

1/83

RIGHT-OF-WAY EASEMENT

Distribution

56-60

I, Larry Osborn and Robert E. Beardmore  
of the real estate described as follows, and hereafter referred to as "Grantor",

Owner(s)

That part of Lot Forty-nine (49), Hillcrest Addition, lying East of U.S. Highway 73/75 in Sarpy County, Nebraska, as surveyed, platted and recorded and also known as Lot One (1) and Two (2) of Tiller's Hillcrest Addition to the City of Bellevue, Sarpy County, Nebraska.

FILED SARPY CO., NE

BOOK 56 DE Office

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1983 FEB -2 AM 10:12

Carla J. Heston  
REGISTERED CLERK

In consideration of the sum of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the OMAHA PUBLIC POWER DISTRICT, a public corporation, its successors and assigns, referred to as "Grantee", a permanent right of way easement to install, operate, maintain, repair, replace, and renew its electric facilities over, upon, above, along, under, in and across the following described real estate, to wit:

The North Twelve feet (12') together with the East Ten feet (10') of the West One Hundred Twenty feet (120') of the South Sixty-eight feet (68') of the North Eighty feet (80') of the above described real estate.

CONDITIONS:

- Where Grantee's facilities are constructed Grantees shall have the right to operate, maintain, repair, replace and renew said facilities consisting of poles, wires, cables, fixtures, guys and anchors and other instrumentalities within a strip of land as indicated above, together with the right to trim or remove any trees along said line so as to provide a minimum clearance from the overhead facilities of at least Twelve feet (12').
- The Grantees shall have the right of ingress and egress across the Grantor's property for any purpose hereinbefore granted. Such ingress and egress shall be exercised in a reasonable manner.
- Where Grantee's facilities have been installed, no trees, permanent buildings or other structures shall be placed in or encroach the easement and no change of grade elevation or any excavations shall be made therein without prior written approval of the Grantees, but the same may be used for landscaping or other purposes that do not then or later interfere with the granted easement uses.
- Where Grantee's facilities are placed adjacent to Grantor's property line, Grantor hereby grants the owner of said adjacent property, or his agent, reasonable access to Grantee's facilities.
- It is further agreed that Grantor has lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her heirs, executors, administrators, successors and assigns shall warrant and defend the same and will indemnify and hold harmless the District forever against the claims of all persons whosoever in any way asserting any right, title or interest prior to or contrary to this conveyance.

IN WITNESS WHEREOF, the parties hereto have signed their names and caused the execution of this instrument this 27 day of Jan, 1983

Larry Osborn

Robert E. Beardmore

STATE OF Nebraska

COUNTY OF SARPY

On this 28 day of January, 1983, before me the undersigned, a Notary Public in and for said

County, personally came Larry Osborn

President of \_\_\_\_\_ personally to me known to be the identical person(s) who signed the foregoing instrument as grantor(s) and who acknowledged the execution thereof to be \_\_\_\_\_ voluntary act and deed for the purpose therein expressed.

STATE OF Nebraska

COUNTY OF SARPY

On this 28 day of January, 1983, before me the undersigned, a Notary Public in and for said County and State, personally appeared Robert E. Beardmore

personally to me known to be the identical person(s) and who acknowledged the execution thereof to be \_\_\_\_\_ voluntary act and deed for the purpose therein expressed.

Witness my hand and Notarial Seal the date above written.

GENERAL NOTARY - State of Nebraska  
H. F. HENK  
My Comm. Exp. Feb. 24, 1985

My Commission expires: Feb. 24, 1985

Witness my hand and Notarial Seal at Bellevue, NE in said County the day and year last above written.

GENERAL NOTARY - State of Nebraska  
H. F. HENK  
My Comm. Exp. Feb. 24, 1985

Distribution Engineer: HK Date 1-31-83 Land Rights and Services 491 Date 1/31/83

Recorded in Misc. Book No. \_\_\_\_\_ at Page No. \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_  
Section 35 Township 14 North, Range 13 East Salesman Svacina Engineer Rosales Est. #8202812 o. 5104

THE CAR COMPANY  
217 N. PT. CROCK RD., BELLEVUE, NE

00910