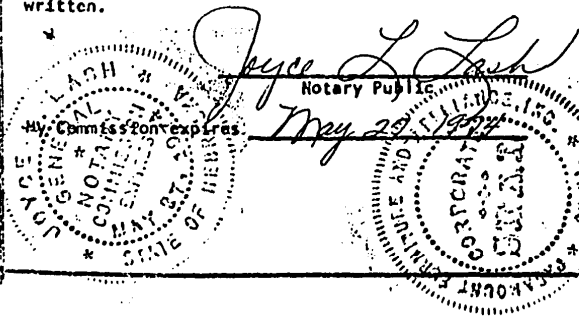
Kenneth D. Roth, President of PARAMOUNT FURN. & APPL. INC (a corporation),

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 their voluntary act and deed for the purpose therein expressed.

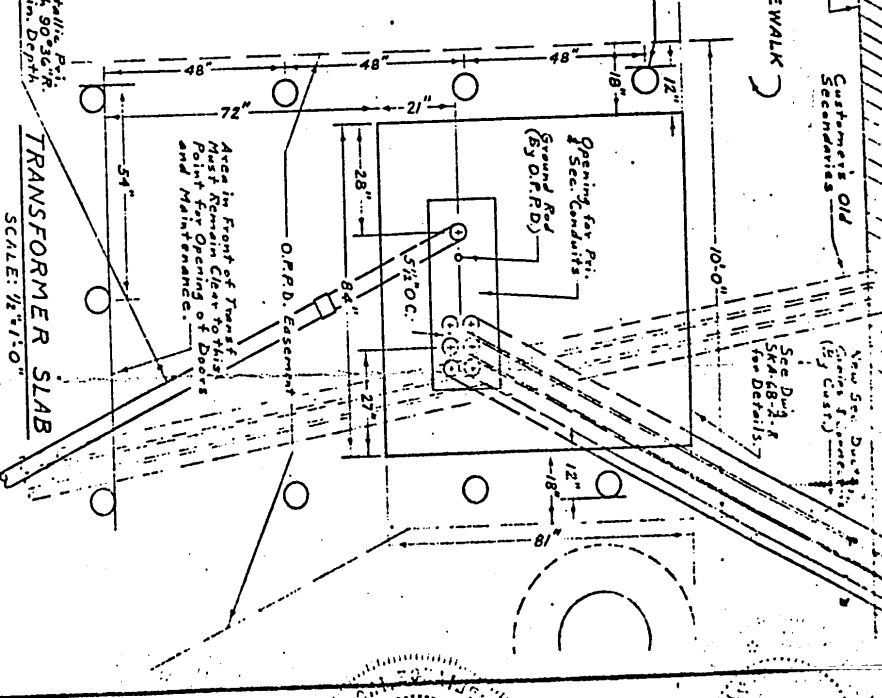
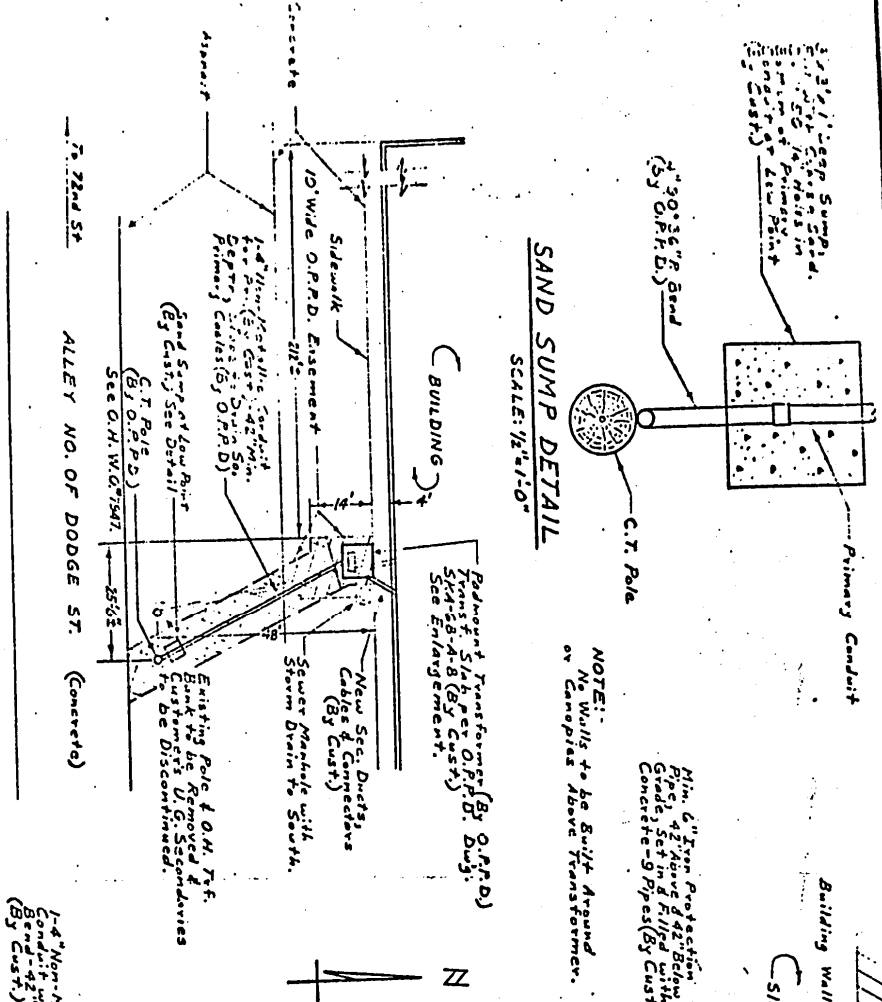
to me personally known to be the President and the identical person whose name is affixed to the above conveyance, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation and that the Corporate Seal of said corporation was thereto affixed by its authority.

Witness my hand and Notarial Seal the date above written.

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



LOCATION PLAN



1-4" Non-Asbestos Pipe  
Conduit with 90-degree  
Bend - 42" Min. Depth  
(By Cast)

EST. #19156 W.O. #2296

REVISION	DATE	BY	APP.
DRAFT	3-24-71	F.R.D.	
TRACE			
CHECK			
APPD.			
APPD.			
CHENG.			
ENV.			

OMAHA PUBLIC POWER DISTRICT  
OMAHA, NEBRASKA

PARAMOUNT  
RADIO & FURNITURE  
119 NO. 22ND ST.

U. G. SERVICE  
SKC-71-C-19