

ADDENDUM
TO
LICENSE AND EASEMENT AGREEMENT

This instrument shall serve as an Addendum and to become a part of the License and Easement Agreement filed with the Register of Deeds of Douglas County at Book 502, Page 361 being a License and Easement Agreement dated November 16, 1970 and filed of record August 20, 1971.

It is agreed by and between the present owners of the property described therein that the rights, benefits and obligations of grantee, its successors and assigns shall include The Latvian Tower Condominium Association and any individual unit condominium owners, their successors and assigns.

All other terms of the License and Easement Agreement shall remain in full force and effect.

THE LATVIAN TOWER CONDOMINIUM
CORPORATION

BY _____

MORAMERICA PROPERTIES, INC.

BY _____

MERIT FUND IV

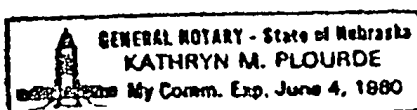
By _____

Albert Ichelson, Jr., General Partner

STATE OF Nebraska)
COUNTY OF Douglas) ss.

Before me, a Notary Public, in and for said county and state, personally came TED REEDER, President of THE LATVIAN TOWER CONDOMINIUM CORPORATION, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said corporation.

Witness my hand and Notarial Seal this 27th day of March, 1979.



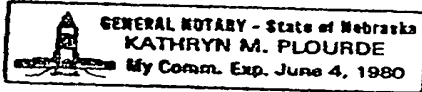
Kathryn M. Plourde
Notary Public

STATE OF Nebraska)
COUNTY OF Douglas) ss.

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Before me, a Notary Public, in and for said county and state, personally came L. E. Kellestall, Asst. V. P. of MORAMERICA PROPERTIES, INC., known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said corporation.

Witness my hand and Notarial Seal this 32th day of March, 1979.

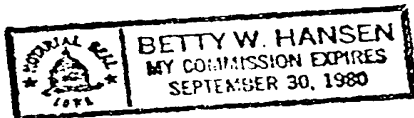


Kathryn M. Flourde
Notary Public

STATE OF Iowa)
COUNTY OF Linn) ss.

Before me, a Notary Public, in and for said county and state, personally came Albert Scholander, General Partner of MERIT FUND IV, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said Partnership.

Witness my hand and Notarial Seal this 26th day of March, 1979.



Betty W. Hansen
Notary Public

that part of the Northeast 1/4 of the Northwest 1/4 of Section 34, T15N, R12E of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

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Commencing at the Southeast corner of the Northeast 1/4 of the Northwest 1/4 of said Section 34; thence S 89° 54' 55" W, on the South line of the Northeast 1/4 of the Northwest 1/4 of said Section 34, 878.56 feet to the Easterly line of Paddock Road; thence N 37° 08' 50" E, on said Easterly line, 563.72 feet to a point of curvature; thence continuing on said Easterly line on a curve to the left (said curve having a radius of 233.00 feet; chord bearing N 26° 04' 53" E, a chord distance 89.44 feet) an arc distance of 90.00 feet to the point of beginning; thence S 78° 30' 00" E, 33.00 feet to a point of curvature; thence on a curve to the right (said curve having a radius of 183.55 feet, chord bearing S 59° 00' 00" E, chord distance 122.54 feet) an arc distance of 124.94 feet; thence on a curve to the left (said curve having a radius of 458.24 feet, chord bearing S 50° 15' 00" E, chord distance 170.94 feet) an arc distance of 171.95 feet to a point of tangency; thence S 61° 00' 00" E, 186.23 feet; thence S 0° 11' 20" W, 95.16 feet; thence N 89° 54' 55" E, 68.00 feet to the East line of the Northeast 1/4 of the Northwest 1/4 of said Section 34, thence N 0° 11' 20" E, on said East line, 135.00 feet; thence S 89° 54' 55" W, 47.19 feet; thence N 61° 00' 00" W, 185.23 feet to a point of curvature; thence on a curve to the right (said curve having a radius of 413.24 feet, chord bearing N 50° 15' 00" W, Chord distance 154.16 feet) an arc distance of 155.07 feet; thence S 50° 30' 00" W, 25.00 feet; thence Northwesterly on a curve to the left (said curve having a radius of 203.55 feet, chord bearing N 59° 00' 00" W, chord distance 135.89 feet) an arc distance of 138.55 feet to a point of tangency; thence N 78° 30' 00" W, 32.97 feet to the Easterly line of Paddock Road; thence Southwesterly, on said Easterly line, on a curve to the right (said curve having a radius of 233.00 feet; chord bearing S 12° 33' 19" W, chord distance 20.00 feet) an arc distance of 20.01 feet to the point of beginning.

And that part of the Northeast 1/4 of the Northwest 1/4 of Section 34, T 15 N, R 12 E of the 6th P.M., Douglas County, Nebraska described as follows:

Commencing at the Southeast corner of said Northeast 1/4 of the Northwest 1/4 of Section 34; thence S 89° 54' 55" W on the South line of said Northeast 1/4, 549.00 feet to the point of beginning; thence continuing S 89° 54' 55" W on the South line of said Northeast 1/4, 329.56 feet; thence N 37° 08' 50" E, 324.92 feet; thence S 52° 51' 10" E, 122.00 feet to a point of curve; thence on a curve to the right (radius being 39.22 feet) an arc distance of 45.86 feet; thence S 14° 08' 50" W, 25.00 feet to a point of curve; thence on a curve to the right (radius being 98.00 feet) an arc distance of 30.22 feet; thence S 0° 05' 05" E, 54.09 feet; thence N 89° 54' 55" E, 39.49 feet; thence S 0° 05' 05" E, 38.00 feet to the point of beginning. (The North line of said Northwest 1/4 assumed East-West in direction.)

RECEIVED.

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C. HAROLD OSTLER
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

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