

November 30, 1989

File _____

Doc. _____

RIGHT-OF-WAY EASEMENT

I, DON ROBERT - MIKE ROBERT (HIDDEN COVE SUBDIVISION) Owner(s)
of the real estate described as follows, and hereafter referred to as "Grantor",
Hidden Cove Subdivision and more particularly described as follows;

OUTER BOUNDARY DESCRIPTION

A tract of land located in the N1/2 of the SE 1/4, the NE1/4 of the SW1/4, and the E1/2 of the NW1/4 of Section 18, Township 17 North, Range 6 East of the 6th P.M., Saunders County, Nebraska, being described as follows: Commencing at the E1/4 Corner of said Section 18 and going thence N90°00'00"W (on an assumed bearing) along the north margin of the N1/2 SE1/4 of said Section 18 for a distance of 73.00 feet to a point on the westerly R.O.W. of a public road; thence S00°13'43"E along said R.O.W., parallel to the east margin of said N1/2 SE1/4 for a distance of 4.50 feet to the point of beginning; thence N89°54'30"W for a distance of 935.04 feet; thence N89°42'50"W for a distance of 600.99 feet to a point on the north margin of the N1/2 SE1/4 of said Section 18; thence N90°00'00"W, along said north margin, for a distance of 1028.60 feet to the Center of said Section 18; thence N00°01'34"E along the east margin of the E1/2 NW1/4 of said Section 18 for a distance of 1420.0 feet to waters edge of the Platte River; thence S64°08'19"W, along said waters edge, for a distance of 91.70 feet; thence S00°01'34"W, parallel to and 82.50 feet distant from the east margin of said E1/2 NW1/4, for a distance of 1380.0 feet to a point on the south margin of said E1/2 NW1/4; thence continuing S00°01'34"W, parallel to and 82.50 feet distant from the east margin of the NE1/4 SW1/4 of said Section 18, for a distance of 1323.91 feet to a point on the south margin of said NE1/4 SW1/4; thence S88°00'00"E, along the south margins of the NE1/4 SW1/4 and N1/2 SE1/4 of said Section 18, for a distance of 1547.06 feet to the westerly R.O.W. of a public road, 73.00 feet west of east margin of said Section 18; thence N00°01'34"E, along said R.O.W., parallel to the east margin of N1/2 SE1/4, for a distance of 4.50 feet to the point of beginning.

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 with rights of ingress and egress thereto, to construct, operate, maintain, replace and remove its underground electric facilities, consisting of cables, wires, conduits, manholes, drains, splicing boxes and other appurtenances, upon, over, along and under the following described real estate, to wit:

A strip of land Five Feet (5') in width lying parallel and adjacent to the front lot line and on each side of the side lot lines of all numbered lots and open spaces.

CONDITIONS: The Grantor hereby grants to the District, its successors and assigns, the right, privilege and authority to clear all trees, roots, brush, and other obstructions from the surface and subsurface of said strip and to temporarily open any fences crossing said strip. Grantor agrees that grade shall not be reduced more than One foot (1') in elevation without the prior approval of the District. The Grantor understands that a single pole and appurtenances may be used to provide service to this property.

In granting this easement, it is understood that said cables shall be buried below plow depth in order to not interfere with the ordinary cultivation of the strip. Damages to fences and growing crops arising from the construction and maintenance of the aforesaid system shall be paid for by the District.

The Grantor covenants that he/they has/have lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her/their 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 whomsoever 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 30 day of December, 19 89.

Hidden Cove Sub Division
Don Robert By Mike Robert



SAUNDERS CO. N.E. Entered in NUM INDEX April 10
In BK. 148 Pg. 588 of Subdiv

Don Clark 19 89 at 12:00 PM
REGISTER OF DEEDS
Richard Semrad

Distribution Engineer [Signature] Date 11/30/89 Property Management [Signature] Date: 1-2-90

Section 18 Township 17 North, Range 6 East

Salesman Scott Engineer Plummer Est. # 8901098 W.O. # 5686

COMPLETE APPROPRIATE ACKNOWLEDGEMENT ON REVERSE SIDE

CORPORATE ACKNOWLEDGEMENT

INDIVIDUAL ACKNOWLEDGEMENT

STATE OF
COUNTY OF

STATE OF NEBRASKA
COUNTY OF DOUGLAS

On this _____ day of _____, 19 _____,
before me the undersigned, a Notary Public in and
for said County, personally came _____

On this 8 day of DEC., 1989,
before me the undersigned, a Notary Public in and
for said County and State, personally appeared

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.

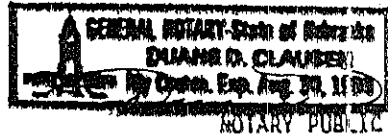
HIDDEN COVE SUBDIVISION
MIKE ROBERT - DON ROBERT

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

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

Witness my hand and Notarial Seal the date above
written.

NOTARY PUBLIC



[Handwritten signature]

NOTARY PUBLIC

RETURN TO:
OMAHA PUBLIC POWER DISTRICT
537 1/2 Estate Division
411 North 16th Street Mall
Omaha, NE 68102-2247