

W-469

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CLERK

EASEMENT

The undersigned, Gaines Partridge, Jr. and Velma Partridge, husband and wife, being the present owners of Tax Lot Ninety-three (93) in Section Thirty-one (31), Township Seventeen (17) North, Range Thirteen (13), East of the Sixth Principal Meridian in Washington County, Nebraska, for a valuable consideration, receipt whereof being hereby acknowledged, do hereby grant and convey unto Helen B. Phillips, as easement on, over, through and across said Tax Lot Ninety-three (93) described as 10.00 feet on either side of and parallel to a line described as follows: Commencing at a point where the Westerly right-of-way line of U. S. Highway No. 73 intersects the Southerly line of said Tax Lot Ninety-three (93), said point being 102.64 feet Northwesterly from and measured at a right angle to the centerline of said Highway; thence N 9°58'37" E (the South line of said Tax Lot 93 assumed N 89°52'12" E in direction) on the Westerly right-of-way line of said Highway, 22.7 feet to the point of beginning; thence N 81°06'23" W, 194.15 feet; thence S 77°10'07" W, 175.75 feet; thence N 68°27'36" W, 70.69 feet; thence N 61°05'46" W, 227.49 feet; thence N 84°05'08" W, 195.64 feet; thence N 26°43'40" W, 165.23 feet; thence N 54°03'30" W, 119.28 feet; thence N 11°38'20" W, 88.84 feet to a point on the North line of said Tax Lot 93, said point being 563.09 feet westerly from the Southeast corner of Tax Lot Eighty-seven (87), all in the Southwest Quarter (SW¼) of Section Thirty-one (31), Township Seventeen (17) North, Range Thirteen (13), East of the Sixth Principal Meridian in Washington County, Nebraska, for the use and occupancy of said twenty foot strip of land by said Helen B. Phillips, her heirs and assigns forever as a roadway for ingress and egress to property owned by her, hereby binding not only the present owners but their heirs, successors and assigns, to the faithful performance of this easement. The grantee herein and her assigns shall have a responsibility and duty to keep the road repair and maintained at their own expense.

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O'HANLON & MARTIN  
LAWYERS  
BLAIR, NEBRASKA

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