

\$25.50

Dan Jolte

REGISTER OF DEEDS

2002 JUL -5 P 4: 23

LINCOLN COUNTY, NE

INST NO 2002

043147

BLOCK
CODE
CHECKED
ENTERED
EDITED

EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That Ridge Development Company, a Nebraska corporation and Southview, Inc., a Nebraska corporation, herein collectively called "Grantor", whether one or more, record owner of the real property hereinafter described, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, duly paid, the receipt whereof is hereby acknowledged, and the further consideration of the performance of the covenants and agreements by Grantee as hereinafter set out and expressed, does hereby GRANT, REMISE AND RELINQUISH unto the **CITY OF LINCOLN, NEBRASKA, a municipal corporation**, its successors and assigns, herein called "Grantee", the RIGHT, PRIVILEGE and EASEMENT to construct, reconstruct, maintain operate, and replace a sanitary sewer, and appurtenances thereto belonging, over and through the following described real property, to-wit:

See Exhibit "A", which is attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD UNTO THE CITY OF LINCOLN, NEBRASKA, its successors and assigns, so long as such sanitary sewer shall be maintained, together with the right of ingress and egress to said property from the public streets, for the purpose of constructing, reconstructing, inspecting, repairing, maintaining, operating and replacing said sanitary sewer and appurtenances thereto, located thereon, in whole or in part, at the will of Grantee, it being the intention of the parties hereto that Grantor is hereby granting the uses herein specified without divesting Grantor of title and ownership of the rights to use and enjoy the above described property for any purpose except the construction thereon of permanent buildings, subject only to the right of Grantee to use the same for purposes herein expressed, and subject to any prior leases or easements of record heretofore granted to other parties.

THIS INSTRUMENT, and the covenants and agreements herein contained, shall inure to the benefit of and be binding and obligatory upon the heirs, executors, administrators, successors and assigns of the respective parties.

IN WITNESS WHEREOF, we have hereunto set our hands this 28th day of April, 2002.

RIDGE DEVELOPMENT COMPANY, a Nebraska corporation

By: *Thomas E. White*
Thomas E. White
President of Development

By: *John C. Brager*
John C. Brager
President of Construction

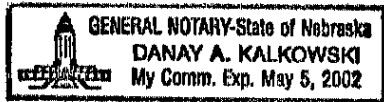
SOUTHVIEW, INC., a Nebraska corporation

By: *Gerald L. Schleich*
Gerald L. Schleich, President

CHARLIE PUV
Pattina Michelle
Real Estate

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

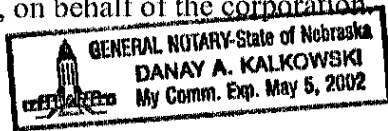
The foregoing was acknowledged before me this 25 day of April, 2002, by Thomas E. White, President of Development of **Ridge Development Company**, a Nebraska corporation, on behalf of the corporation.



Danay A. Kalkowski
Notary Public

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing was acknowledged before me this 25 day of April, 2002, by John C. Brager, President of Construction of **Ridge Development Company**, a Nebraska corporation, on behalf of the corporation.



Danay A. Kalkowski
Notary Public

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing was acknowledged before me this 28th day of April, 2002, by Gerald L. Schleich, President of **Southview, Inc.**, a Nebraska corporation, on behalf of the corporation.



Barbara J. Fisher
Notary Public

**LEGAL DESCRIPTION
SANITARY SEWER EASEMENT**

A LEGAL DESCRIPTION FOR SANITARY SEWER EASEMENT PURPOSES FOR A TRACT OF LAND COMPOSED OF A PORTION OF LOT 32 I.T., LOCATED IN THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 9 NORTH, RANGE 7 EAST OF THE 6TH P.M., CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE ON AN ASSUMED BEARING OF NORTH 00 DEGREES 02 MINUTES 08 SECONDS WEST ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 758.63 FEET TO A POINT, THENCE NORTH 89 DEGREES 57 MINUTES 52 SECONDS EAST, A DISTANCE OF 50.00 FEET TO A POINT OF INTERSECTION WITH THE WEST LINE OF SAID LOT 32 I.T., SAID POINT BEING THE TRUE POINT OF BEGINNING, THENCE NORTH 00 DEGREES 02 MINUTES 08 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 32 I.T., SAID LINE BEING 50.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 2.00 FEET TO A POINT, THENCE NORTH 89 DEGREES 57 MINUTES 52 SECONDS EAST, A DISTANCE OF 492.19 FEET TO THE POINT, THENCE ALONG A CURVE IN A CLOCKWISE DIRECTION, HAVING A RADIUS OF 515.00 FEET, ARC LENGTH OF 45.40 FEET, DELTA ANGLE OF 05 DEGREES 03 MINUTES 04 SECONDS, A CHORD BEARING OF SOUTH 87 DEGREES 26 MINUTES 20 SECONDS WEST, AND A CHORD LENGTH OF 45.39 FEET TO A POINT OF TANGENCY, THENCE SOUTH 89 DEGREES 57 MINUTES 52 SECONDS WEST, A DISTANCE OF 446.85 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINS A CALCULATED AREA OF 954.18 SQUARE FEET, MORE OR LESS.

TOGETHER WITH:

A TRACT OF LAND COMPOSED OF A PORTION OF LOT 32 I.T., LOCATED IN THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 9 NORTH, RANGE 7 EAST OF THE 6TH P.M., CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER, THENCE ON AN ASSUMED BEARING OF NORTH 00 DEGREES 02 MINUTES 08 SECONDS WEST ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 758.63 FEET TO A POINT, THENCE NORTH 89 DEGREES 57 MINUTES 52 SECONDS EAST, A DISTANCE OF 50.00 FEET TO A POINT OF INTERSECTION WITH THE WEST LINE OF SAID LOT 32 I.T., THENCE NORTH 00 DEGREES 02 MINUTES 08 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 32 I.T., SAID LINE

Exhibit "A"

BEING 50.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 2.00 FEET TO A POINT, THENCE NORTH 89 DEGREES 57 MINUTES 52 SECONDS EAST, A DISTANCE OF 492.19 FEET TO THE POINT, THENCE ALONG A CURVE IN A COUNTER CLOCKWISE DIRECTION, HAVING A RADIUS OF 515.00 FEET, ARC LENGTH OF 81.95 FEET, DELTA ANGLE OF 09 DEGREES 07 MINUTES 02 SECONDS, A CHORD BEARING OF NORTH 80 DEGREES 21 MINUTES 16 SECONDS EAST, AND A CHORD LENGTH OF 81.86 FEET TO A POINT, SAID POINT BEING THE TRUE POINT OF BEGINNING, THENCE NORTH 00 DEGREES 02 MINUTES 08 SECONDS WEST, A DISTANCE OF 31.00 FEET TO A POINT, THENCE ALONG A CURVE IN A COUNTERCLOCKWISE DIRECTION, HAVING A RADIUS OF 485.00 FEET, ARC LENGTH OF 391.66 FEET, DELTA ANGLE OF 46 DEGREES 16 MINUTES 08 SECONDS, A CHORD BEARING OF NORTH 51 DEGREES 45 MINUTES 54 SECONDS EAST, AND A CHORD LENGTH OF 381.10 FEET TO A POINT, THENCE ALONG A CURVE IN A COUNTER CLOCKWISE DIRECTION, HAVING A RADIUS OF 812.20 FEET, ARC LENGTH OF 30.25 FEET, DELTA ANGLE OF 02 DEGREES 08 MINUTES 02 SECONDS, A CHORD BEARING OF SOUTH 68 DEGREES 55 MINUTES 44 SECONDS EAST, AND A CHORD LENGTH OF 30.25 FEET TO A POINT, THENCE ALONG A CURVE IN A CLOCKWISE DIRECTION, HAVING A RADIUS OF 515.00 FEET, ARC LENGTH OF 427.92 FEET, DELTA ANGLE OF 47 DEGREES 36 MINUTES 29 SECONDS, A CHORD BEARING OF SOUTH 51 DEGREES 59 MINUTES 31 SECONDS WEST, AND A CHORD LENGTH OF 415.72 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINS A CALCULATED AREA OF 12,290.95 SQUARE FEET, MORE OR LESS.

April 18, 2002 (2:29PM)
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