

602

20031701

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 602-603
COUNTY CLERK Charlotte L. Petersen
DEPUTY Sherry Druliner

Recorded
General
Numerical
Photostat
Proofed

FILED

03 MAR 11 PM 3:28

CHARLOTTE L. PETERSEN
WASHINGTON COUNTY CLERK
BLAIR, NEBR.

CUL-DE-SAC EASEMENT B

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 8 & 9 in Crystal Lake Estates, Washington County, Nebraska.

WHEREAS Grantors wish to grant to Grantee the right to the use of that part of the cul-de-sac that is on the Grantors' property. 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:

A strip of land varying in width over and across a portion of Lots 8 and 9 in Crystal Lake Estates, that portion of which lies in the SE 1/4 SE 1/4 of Section 19, Township 18 North, Range 12 East of the 6th Principal Meridian, Washington County, Nebraska and more particularly described as follows:

From the northwest corner of Lot 9 in Crystal Lake Estates, a subdivision in Section 19, Township 18 North, Range 12 East, said point lying on the southerly right-of-way line of Crystal Lake Drive; thence S 79°42'47" E along said southerly drive right-of-way line a distance of 253.06 feet to the Point of Beginning; thence continuing along said southerly drive right-of-way line S 79°42'47" E a distance of 53.09 feet to a Point of Curvature; thence along a 267.00 foot radius curve to the right an arc distance of 50.15 feet to a point on a 62.50 foot radius curve to the right; thence departing said southerly drive right-of-way line along said 62.50 foot radius curve an arc distance of 121.12 feet, said curve having a chord bearing of N 77°06'04" W and a chord distance of 103.40 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.

393-602

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 ____ day of March, 2003 by Mark E. Bresley & Crystal C. Bresley.

Anne J. McGill
Notary Public

My Commission Expires: 3-3-06

