

EASEMENT AGREEMENT

THIS EASEMENT AGREEMENT made this 28 day of June, 1979, by and between INDUSTRIAL DEV. CO., a Nebraska co-partnership, hereinafter referred to as "Grantor", and THOMAS A. HOREIS and NANCY HOREIS, Husband and Wife, hereinafter referred to as "Grantee".

W I T N E S S E T H:

WHEREAS, Grantor is the owner of Lot 24, Cornhusker Industrial Park III, an addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska ("Lot 24"), and

WHEREAS, Grantee is the owner of a part of the West 1/2 of Section 35, Township 15 North, Range 11, East of the 6th P.M., Douglas County, Nebraska, lying north and east of the West Papillion Creek, located in the NW 1/4 and SW 1/4 of said West 1/2 ("Tract A"), and

WHEREAS, Grantee has certain claimed rights of ingress and egress over and through Lot 24 to reach Tract A, and Grantor and Grantee desire to delineate the easement rights to be had by Grantee to serve Tract A.

NOW, THEREFORE, for and in consideration of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged by Grantor, the parties hereto covenant and agree for themselves, their successors and assigns as follows:

1. Grantor does hereby grant, sell, convey and confer upon Grantee, their heirs, successors and assigns, a non-exclusive easement, right and privilege for the purpose of vehicular access, ingress, egress and passage upon, over and through Tract B (Easement Area more particularly described on Exhibit A attached hereto and incorporated herein by reference). The Easement Area is a 35 foot wide strip of land adjoining the Union Pacific Railroad Right of Way described as the southwesterly 35 feet in width of said Lot 24 and a 35 foot wide strip of land adjoining the common boundary between Lots 1 and 24, in Cornhusker Industrial Park III, and described as the southerly 35 feet in width of said Lot 24. The easement granted herein over Easement Area is for the purpose of serving Tract A.

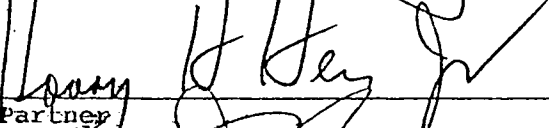
2. Nothing herein contained shall serve to increase the legal liabilities of Grantor or Grantee. Grantor does, by these presents, create the above described easement in favor of Grantee. Grantor shall not be required to suffer any expense by reason of creating said easement.

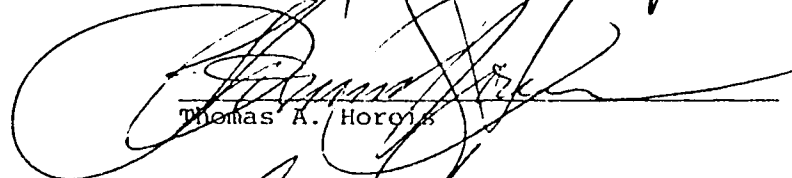
3. Any conveyances affecting Lot 24 shall be subject and subordinate to the terms of this Easement Agreement.

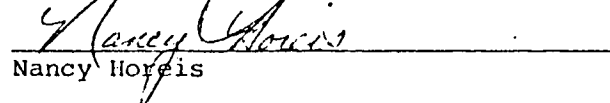
4. The easement granted herein shall be perpetual and shall run with the land and shall be binding upon the Grantor, its successors and assigns.

INDUSTRIAL DEV. CO., a Nebraska partnership

By 
Partner

By 
Partner



Thomas A. Horeis


Nancy Horeis

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

On this 28 day of June, 1979, before me a Notary Public in and for said County, personally appeared FRANKLIN P. ROGERS and HARRY H. HESS, JR., Partners in INDUSTRIAL DEV. CO., a Nebraska co-partnership, to me known to be the identical persons whose names are affixed to the above and foregoing instrument and they acknowledged the execution thereof to be their voluntary act and deed.

Witness my hand and Notarial seal the day and year last above written.


 GENERAL NOTARY - State of Nebraska
MERTHLENE M. ANDERSEN
My Comm. Exp. May 17, 1982

Mertlene M. Andersen
Notary Public

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

On this 28 day of June, 1979, before me a Notary Public in and for said County, personally appeared THOMAS A. HOREIS and NANCY HOREIS, Husband and Wife, to me known to be the identical persons whose names are affixed to the above and foregoing instrument, and they acknowledged the execution thereof to be their voluntary act and deed.

Witness my hand and Notarial seal the day and year last above written.

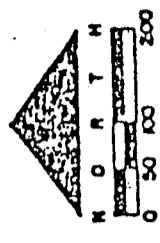
 GENERAL NOTARY - State of Nebraska
CHARLOTTE SIEBERSMA
My Comm. Exp. Sept. 28, 1981

Charlotte Siebersma
Notary Public

CORNHUSKER INDUSTRIAL PARK

LOTS 24, 25, 26 & OUTLOTS 384

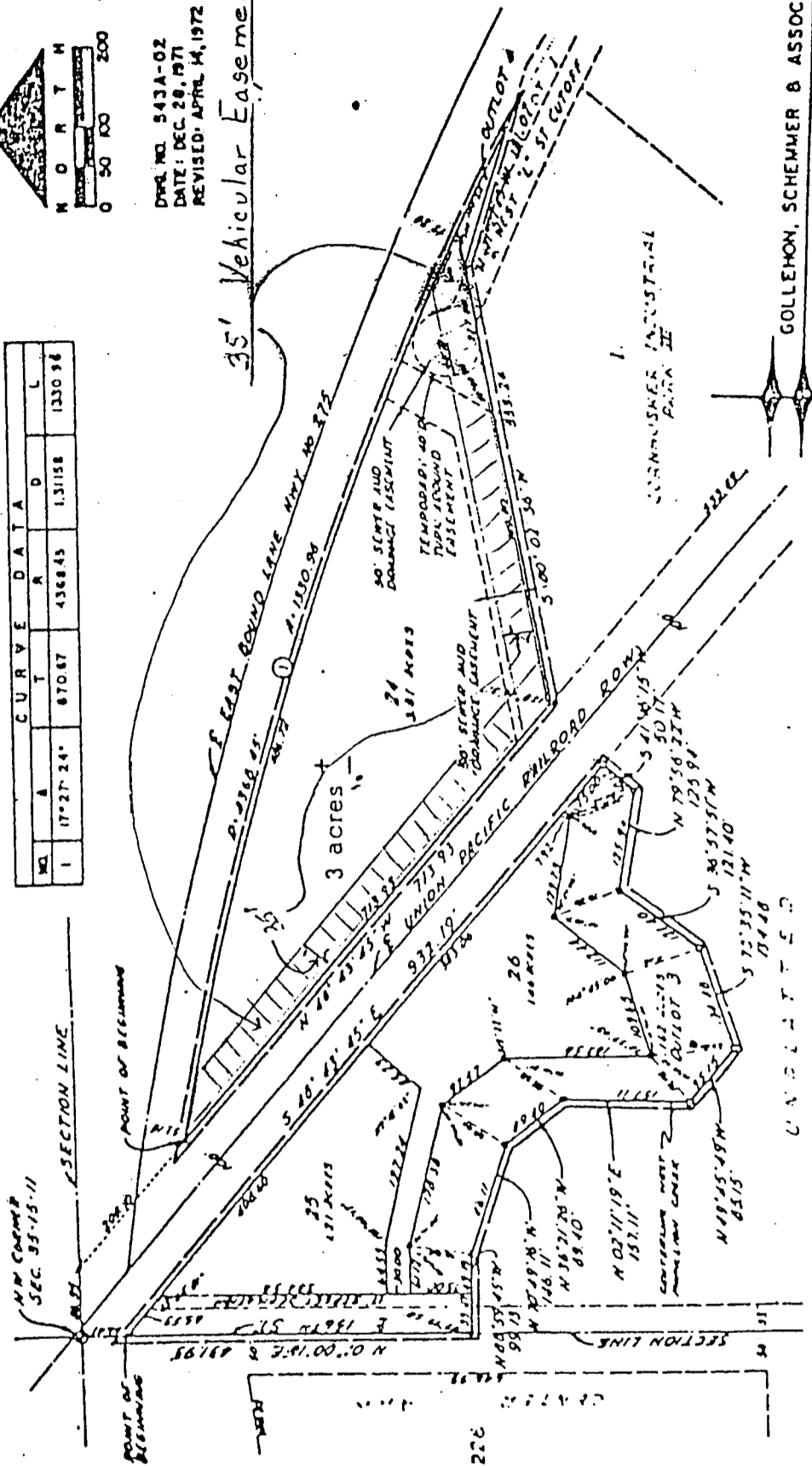
A SUBDIVISION LOCATED IN THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 18 NORTH, RANGE 11 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA.



DRAWING NO. 543A-02
DATE: DEC. 28, 1971
REVISED: APRIL 14, 1972

NO.	A	T	A	D	L
1	17'-27"-24"	870.67	4368.45	1,311.58	1330.36

35' Vehicular Easement



U. N. S. T. E. D.

GOLLEHON, SCHEMME & ASSOCIATES, INC.
ARCHITECTS — ENGINEERS
OMAHA, NEBRASKA — PLANNERS
DAYTONPORT, IOWA

- OUTLOT 3 DEDICATED AS PERMANENT EASEMENT
- WITNESSED CORNERS
- WITNESS CORNERS

EXHIBIT "A"

RECEIVED
1979 JUL 13 PM 12: 20
E. HAROLD OSTLER
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

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Comped: 2.25

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