

IN THE COUNTY COURT OF DOUGLAS COUNTY, NEBRASKA

CITY OF OMAHA, a Municipal Corporation,)	Doc. C-3	No. 38
)		
)		
Condemner,)		
)		
vs.)	REPORT OF APPRAISERS.	
)		
METROPOLITAN LIFE INSURANCE COMPANY,)		
)		
)		
et al, Condemnees.)		

Now on this 21st day of September, 1965, the undersigned, being the duly appointed, qualified and acting appraisers in the above entitled matter, do hereby make and file this report, showing unto the Court that:

- 1) The undersigned were duly appointed appraisers in the above entitled matter.
- 2) Before entering upon their duties as appraisers in the above entitled matter, the undersigned duly took and subscribed an oath to support the Constitutions of the United States and of the State of Nebraska and to faithfully and impartially discharge their duties as required by law.
- 3) At the time and place designated in the "Notice of Intention to Acquire Property and of Time and Place of Meeting of Board of Appraisers to have Damages Assessed" the undersigned appraisers carefully inspected and viewed the real estate hereinafter specified sought to be taken and also any other property of the condemnees damaged thereby, and heard all parties interested therein in reference to the amount of damages while so inspecting and viewing the property.
- 4) At the time and place designated in the "Notice of Intention to Acquire Property and of Time and Place of Meeting of Board of Appraisers to have Damages Assessed" said appraisers did meet to assess the damages that the condemnees sustain by the taking of the hereinafter specified property by the City of Omaha, at which time said appraisers did receive evidence relative to the amount of damages that will be sustained by the owners of said real estate.

In part, said appraisers took into consideration: The value of property being taken, severance damages, any work to be done for ingress and egress over any remaining property of condemnees, any other property of any condemnee herein damaged by any taking herein, reasonable cost of any necessary removal of personal property from the real estate being taken, and condemnee's abstracting expenses.

(5) The amount of damages that will be sustained by the owners of said real estate by reason of the taking thereof by the City of Omaha for Street purposes is as hereinafter found and assessed.

Now, therefore, the undersigned appraisers do hereby find and assess the damages that will be suffered by reason of the taking of the real estate for aforesaid purposes by the City of Omaha as follows:

TRACT NO. 3

To: Frontier Refining Company, Lessee-----\$ 66.00
 Total-----\$ 66.00

TRACT NO. 4

To: Fred G. Nasr and Sally J. Nasr,
 husband and wife, fee owners-----\$ 719.00
 Total-----\$ 719.00

TRACT NO. 6

To: Earl M. Densmore and Vivian Densmore,
 husband and wife, legal owners-----\$ 1,222.00
 Total-----\$ 1,222.00

TRACT NO. 7

To: LaVaun A. Riley and John E. Riley, Jr.,
 wife and husband, legal owners-----\$ 1,245.50
 Douglas County, Nebraska (regular taxes)-----\$ 16.50
 Total-----\$ 1,262.00

TRACT NO. 8

To: Fred G. Nasr and Sally J. Nasr,
 husband and wife, fee owners-----\$ 269.00
 Total-----\$ 269.00

TRACT NO. 12

To: Bernard A. Monaghan and Loretta K. Monaghan,
 husband and wife, legal owners-----\$ 6,464.35
 Douglas County, Nebraska (special sewer assess-
 ment)-----\$ 99.39
 Douglas County, Nebraska (regular taxes)-----\$ 16.26
 Total-----\$ 6,580.00

TRACT NO. 17

To: Wayne Sacher and Gerda Sacher,
 husband and wife, owners-----\$ 353.00
 Total-----\$ 353.00

TRACT NO. 24

To: Jaroslav Z. Jizba and Lois Jizba,
 husband and wife, owners-----\$ 2,682.00
 Nebraska Savings and Loan Association,
 mortgagee-----\$ 2,594.00
 Douglas County, Nebraska (regular taxes)--\$ 50.00
 Total-----\$ 5,326.00

TRACT NO. 25

To: Helen A. Schueman and Robert H. Schueman,
 mother and son, owners-----\$ 347.00
 Total-----\$ 347.00

TRACT NO. 26

To: Carl C. Mencke and Glenn W. Mencke,
 brothers, owners-----\$10,292.70
 First Westside Bank, mortgagee-----\$ 1,142.30
 Douglas County, Nebraska (regular taxes)--\$ 42.00
 Total-----\$11,477.00

TRACT NO. 28

To: Midwest Conference of the Evangelical
 Covenant Church of America, owner-----\$ 3,346.80
 Douglas County, Nebraska (special
 assessments)-----\$ 31.20
 Total-----\$ 3,378.00

TRACT NO. 29

To: Roy E. Wolford and Loraine H. Wolford,
 husband and wife, owners-----\$10,661.50
 Nebraska Savings and Loan Association,
 mortgagee-----\$ 6,800.00
 Douglas County, Nebraska (regular taxes)--\$ 38.50
 Total-----\$17,500.00

TRACT NO. 30

To: Martin Kolm, fee owner-----\$ 7,292.65

Nebraska Savings & Loan Association, mortgagee-----	\$ 2,211.60
Douglas County, Nebraska (regular taxes)-----	\$ 45.75
Total-----	\$ 9,550.00

TRACT NO. 31

To: Estate of E. C. Finlay, Deceased, Austin D. Finlay, Sylvia I. Meier-----	\$ 1,545.17
Douglas County, Nebraska (special assessment)-----	\$ 18.83
Total-----	\$ 1,564.00

TRACT NO. 38

To: Sunray DX Oil Company, owner-----	\$ 4,495.00
Total-----	\$ 4,495.00

TRACT NO. 39 ✓

To: Cecil E. Moore and Vivian M. Moore, husband and wife, owners-----	\$ 649.00
Douglas County, Nebraska (regular taxes)-----	\$ 27.00
Total-----	\$ 676.00

TRACT NO. 40 ✓

To: Cecil E. Moore and Vivian M. Moore, husband and wife, fee owners-----	\$ 3,743.00
Clement E. Hannum and Edna Hannum, husband and wife, lessees-----	\$ 5,496.26
Sinclair Refining Company, sub-lessee-----	\$ 1,351.00
Douglas County, Nebraska (regular taxes)-----	\$ 46.74
Total-----	\$ 10,637.00

TRACT NO. 41 ✓

To: Walker's Inc., fee owner-----	\$ 4,893.25
Douglas County, Nebraska (regular taxes)-----	\$ 6.75
Total-----	\$ 4,900.00

TRACT NO. 42 ✓

To: Cecil E. Moore and Vivian M. Moore,
 husband and wife, fee owners and land
 contract sellers-----\$ 2,090.00

Vacanti-Randazzo-Palmer, Inc.,
 land contract purchaser-----\$ 1,097.75

Douglas County, Nebraska (regular taxes)--\$ 3.25

Total-----\$ 3,191.00

TRACT NO. 48 ✓

To: William A. Parr, Land contract purchaser--\$ 2,930.00

Total-----\$ 2,930.00

TRACT NO. 51 ✓

To: Triangle Facilities, Inc., fee owners-----\$ 4,500.00

Continental Oil Company, lessee-----\$ 5,032.00

Total-----\$ 9,532.00

TRACT NO. 64 ✓

To: Barbara Sichmeller and James Sichmeller,
 wife and husband, fee owners-----\$ 87.00

Stanley R. Reynek and Carol Reynek,
 husband and wife, fee owners-----\$ 87.00

Mary Ranallo and Richard Ranallo,
 wife and husband, fee owners-----\$ 87.00

Walter C. Reynek and Joann Reynek,
 husband and wife, fee owners-----\$ 87.00

Total-----\$ 348.00

TRACT NO. 65 ✓

To: Prudential Insurance Company of America,
 mortgagee-----\$ 1,363.60

Edith I. Workman and Donna L. Fallis,
 mother and daughter, fee owners-----\$ 2,045.40

Total-----\$ 3,409.00

TRACT NO. 69 ✓

To: LeRoy Hehn and Clara E. Hehn,
 husband and wife, fee owners-----\$ 2,273.00

Total-----\$ 2,273.00

TRACT NO. 70 ✓

To: Michael L. Sommer and Karen M. Sommer,
 husband and wife, fee owners-----\$ 948.00
 Lincoln National Life Insurance Company,
 mortgagee-----\$ 1,422.00
 Total-----\$ 2,370.00

TRACT NO. 71 ✓

To: William P. Rumsey and Phyllis A. Rumsey,
 husband and wife, fee owners-----\$ 922.00
 Bankers Life Company, mortgagee-----\$ 400.00
 Total-----\$ 1,322.00

TRACT NO. 72 ✓

To: A.P.A. Building Corporation, fee owner----\$ 99.00
 Total-----\$ 99.00

TRACT NO. 78 ✓

To: McSand Realty Company, fee owner-----\$ 1,254.00
 Commercial Savings and Loan Association,
 mortgagee-----\$ 250.00
 Douglas County, Nebraska (regular taxes)--\$ 10.00
 Total-----\$ 1,514.00

TRACT NO. 79 ✓

To: Lester J. Anderson and Dorothy Anderson,
 fee owners-----\$ 8,242.00
 Total-----\$ 8,242.00

TRACT NO. 82 ✓

To: Harold J. Conroy and Roma M. Conroy,
 husband and wife, fee owners-----\$ 2,377.00
 Total-----\$ 2,377.00

TRACT NO. 83 ✓

To: Della A. Jones, fee owner-----\$ 2,125.00
 Nebraska Savings and Loan Association,
 mortgagee-----\$ 2,000.00
 Douglas County, Nebraska (regular taxes)--\$ 63.00
 Total-----\$ 4,188.00

TRACT NO. 85 ✓

To: Bernard Gale Oleson, fee owner-----	\$ 438.00
Douglas County, Nebraska (regular taxes)-----	\$ 50.00
Total-----	\$ 488.00

TRACT NO. 87 ✓

To: Maynard Morgan and Blanche S. Morgan, husband and wife, fee owners-----	\$ 640.00
Total-----	\$ 640.00

TRACT NO. 88 ✓

To: Kistler Investment Company, fee owner----	\$ 457.00
Total-----	\$ 457.00

TRACT NO. 89 ✓

To: Vel Grove and Amy Bernice Grove, fee owners-----	\$ 450.00
Total-----	\$ 450.00

TRACT NO. 95 ✓

To: Lois Hahn Harrig, fee owner-----	\$ 2,585.00
United Benefit Life Insurance Company, mortgagee-----	\$ 845.00
Total-----	\$ 3,430.00

TRACT NO. 101A ✓

To: Helen Gould Ellis and Homer Ellis, wife and husband, fee owners-----	\$ 2,727.00
Total-----	\$ 2,727.00

TRACT NO. 101B ✓

To: Marie L. McIntosh and James M. McIntosh, wife and husband, fee owners-----	\$ 1,542.00
Total-----	\$ 1,542.00

TRACT NO. 58 ✓

To: Leon E. Fellman and Frances G. Fellman, husband and wife, fee owners-----	\$ 72.00
Total-----	\$ 72.00

TRACT NO. 68 ✓

To: Evelyn M. Lawler, fee owner-----\$ 1,177.00
 Prudential Insurance Company of America,
 mortgage-----\$ 1,200.00
 Total-----\$ 2,377.00

TRACT NO. 23 ✓

To: James J. Bell, lessee-----\$ 82.00
 Total-----\$ 82.00

TRACT NO. 47 ✓

To: Aetna Life Insurance Company, fee owner-----\$26,256.00
 Douglas County, Nebraska (regular taxes)-----\$ 544.00
 Total-----\$26,800.00

ALL OTHERS-----NONE

OFFICE OF THE
 COUNTY JUDGE
 SEP 23 1956

ROBERT R. TROYER, County Judge

Herbert A. ...

Howard H. Mollenhauer

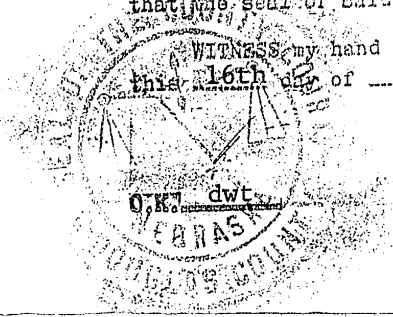
[Signature]

 Board of Appraisers

STATE OF NEBRASKA }
COUNTY OF DOUGLAS } SS. I, Robert R. Troyer, County Judge
of Douglas County, Nebraska, do
hersby certify the foregoing copy, consisting of 8 pages,
to be a full, true and correct copy of the original record
thereof, now remaining on file in said court; that I have
the legal custody and control of said original record; and
that the seal of said court is hereto affixed.

WITNESS my hand and the seal of said Court at Omaha
this 16th day of November, 1965.

ROBERT R. TROYER, County Judge
BY Joseph J. Delitz
Clerk of the County Court



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THOMAS J. O'CONNOR
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

[Handwritten signature]

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City of Omaha Dept

- = 62 = 851-847-848
- = 46 = 40-47-56-60
- = 68 = 163-102-100-98-97-163
- = 14A = 499-455-454
- = 63 = 43-47-30-404-407-416-422-421-49
- = 71 = 231