

FILED SARPY CO. NE.  
INSTRUMENT NUMBER  
2000-29273

2000 NO 13 AM 10:19

*Shirley J. Dowling*  
REGISTER OF DEEDS

Counter ka  
Verify sw  
D.E. D  
Proof S  
Fee \$ 16.00  
Chk ☒ Cash ☐ Chg ☒

13.50  
6358  
2.50  
SEC

### PERMANENT NON-EXCLUSIVE EASEMENT

This indenture made this 27 day of November 2000, by and between Sarpy R.& R. Co., a Nebraska corporation, its successors and assigns, as owner of Tract C legally described as follows:

Part of Tax Lot B, lying North of State Highway #31 in Section 16, Township 12 North, Range 11 East of the 6<sup>th</sup> P.M., and part of the South One-Half of the Southwest One-Quarter of Section 9, Township 12 North, Range 11 East of the 6<sup>th</sup> P.M., Sarpy County, Nebraska, being more particularly described as follows: Beginning at the Southwest Corner of said Section 9, thence N 02°49'23" W (assumed bearing) for 260.00 feet along the West line of said Section 9; thence N 85°50'20" E for 729.27 feet along a line 260.00 feet North of and parallel with the South line of said Section 9; thence S 02°49'23" E for 656.84 feet; thence S 71°01'06" E for 267.89 feet; thence S 09°13'05" E for 290.00 feet to the Northerly right of way of State Highway #31; thence along said right of way the following five (5) courses: (1) S 78°33'50" W for 10.65 feet; (2) S 88°50'38" W for 417.30 feet; (3) S 72°25'53" W for 152.03 feet; (4) S 68°30'26" W for 260.00 feet; (5) S 53°31'11" W for 208.01 feet; thence N 03°44'32" W for 994.30 feet along the West line of said Section 16 to the point of beginning. Described tract contains 20.28 acres, more or less.

hereinafter referred to as "Grantor", and Robert E. Novotny and Laurel J. Novotny, Husband and Wife, as owners of Tract B legally described as follows:

Part of Tax Lot A and B, lying North of State Highway #31 in Section 16, Township 12 North, Range 11 East of the 6<sup>th</sup> P.M., Sarpy County, Nebraska, being more particularly described as follows: Commencing at the Northwest Corner of said Section 16, thence N 85°50'20" E (assumed bearing) for 729.27 feet along the North line of said Section 16 to the point of beginning; thence continuing N 85°50'20" E for 1224.42 feet; thence S 04°04'43" E for 899.91 feet to the Northerly right of way of State Highway #31; thence along said right of way the following three (3) courses: (1) N 74°47'25" W for 450.07 feet; (2) S 84°00'57" W for 293.96 feet; (3) S 78°33'50" W for 244.06 feet; thence N 09°13'05" W for 290.00 feet; thence N 71°01'06" W for 267.89 feet; thence N 02°49'23" W for 396.84 feet to the point of beginning. Described tract contains 20.34 acres, more or less.

hereinafter referred to as "Grantees", to-wit:

WITNESSETH:

That Grantor in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, does hereby grant and convey to Grantees the following:

A permanent non-exclusive Easement for ingress and egress over and across the following described real estate :

Beginning at the Southeast Corner of Tract C, thence the following two (2) courses along the South line tract C (1) S 78°33'50" W (assumed bearing) for 10.85 feet; (2) S 88°50'38" W for 9.45 feet; thence N 09°13'05" W for 183.77 feet along a line 20.00 feet West of and parallel with the East line of said Tract C; thence N 40°05'32" W for 160.08 feet; thence N 71°01'06" W for 154.71 feet along a line 20.00 feet Southwesterly of and parallel with the East line of said Tract C; thence N 02°49'23" W for 21.54 feet; thence the following two (2)

courses along the East line of said Tract C (1) S 71°01'06" E for 267.89 feet, (2) S 09°13'05" E for 290.00 feet to the point of beginning.

Attached hereto marked Exhibit "A" and incorporated in and made a part of this easement by reference is a survey diagram indicating such easement.

Grantor and Grantees shall share equally in the expenses of maintaining said easement.

IN WITNESS WHEREOF, the Grantor has caused this easement to be signed on the day and year first above written.

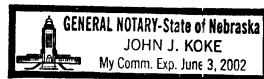
Sarpy R. & R. Co, a  
Nebraska Corporation,

By: Louis G. Riha, President  
Louis G. Riha, President

STATE OF NEBRASKA     )  
                                      )  
COUNTY OF SARPY     )     ss.

On this 9<sup>th</sup> day of November 2000, before me, the undersigned, a Notary Public duly commissioned and qualified for said county, personally came Louis G. Riha, president of Sarpy R. & R. Co., and who acknowledged the same to be his voluntary act and deed on behalf of said corporation.

Witness my hand notarial seal on this 9<sup>th</sup> day of November 2000.



John J. Koke  
Notary Public

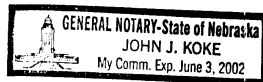
Grantees hereby accept the above described easement.

Robert E. Novotny  
Robert E. Novotny, Grantee

Laurel J. Novotny  
Laurel J. Novotny, Grantee

STATE OF NEBRASKA     )  
                                      )  
COUNTY OF SARPY     )     ss.

The foregoing instrument was acknowledged before me on November 9, 2000, by Robert E. Novotny and Laurel J. Novotny, Husband and Wife, Grantees.



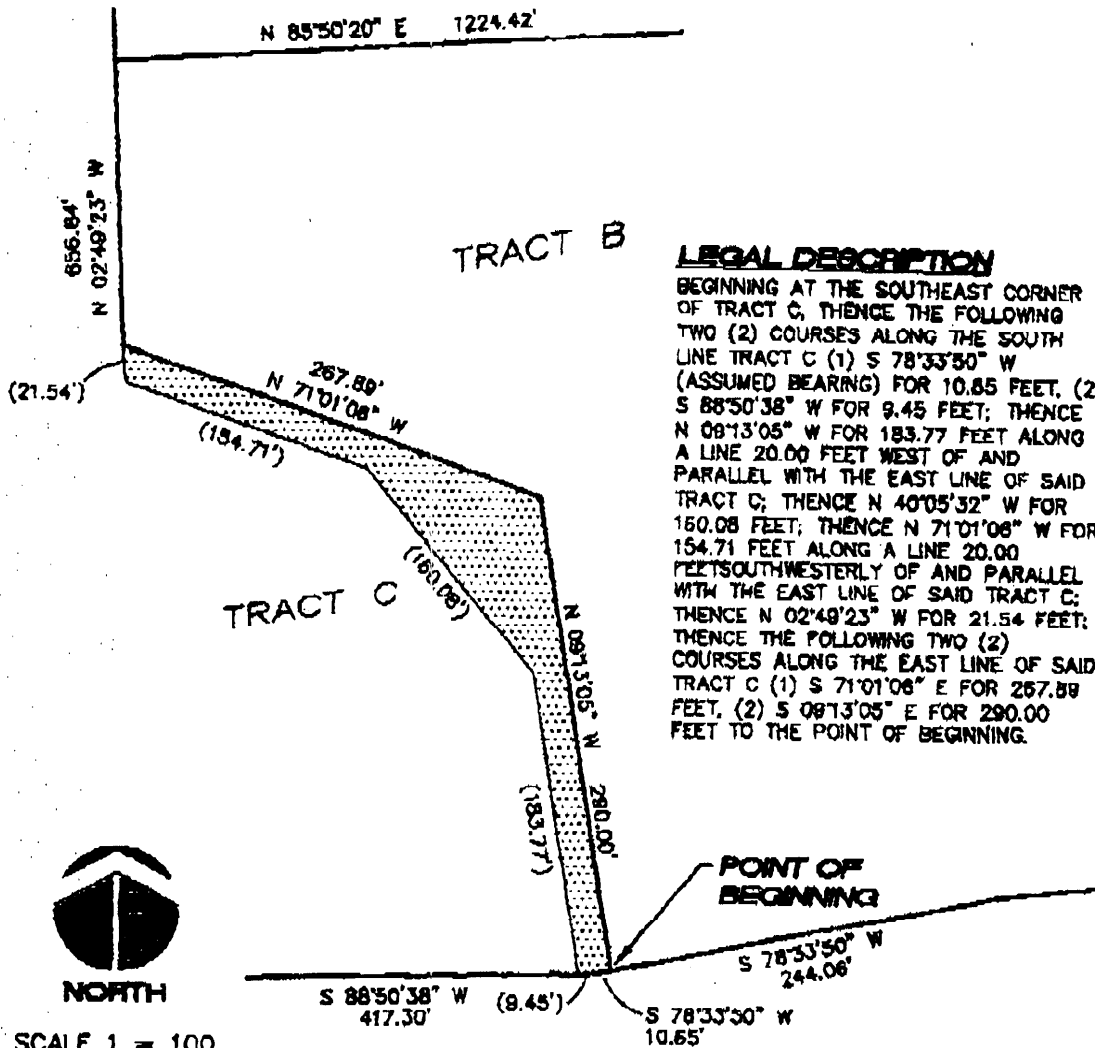
John J. Koke  
Notary Public

2000 29273 B

# INGRESS EGRESS EASEMENT

EXHIBIT

A



SCALE 1" = 100'  
 W.O. #00-265  
 NOVEMBER 03, 2000

November 03, 2000 1:00 PM  
 Survey of 2 Acres/200,000 sq ft - 200,000 sq ft



Hill-Farrell Associates, Inc.  
 Architects, Engineers, Land Planners, Land Surveyors  
 1008 Lincoln RD., Bellevue, NE 68005 402-291-8100