

98-20862 S  
FILED SARPY CO. NE. Counter S  
INSTRUMENT NUMBER Verify [Signature]  
98-020862 D.E. Dy  
98 JUL 31 AM 9:29 Proof a  
Fee \$ 15.50  
Cash  Chg   
*Lloyd J. Dowding*  
REGISTER OF DEEDS  
~~XXXXXXXXXXXX~~  
CHECK LEGAL



**THIS PAGE ADDED  
FOR RECORDING  
INFORMATION.**

**DOCUMENT STARTS ON  
NEXT PAGE.**

**LLOYD J. DOWDING**  
SARPY COUNTY REGISTER OF DEEDS  
1210 GOLDEN GATE DRIVE, #1109  
PAPILLION, NE 68046-2895  
402-593-5773

RECORDING REQUESTED BY;  
WHEN RECORDED MAIL TO;  
Qwest Communications Inc.  
555 17<sup>th</sup>. St Tenth Floor  
Denver Colorado 80202  
Attention General Counsel

98-20862A

EASEMENT

The undersigned, and each and all if more than one, { GRANTOR "}, for and in consideration of TWO THOUSAND DOLLARS Dollars \$[ 2000<sup>00</sup> ] and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby grants and conveys to QWEST Communication Corporation, a Delaware corporation whose address is 555 17<sup>th</sup>. St. Denver Colorado 80202 { GRANTEE }, its successors, assigns, lessees, licensees, and agents, a perpetual easement and right of way { EASEMENT }, TEN [ 10 ' ] feet in width, to construct, reconstruct, install, reinstall, operate, inspect, maintain, repair, replace, and remove such communications and other facilities from time to time as Grantee may require, including but not limited to a multiple conduits and cables, handholes, markers, and related improvements, utilities and appurtenances, upon, in, over under and across the following described real property which grantor owns, or in which Grantor has any interest situated in the County of SARPY, State of NEBRASKA

{ see Exhibit A attached hereto and incorporated herein by this reference. }

TOGETHER with the right of ingress and egress over and across the lands of Grantor to and from the Easement area, the right to clear and to keep cleared all trees and other obstructions as may be necessary, and the right to permit other communications and utility companies to use the Easement for communications and utility purposes.

TO HAVE AND TO HOLD the Easement unto Grantee together with the right, from time to time, to assign or to convey this Easement, and the rights granted hereunder, freely, in whole or in part. Grantor hereby binds itself, its heirs, executors, and administrators to warrant and forever defend all and singular the Easement and rights granted herein unto Grantee, its successors, and assigns, against every person whomsoever, lawfully claiming or to claim the same, or any part thereof. Grantor represents and warrants that it is the sole owner in fee simple of the real property within the Easement and that it has the lawful right to and authority to grant the Easement and other rights granted hereby.

Grantee shall be responsible for all damages caused to Grantor arising from Grantee's breach of terms hereof.

Grantee hereby waives any claim against Grantor for damage to Grantee's property, except to the extent caused by the negligence, gross negligence, or willful misconduct of Grantor, its employees, agents or contractors.

Grantor reserves the right to occupy, use and cultivate the above described real property for all purposes not inconsistent with the rights herein granted. This Easement, and the rights granted herein, shall be binding on and insure to the benefit of the heirs, personal representatives, successors, and assigns of the respective parties hereto.  
Signed and delivered on

July 29 19 98  
Grantor Arthur Double S Development Grantor Patrick Double S Development



Mary Chapman

attached to and incorporated by reference in that certain Easement to Qwest Communications Corporation from the Grantor described therein

Double S Development  
Legal Description of real Property within Easement


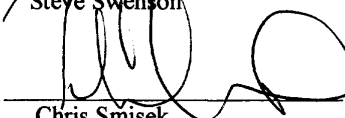
A Tract of land located in Tax lot 10, a tax lot located in the SW ¼ of the SE ¼ of Section 15 Township 13 North, Range 10 East of the 6<sup>th</sup>. P.M., Sarpy County, Nebraska, more particularly described as follows;

Commencing at the S ¼ corner of said Section 15; thence N89°42'51"[assumed bearing] along the south line of said Section 15, a distance of 445.48', to the point of beginning; thence N39°34'14"E, a distance of 123.77 ft.; thence, N34°46'49"E, a distance of 208.32'; thence, N34°13'29"E, a distance of 202.98'; thence, N29°13'10"E, a distance of 99.11'; thence N30°00'26"E, a distance of 42.23'; thence S59°59'34"E a distance of 10'; thence S30°00'26"W, a distance of 42.16'; thence, S29°13'10"W, a distance of 99.48'; thence, S34°13'29"W, a distance of 203.47'; thence S34°46'49"W, a distance of 208.78'; thence, S39°34'14"W, a distance of 115.84'; thence, S89°42'51"W, a distance of 13.03', to the point of beginning.

Said tract of land contains an area of 0.156 acres, more or less.

Qwest Communication Corporation  
555 17<sup>th</sup>. Street, Tenth floor  
Denver, Colorado 80202

7/29/98

  
Steve Swenson  
  
Chris Smisek



