



1252 676 MISC



08485 98 676-677

RICHARD N. TAKECHI  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

98 JUN 24 AM 11:01

RECEIVED

*Affects Part  
of Lot 8  
now Lot 1*

*Lonergan Lake  
Estates Rep.*

TEMPORARY GRADING EASEMENT

MICHAEL L. LESCH, "Grantor", for valuable consideration, receipt of which is acknowledged, hereby grants and conveys to Douglas County, Nebraska, "Grantee", a temporary easement to excavate, fill and grade the real property described on the attached Exhibit "A" which by reference is incorporated herein.

To have and to hold to Grantee, and to Grantee's successors and assigns, together with the right of ingress to and egress from the premises. It is further agreed as follows:

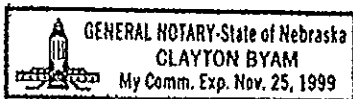
1. The excavation, fill and grading shall be done in substantial conformance with the Lonergan Lake Estates Grading prepared by Thompson, Dreesen & Dorner, consulting engineers.
2. The rights granted by this Temporary Grading Easement shall terminate thirty days following completion by Douglas County of construction of road improvements in the Easement Area.
3. Grantee shall upon completion of the excavation, fill and grading, seed the easement area.
4. The rights granted under this Temporary Grading Easement shall inure to the benefit of the contractors, agents, employees of and representatives of Grantee.
5. Grantee will replace, rebuild, or repair damage to the easement area or adjoining areas caused by Grantee or by Grantee's agents, employees, contractors or representatives.
6. Grantor hereby represents and warrants for Grantor and Grantor's successors, assigns, heirs, and legal representatives that Grantor has the right, power and authority to grant this Temporary Grading Easement.

24<sup>th</sup> IN WITNESS WHEREOF, Grantor has executed this Temporary Grading Easement this day of April, 1998.

*[Signature]*  
Michael L. Lesch

STATE OF NEBRASKA)  
COUNTY OF DOUGLAS) ss

SUBSCRIBED and sworn to before me, a Notary Public, this 24<sup>th</sup> day of April, 1998, by MICHAEL L. LESCH, a single person.



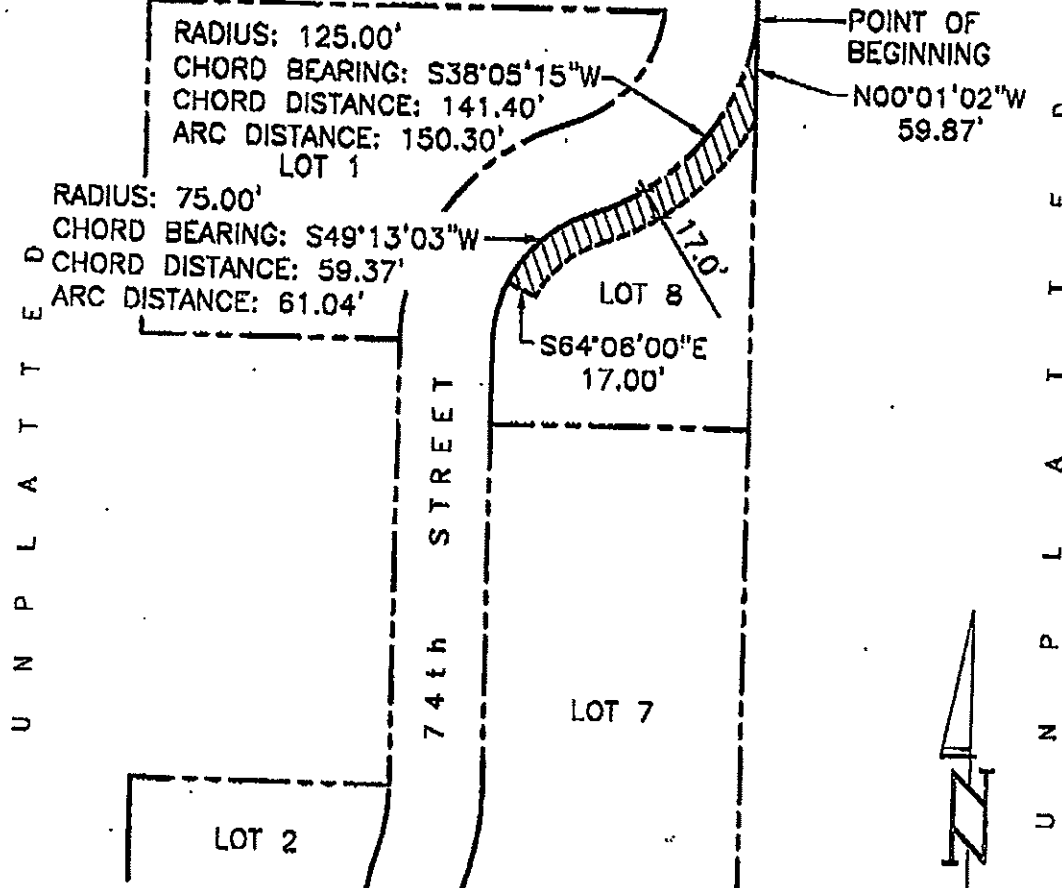
*8485H*

*[Signature]*  
Notary Public

FEE 10.50 FB \_\_\_\_\_  
BKP \_\_\_\_\_ C/O \_\_\_\_\_ COMP \_\_\_\_\_  
DEL \_\_\_\_\_ SCAN *dc* FV \_\_\_\_\_

Return To:  
Thompson, Dreesen & Dorner, Inc.  
10836 Old Mill Road  
Omaha, Nebraska 68154

OMAHA TRACE ROAD



SCALE 1" = 100'

**LEGAL DESCRIPTION**

A 17.00 FOOT WIDE STRIP OF LAND LYING WITHIN THAT PART OF LOT 8, LONERGAN LAKE ESTATES, A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NE CORNER OF SAID LOT 8; THENCE SOUTHWESTERLY ON THE WESTERLY LINE OF SAID LOT 8 ON A 125.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S38°05'15"W (ASSUMED BEARING) CHORD DISTANCE 141.40 FEET, AN ARC DISTANCE OF 150.30 FEET; THENCE CONTINUING SOUTHWESTERLY ON THE WESTERLY LINE OF SAID LOT 8 ON A 75.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S49°13'03"W CHORD DISTANCE 59.37 FEET, AN ARC DISTANCE OF 61.04 FEET; THENCE S64°06'00"E 17.00 FEET; THENCE NORTHEASTERLY ON A LINE 17.00 FEET SOUTHEASTERLY FROM AND PARALLEL WITH THE WESTERLY LINE OF SAID LOT 8 TO THE EAST LINE THEREOF; THENCE N00°01'02"W 59.87 FEET ON THE EAST LINE OF SAID LOT 8 TO THE POINT OF BEGINNING.

LONERGAN LAKE ESTATES TD2 FILE NO. 200-248-19-F DATE: JANUARY 27, 1998  
 THOMPSON, DREESSEN & DORNER, INC., 10836 OLD MILL ROAD, OMAHA, NEBRASKA 68154, 402-330-8860

EXHIBIT "A"