

596

20031698

STATE OF NEBRASKA COUNTY OF WASHINGTON)SS
ENTERED IN NUMERICAL INDEX AND FILED FOR RECORD
THIS 11 DAY OF March A.D. 2003
AT 3:28 O'CLOCK P M AND RECORDED IN BOOK
393 AT PAGE 596-597
COUNTY CLERK Charlotte L. Petersen
DEPUTY Gregory J. Hildebrand

FILED

03 MAR 11 PM 3:28

CHARLOTTE L. PETERSEN
WASHINGTON COUNTY CLERK
BLAIR, NEBR.

Recorded
General
Numerical
Photostat
Proofed

EMERGENCY SPILLWAY AND MAINTENANCE EASEMENT

This easement is entered into the 10th day of March, 2003, for the benefit of the Members of Crystal Lake Estates Homeowners Association, ("Grantee") and given by Mark E. and Crystal C. Bresley ("Grantors"). Grantors hereby acknowledge receipt of good and valuable consideration for the conveyance of the easement.

RECITALS

WHEREAS Grantors are the owners in fee simple of Lots 4, 5 & 6 Crystal Lake Estates, Washington County, Nebraska.

WHEREAS Grantors wish to grant to Grantee the right of egress, ingress and other access thereto to the Grantors' property for the purpose of maintaining the emergency spillway. Furthermore, no structure may be constructed, located or placed on the easement area.

AGREEMENT

Now therefore, the Grantors, in consideration of \$1.00 and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby grant, sell and convey to Grantee, their successors, heirs and assigns forever, a perpetual easement over and through the easement parcel legally described as follows:

Part of Lots 4, 5 and 6 in Crystal Lake Estates, that part of which lies in the SE ¼ SE ¼ of Section 19, Township 18 North, Range 12 East of 6th Principal Meridian, Washington County, Nebraska and more particularly described as follows:

From the southeast corner of Lot 4 in Crystal Lake Estates, a subdivision lying in Section 19, Township 18 North, Range 12 East; thence N 89°23'59" W (assumed bearing) along the south line of said Lot 4 a distance of 68.43 feet to the Point of Beginning; thence continuing N 89°23'59" W along the south line of Lots 4 and 5 in said Crystal Lake Estates a distance of 413.71 feet to the southwest corner of said Lot 5; thence N 16°09'28" E along the westerly line of said Lot 5 a distance of 277.27 feet; thence S 72°50'38" W a distance of 156.05 feet to a point on the westerly line of Lot 6 in said Crystal Lake Estates; thence along said westerly lot line as follows: N 25°22'34" W a distance of 98.31 feet; thence N 36°43'43" W a distance of 34.72 feet; thence departing from said westerly line N 56°04'00" E a distance of 332.80 feet; thence S 56°56'04" E a distance of 138.49 feet; thence S 45°04'19" E a distance of 81.30 feet; thence S 24°40'45" E a distance of 74.62 feet; thence S 01°51'22" W a distance of 32.05 feet; thence S 15°42'13" W a distance of 62.94 feet; thence S 43°56'34" W a distance of 38.30 feet; thence S 09°28'07" E a distance of 12.93 feet; thence S 29°40'33" E a distance of 222.50 feet to the Point of Beginning.

The grant of this easement is and shall run with the land and continue to be for the benefit of the use of the Grantee, their heirs, successors and assigns forever.

This easement shall be governed by, construed and enforced in accordance with the laws of the State of Nebraska.

This easement constitutes the entire easement and any prior understandings, or representations, of any kind preceding the date of this agreement shall not be binding on the Grantors.

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Mark E. Bresley
Mark E. Bresley

Crystal C. Bresley
Crystal C. Bresley

STATE OF NEBRASKA)
)ss
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 10 day of March, 2003 by Mark E. Bresley & Crystal C. Bresley.

Anne J. McGargill
Notary Public

My Commission Expires: 3-30-06

