

IN THE COUNTY COURT OF DOUGLAS COUNTY, NEBRASKA

IN THE MATTER OF THE APPLICATION)
 OF SANITARY AND IMPROVEMENT DISTRICT)
 NO. 243 OF DOUGLAS COUNTY, NEBRASKA)
 TO ACQUIRE CERTAIN EASEMENTS IN)
 DOUGLAS COUNTY, NEBRASKA TO BE)
 OWNED AND USED BY THE CONDEMNER)
 FOR ITS CORPORATE PURPOSES,)

DOC. C4 NO. 108

Affects lot 12

Condemner,

vs.

SUNRAY DX OIL COMPANY, A DELAWARE)
 CORPORATION, OWNERS; LARRY PETERSON,)
 TENANT; AND DOUGLAS COUNTY TREASURER,)

THE OMAHA NATIONAL BANK, A NEBRASKA)
 BANKING CORPORATION, AS TRUSTEE,)
 OWNER; DWAYNE DONAHOO, TENANT; AND)
 DOUGLAS COUNTY TREASURER,)

REPORT OF APPRAISERS

Condemnees.

TO THE HONORABLE COUNTY JUDGE OF DOUGLAS COUNTY, NEBRASKA:

We, undersigned Appraisers, duly appointed in the above identified proceedings by virtue of an "Order Appointing Appraisers", dated FEBRUARY 15, 1973 to appraise the property sought to be condemned and to ascertain and determine the damage sustained by the respective condemnees, do hereby respectfully report that upon being qualified and taking and subscribing the oath as prescribed by law, we proceeded in a body to carefully inspect and view the property of each condemnee damaged thereby, and there fully informed ourselves in said matter, and heard all parties interested therein in reference to the amount of damages when so inspecting and viewing the property, and being fully advised in the premises, we did and hereby do assess the damages that each respective condemnee has sustained or will sustain by reason of the appropriation of the described property to the use of the petitioner.

NOW, THEREFORE, we as Appraisers aforesaid, do hereby find, fix and assess said damages as follows:

- | | |
|--|-----------------------------|
| 1. Sunray DX Oil Company, a Delaware corporation, now known as Sun Oil Company | \$ <u>2050⁰⁰</u> |
| 2. Larry Peterson, Tenant. | \$ <u>440⁰⁰</u> |
| 3. Douglas County Treasurer | \$ <u>NONE</u> |
| 4. The Omaha National Bank, a Nebraska banking corporation, Trustee, owner | \$ <u>400⁰⁰</u> |
| 5. Dwayne Donahoo, Tenant | \$ <u>NONE</u> |

Dated and respectfully submitted this 5th day of MARCH, 1973.

[Signature]
 Appraiser
[Signature]
 Appraiser
[Signature]
 Appraiser

PARCEL I: CONDEMNNEES: SUNRAY OX OIL COMPANY, A DELAWARE CORPORATION, c/o SUN OIL COMPANY, P. O. BOX 141, TULSA, OKLAHOMA 74102

LARRY PETERSON, 178 Fort St., Elkhorn, Nebraska 68022;
DOUGLAS COUNTY TREASURER
Court House, Omaha, Nebraska

PERMANENT EASEMENT

A 50 foot wide Permanent Sewer and Drainage Easement being 10 feet right and 40 feet left of the following described baseline in the SW $\frac{1}{4}$ of Section 8, T15N, 412E of the 6th P.M., Douglas County, Nebraska, the baseline of said Easement being more particularly described as follows:

Commencing at the Northwest corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, thence East along the North line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, a distance of 1185 feet to the Point of Beginning; thence South parallel to the West line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, a distance of 840 feet more or less to a point 480 feet North of the South line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8; thence Southeasterly a distance of 318 feet more or less to a Point of Termination on the East line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, said Point of Termination being 191.7 feet North of the Southeast corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8. (See Exhibit Ia attached hereto and made a part hereof.)

TEMPORARY CONSTRUCTION EASEMENT

A 120 foot wide Temporary Construction Easement being 60 feet on both sides of the following described centerline in the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 8, T15N, R12E of the 6th P.M., Douglas County, Nebraska, the centerline of said easement being more particularly described as follows:

Commencing at the Northwest corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, thence East along the North line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, a distance of 1185 feet to the Point of Beginning; thence South parallel to the West line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, a distance of 840 feet more or less to a point 480 feet North of the South line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8; thence Southeasterly a distance of 318 feet more or less to a Point of Termination on the East line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, said Point of Termination being 191.7 feet North of the Southeast corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8. (See Exhibit Ib attached hereto and made a part hereof.)

PARCEL II: CONDEMNNEES: THE OMAHA NATIONAL BANK, AS TRUSTEE, 17th & Farnam Streets, Omaha, Nebraska; DWAYNE DONAHOO, R. R. #1, Elkhorn, Nebraska; and DOUGLAS COUNTY TREASURER, Court House, Omaha, Nebraska

PERMANENT EASEMENT

A 50 foot wide Permanent Sewer and Drainage Easement being 10 feet right and 40 feet left of the following described baseline in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 8, T15N, R12E of the 6th P.M., Douglas County, Nebraska, the baseline of said Easement being more particularly described as follows:

Commencing at the Southwest corner of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8; thence North along the West line of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, a distance of 191.7 feet to the Point of Beginning; thence Southeasterly a distance of 175 feet more or less to the Point of Termination on the North right-of-way line of Blondo Street being 74.3 feet East and 33 feet North of the Southwest corner of SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, excepting therefrom a Permanent Sewer and Drainage Easement of Sanitary and Improvement District No. 236. (See Exhibit IIA attached hereto and made a part hereof.)

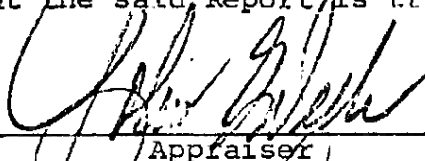
TEMPORARY CONSTRUCTION EASEMENT

A Temporary Construction Easement in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 8, T15N, R12E of the 6th P.M., Douglas County, Nebraska, being more particularly described as follows:

Commencing at the Southwest corner of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8; thence North along the West line of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, a distance of 33 feet to the Point of Beginning on the North right-of-way line of Blondo Street; thence North along the West line of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8, a distance of 267 feet; thence Southeasterly, a distance of 297 feet more or less to the North right-of-way line of Blondo, said point being 130 feet East of the West line of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 8; thence West along the North right-of-way line of Blondo Street, a distance of 130 feet to the Point of Beginning. (See Exhibit IIB attached hereto and made a part hereof.)

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

Ed McGill, Robert Decker and Jim Donahue, upon first being duly sworn state that they are the duly appointed and qualified Appraisers in the above captioned matter; that they have read the foregoing Report of Appraisers; and that the said Report is true and correct.


Appraiser


Appraiser


Appraiser

Sworn to and subscribed before me on this 5 day of March, 1973.

ROBERT C. MCGOWAN,
County Judge

Filed: March 5th, 1973.

COUNTY COURT
DOUGLAS COUNTY
DEAN HADORN, CLERK
OMAHA, NEBR.

STATE OF NEBRASKA, }
COUNTY OF DOUGLAS } ss.

I, Dean Hadorn, Clerk of the County Court of Douglas County, Nebraska, do hereby certify that I have compared the foregoing copy of.....

"REPORT OF APPRAISERS" in re:

SANITARY AND IMPROVEMENT DISTRICT NO. 243 of Douglas County, Nebraska, Condemner,

-vs-

SUNRAY OIL COMPANY, et al, Condemnees.

in the matter of..... Condemnation Docket C4 - Page 108

with the original record thereof, now remaining in said court; that the same is a correct transcript thereof, and of the whole of said original record, that I have the legal custody and control of said original record; that said court is a court of record, has a seal, and that said seal is hereto affixed; and that the foregoing attestation is in due form, according to the laws of the State of Nebraska.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Court at Omaha, this 6th day of March, A. D. 1973.

DEAN HADORN, Clerk of the County Court

By *Charles A. Dickerson* Deputy

8 18 1973 APR 13 11:28 AM C. HAROLD OSTLER, REGISTER OF DEEDS
FILED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA. 1550