



ster B2 Paragraph: LINCPL.B2M

Paragraph #:1
Lincoln Place First Platting

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Paragraph #:2
Plat filed April 16, 1999, at Instrument Number 1999-11358 of the records of Sarpy County, Nebraska, Grants a perpetual easement to Omaha Public Power District, Cable Television and U.S. West Communications, across a 5 foot wide strip of land nd adjoining the front and side boundary lot lines; an 8 foot wide strip of land adjoining the rear boundary lines of exterior lot line; and a 16 foot wide strip of land adjoining the rear boundary lines of all cul-de sac streets. Also grants a perpetual easement to Peoples Natural Gas and the City of Gretna 5 foot strip abutting all public streets. Also contains provisions for Setback lines and a 5 foot drainage easement to Sanitary and Improvement District #202 along and across North lot line of subject property.
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Paragraph #:3
Ordinance #638 dated November 3, 1998, filed December 7, 1998, at Instrument Number 1998-34977 of the records of Sarpy County, Nebraska, amends official Zoning map of the City of Gretna and Changing Zoning of subject property to a single family residential zone. (R-2)
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Paragraph #:4
Declaration of Covenants, Instrument Number 1999-17671, dated June 1, 1999, filed June 4, 1999, Contains certain restrictions and provision, related to subject property. Contains provisions For Lincoln Place Homeowners Association fees dues and assessments. Grants a perpetual easement to Omaha Public Power District, US West Communications, Cable Television and Peoples Natural Gas, City of Gretna and Sanitary and Improvement District #202 a 5 foot wide strip of land adjoining front and side boundary lot lines, an 8 foot wide strip of land adjoining all rear boundary lot lines and a 16 fot wide strip of alnd adjoining all exterior lot lines. Grants a perpetual easement to Peoples Natural Gas, 5 foot wide strip of land abutting all cul-de-sac streets.
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Paragraph #:5
Amendment to Declaration of Covenants, dated July 6, 1999, filed July 8, 1999, Instrument Number 1999-21633, Contains certain restrictions and provisions on subject property.
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