

That The Ridges Limited Partnership, hereinafter referred to as "GRANTOR", (whether one or more) for and in consideration of the sum of TWO DOLLARS (\$2.00) and other valuable consideration, the receipt of which is hereby acknowledged, does hereby grant and convey unto the Metropolitan Utilities District, hereinafter referred to as MUD and to its successors and assigns, an easement for the right to construct, maintain and operate a WATER AND GAS MAIN, and appurtenances thereto, in through and under the parcel of land described as follows, to-wit:

SEE ATTACHED EXHIBITS FOR PARCELS "A" THROUGH "I"

TO HAVE AND TO HOLD unto said MUD, its successors and assigns, together with the right of ingress and egress from said premises for the purpose of constructing, inspecting and maintaining or operating said WATER & GAS MAIN at the will of the MUD. The GRANTOR may, following construction of said WATER & GAS MAIN, continue use the surface of the easement strip conveyed hereby for other purposes, subject to the right of the MUD to use the same for the purposes herein expressed.

IT IS FURTHER AGREED AS FOLLOWS:

1. That no grading, fill or fill material, embankment work, buildings, improvements, or other structures shall be placed in, on, over or across said easement strip by GRANTOR, his successors and assigns, without express approval of the MUD. Improvements which may be approved by MUD include landscaping or road, street or parking area surfacing or pavement. These improvements and any trees, grass or shrubbery placed on said easement shall be maintained by GRANTOR, his successors or assigns.
2. That MUD will replace or rebuild any and all damage to improvements caused by MUD exercising its rights of inspecting, maintaining or operating said water main, except that, damage to or loss of trees and shrubbery will not be compensated for by MUD.
3. That MUD shall cause any trench made on said easement strip to be properly refilled and shall cause the premises to be left in a neat and orderly condition. This easement is also for the benefit of any contractor, agent, employee or representative of the MUD and any of said construction work.
4. That said GRANTOR for himself or themselves and his or their heirs, executors and administrators does or do confirm with the said MUD and its assigns, that he or they, the GRANTOR is or are well seized in fee of the above-described property and that he or they have or has the right to grant and convey this easement in the manner and form aforesaid, and that he or they will, and his or their heirs, executors and administrators, shall warrant and defend this easement to said MUD and its assigns against the lawful claims and demands of all persons. This easement runs with the land.
5. That said easement is granted upon the condition that the MUD will remove or cause to be removed all presently existing improvements thereon, including but not limited to crops, vines, trees within the easement area as necessary for construction.
6. That this instrument contains the entire agreement of the parties; that there are no other different agreements or understandings between the GRANTOR and the MUD or its agents; and that the GRANTOR, in executing and delivering this instrument, has not relied upon any promises, inducements or representations of the MUD or its agents or employees except as are set forth herein.

IN WITNESS WHEREOF, said GRANTOR has or have hereunto set his or their hands(s) this 8th day of April, 1993.

The Ridges Limited Partnership, a Nebraska Limited Partnership, by and through Ridges Corporation, General Partner  
Name of Corporation \_\_\_\_\_

By Timothy J. McReynolds President

Attest Cheryl W. Pannels Secretary

CORPORATE SEAL  
MARK WESTERGAARD  
ELLIOTT & ASSOC.  
5316 S. 132nd St Omaha 68137



LEGAL DESCRIPTION  
PARCEL "A"

PERMANENT METROPOLITAN UTILITIES DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Outlot "A", The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the point of intersection of the West right-of-way line of 180th Street and the Northerly right-of-way line of West Center Road, said point also being the Southeast corner of said Outlot "A", The Ridges; thence N78°19'44"W (assumed bearing) along the South line of said Outlot "A", The Ridges, a distance of 20.42 feet; thence N00°00'03"E, a distance of 90.64 feet to a point on the North line of said Outlot "A", The Ridges; thence S76°34'41"E along said North line of Outlot "A", The Ridges, a distance of 20.56 feet to a point on said West right-of-way line of 180th Street, said point also being the Northeast corner of said Outlot "A", The Ridges; thence S00°00'03"W along the East line of said Outlot "A", The Ridges, a distance of 90.00 feet to the point of beginning.

SE 1/4 SE 1/4

Said Permanent Metropolitan Utilities District of Omaha Easement contains an area of 0.042 acres, more or less.

#85063.1  
2/9/93

ELLIOTT & ASSOCIATES  
5316 SOUTH 132ND STREET  
OMAHA, NE 68137

LEGAL DESCRIPTION  
PARCEL "B"  
PERMANENT METROPOLITAN UTILITIES DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Lot 263, The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the point of intersection of the South right-of-way line of Center Ridge Drive and the West right-of-way line of 180th Street, said point also being the Northeast corner of said Lot 263, The Ridges; thence S00°00'03"W (assumed bearing) along the East line of said Lot 263, The Ridges, a distance of 930.16 feet to the Southeast corner of said Lot 263, The Ridges; thence N76°34'41"W along the South line of said Lot 263, The Ridges, a distance of 20.56 feet; thence N00°00'03"E, a distance of 905.39 feet; thence N44°59'57"W, a distance of 28.28 feet to a point on said South right-of-way line of Center Ridge Drive, said line also being the North line of said Lot 263, The Ridges; thence S89°59'57"E along said North line of Lot 263, The Ridges, a distance of 40.00 feet to the point of beginning.

Said Permanent Metropolitan Utilities District of Omaha Easement contains an area of 0.431 acres, more or less.

#85063.1  
2/9/93

SE 1/4 SE

ELLIOTT & ASSOCIATES  
5316 SOUTH 132ND STREET  
OMAHA, NE 68137

LEGAL DESCRIPTION  
PARCEL "C"  
PERMANENT METROPOLITAN UTILITIES DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Lot 262, The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the point of intersection of the West right-of-way line of 180th Street and the North right-of-way line of Center Ridge Drive, said point also being the Southeast corner of said Lot 262, The Ridges; thence N89°59'57"W (assumed bearing) along the South line of said Lot 262, The Ridges, a distance of 40.00 feet; thence N45°00'03"E, a distance of 28.28 feet; thence N00°00'03"E, a distance of 655.00 feet; thence N89°59'57"W, a distance of 549.08 feet to a point on the Easterly line of Lot 214, The Ridges; thence N20°42'06"E along said Easterly line of Lot 214, The Ridges, and the Easterly line of Lot 213, The Ridges, a distance of 16.04 feet to the Northwest corner of said Lot 262, The Ridges; thence S89°59'57"E along the North line of said Lot 262, The Ridges, a distance of 563.41 feet to a point on said West right-of-way line of 180th Street, said point also being the Northeast corner of said Lot 262, The Ridges; thence S00°00'03"E, along the East line of said Lot 262, The Ridges, a distance of 690.00 feet to the point of beginning.

Said Permanent Metropolitan Utilities District of Omaha Easement contains an area of 0.510 acres, more or less.

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2/9/93

SE } SE  
NE }

ELLIOTT & ASSOCIATES  
5316 SOUTH 132ND STREET  
OMAHA, NE 68137

LEGAL DESCRIPTION  
PARCEL "D"  
PERMANENT METROPOLITAN UTILITY DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Lot 214, The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Northwest corner of said Lot 214, The Ridges; thence S69°17'54"E (assumed bearing) along the Northerly line of said Lot 214, The Ridges, a distance of 150.00 feet to the Northeast corner of said Lot 214, The Ridges; thence S20°42'06"W along the Easterly line of said Lot 214, The Ridges, a distance of 2.40 feet; thence N89°59'57"W, a distance of 35.64 feet; thence N69°17'54"W, a distance of 116.66 feet to a point on the Westerly line of said Lot 214, The Ridges; thence N20°42'06"E along said Westerly line of Lot 214, The Ridges, a distance of 15.00 feet to the point of beginning.

Said Permanent Metropolitan Utilities District of Omaha easement contains an area of 0.047 acres, more or less.

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2/9/93

NE 1/4 SE 1/4

ELLIOTT & ASSOCIATES  
5316 SOUTH 132ND STREET  
OMAHA, NE 68137

LEGAL DESCRIPTION  
PARCEL "E"  
PERMANENT METROPOLITAN UTILITIES DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Lot 213, The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Southwest corner of said Lot 213, The Ridges; thence N20°42'06"E (assumed bearing) along the Westerly line of said Lot 213, The Ridges, a distance of 15.00 feet; thence S69°17'54"E, a distance of 111.18 feet; thence S89°59'57"E, a distance of 41.50 feet to a point on the Easterly line of said Lot 213, The Ridges; thence S20°42'06"W, along said Easterly line of Lot 213, The Ridges, a distance of 29.67 feet to the Southeast corner of said Lot 213, The Ridges; thence N69°17'54"W along the Southerly line of said Lot 213, The Ridges, a distance of 150.00 feet to the point of beginning.

Said Permanent Metropolitan Utilities District of Omaha Easement contains an area of 0.058 acres, more or less.

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2/9/93

NE 1/4 SE 1/4

ELLIOTT & ASSOCIATES  
5316 SOUTH 132ND STREET  
OMAHA, NE 68137

LEGAL DESCRIPTION  
PARCEL "F"  
PERMANENT METROPOLITAN UTILITIES DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Lot 261, The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Southeast corner of said Lot 261, The Ridges; thence N89°59'57"W (assumed bearing) along the South line of said Lot 261, The Ridges, a distance of 563.41 feet to a point on the Easterly line of Lot 213, The Ridges, said point also being the Southwest corner of said Lot 261, The Ridges; thence N20°42'06"E along said Easterly line of Lot 213, The Ridges, a distance of 16.04 feet; thence S89°59'57"E, a distance of 537.74 feet; thence N00°00'03"E, a distance of 358.04 feet; thence S89°59'57"E, a distance of 20.00 feet to a point on the East line of said Lot 261, The Ridges; thence S00°00'03"W along said East line of Lot 261, The Ridges, a distance of 373.04 feet to the point of beginning.

Said Permanent Metropolitan Utilities District of Omaha Easement contains an area of 0.357 acres, more or less.

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2/9/93

NE 1/4 SE 1/4

ELLIOTT & ASSOCIATES  
5316 SOUTH 132ND STREET  
OMAHA, NE 68137



LEGAL DESCRIPTION  
PARCEL "G"  
PERMANENT METROPOLITAN UTILITIES DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Lot 260, The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the point of intersection of the West right-of-way line of 180th Street and the South right-of-way line of Shadow Ridge Drive, said point also being the Northeast corner of said Lot 260, The Ridges; thence S00°00'10"W (assumed bearing) along the East line of said Lot 260, The Ridges, a distance of 1184.64 feet to the Southeast corner of said Lot 260, The Ridges; thence N83°32'41"W along the Southerly line of said Lot 260, The Ridges, a distance of 20.13 feet; thence N00°00'10"E, a distance of 1182.37 feet to a point on the North line of said Lot 260, The Ridges; thence S89°59'50"E along the North line of said Lot 260, The Ridges, a distance of 20.00 feet to the point of beginning.

Said Permanent Metropolitan Utilities District of Omaha Easement contains an area of 0.543 acres, more or less.

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2/9/93

SE 1/4 NE 1/4

ELLIOTT & ASSOCIATES  
5316 SOUTH 132ND STREET  
OMAHA, NE 68137

LEGAL DESCRIPTION  
PARCEL "H"  
PERMANENT METROPOLITAN UTILITIES DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Lot 267, The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the point of intersection of the West right-of-way line of 180th Street and the North right-of-way line of Shadow Ridge Drive, said point also being the Southeast corner of said Lot 267, The Ridges; thence N89°59'50"W (assumed bearing) along the South line of said Lot 267, The Ridges, a distance of 20.00 feet; thence N00°00'10"E, a distance of 253.55 feet to a point on the South line of Lot 274, The Ridges; thence N74°06'17"E along said South line of Lot 274, The Ridges, a distance of 20.80 feet to the Southeast corner of said Lot 274, The Ridges; thence S00°00'10"W along the East line of said Lot 267, The Ridges, a distance of 259.24 feet to the point of beginning.

Said Permanent Metropolitan Utilities District of Omaha Easement contains an area of 0.118 acres, more or less.

*NE 1/4 NE 1/4*

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2/2/93

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5316 SOUTH 132ND STREET  
OMAHA, NE 68137

LEGAL DESCRIPTION  
PARCEL "I"

PERMANENT METROPOLITAN UTILITIES DISTRICT OF OMAHA EASEMENT

A Permanent Metropolitan Utilities District of Omaha Easement located in part of Lot 267, The Ridges, a subdivision located in the E 1/2 of Section 29, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the northeast corner of Lot 274, The Ridges; thence S84°40'48"W (assumed bearing) along the North line of said Lot 274, The Ridges, a distance of 20.09 feet; thence N00°00'10"E, a distance of 617.64 feet; thence S89°52'21"E, a distance of 20.00 feet to a point on the East line of said Lot 267, The Ridges; thence S00°00'10"W along said East line of Lot 267, The Ridges, a distance of 615.73 feet to the point of beginning.

Said Permanent Metropolitan Utilities District of Omaha Easement contains an area of 0.283 acres, more or less.

NE 1/4 NE 1/4

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2/2/93

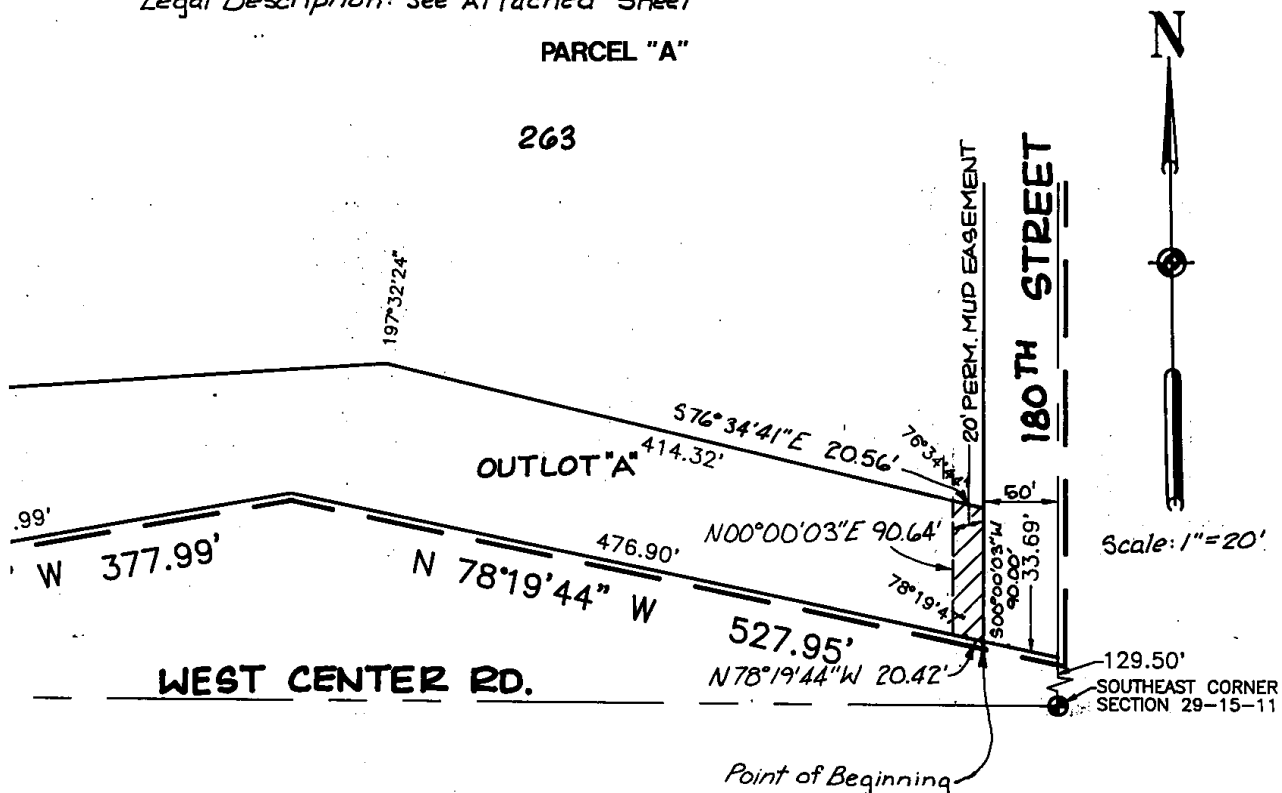
ELLIOTT & ASSOCIATES  
5316 SOUTH 132ND STREET  
OMAHA, NE 68137

THE RIDGES  
PERMANENT METROPOLITAN  
UTILITIES DISTRICT EASEMENT

Legal Description: See Attached Sheet

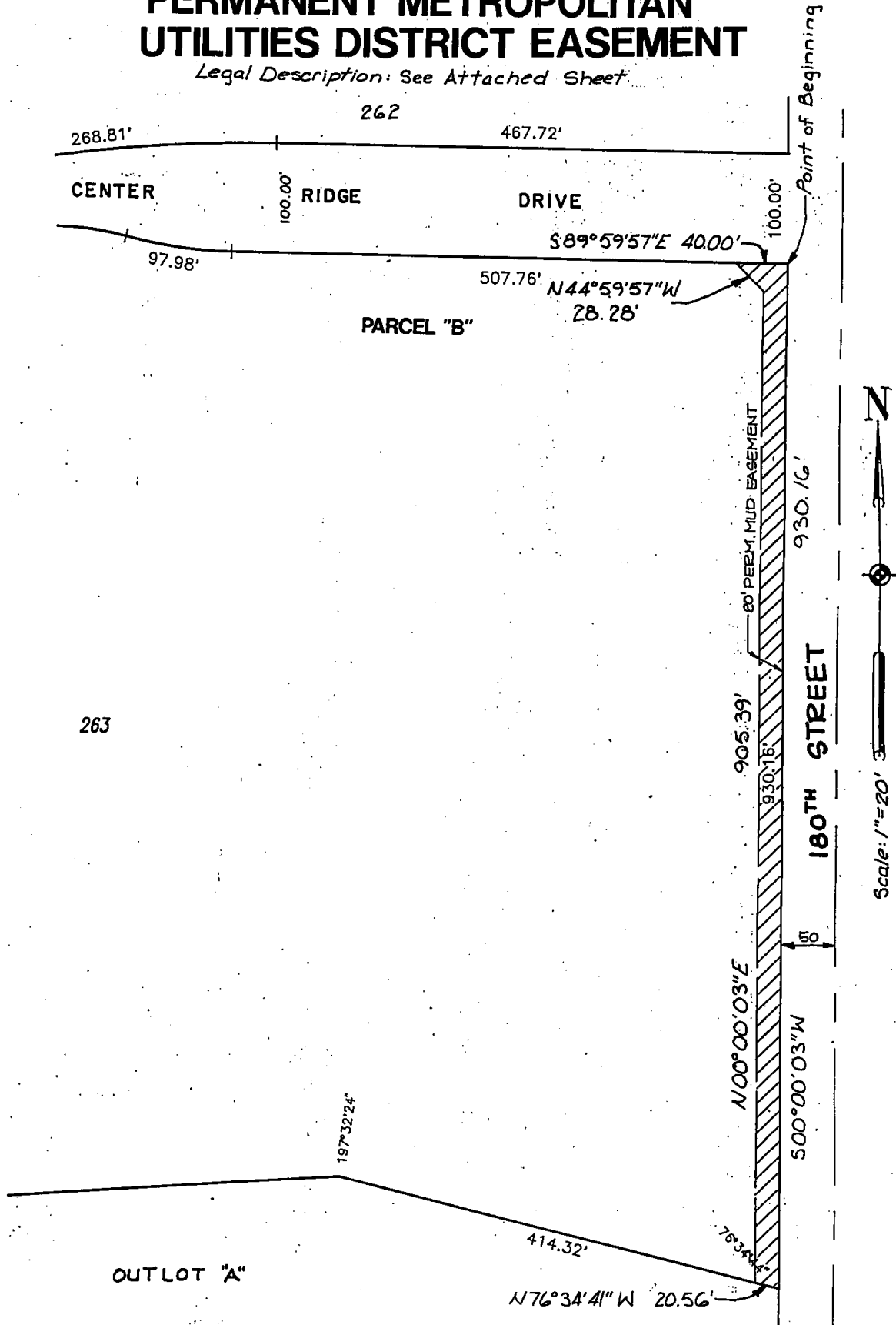
PARCEL "A"

263



# EXHIBIT "A" THE RIDGES PERMANENT METROPOLITAN UTILITIES DISTRICT EASEMENT

Legal Description: See Attached Sheet



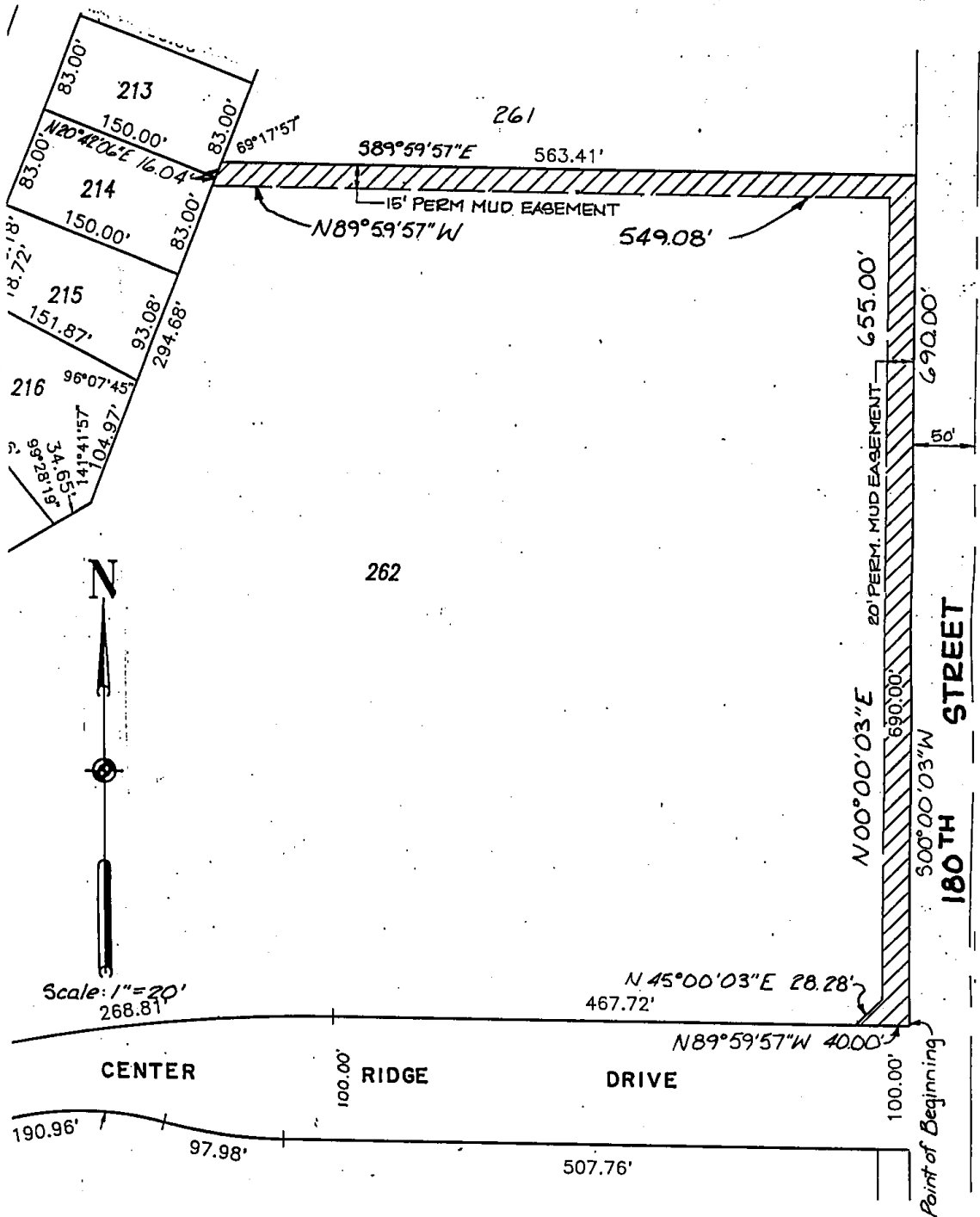
263

# EXHIBIT "A" THE RIDGES

## PERMANENT METROPOLITAN UTILITIES DISTRICT EASEMENT

Legal Description: See Attached Sheet

PARCEL "C"



263

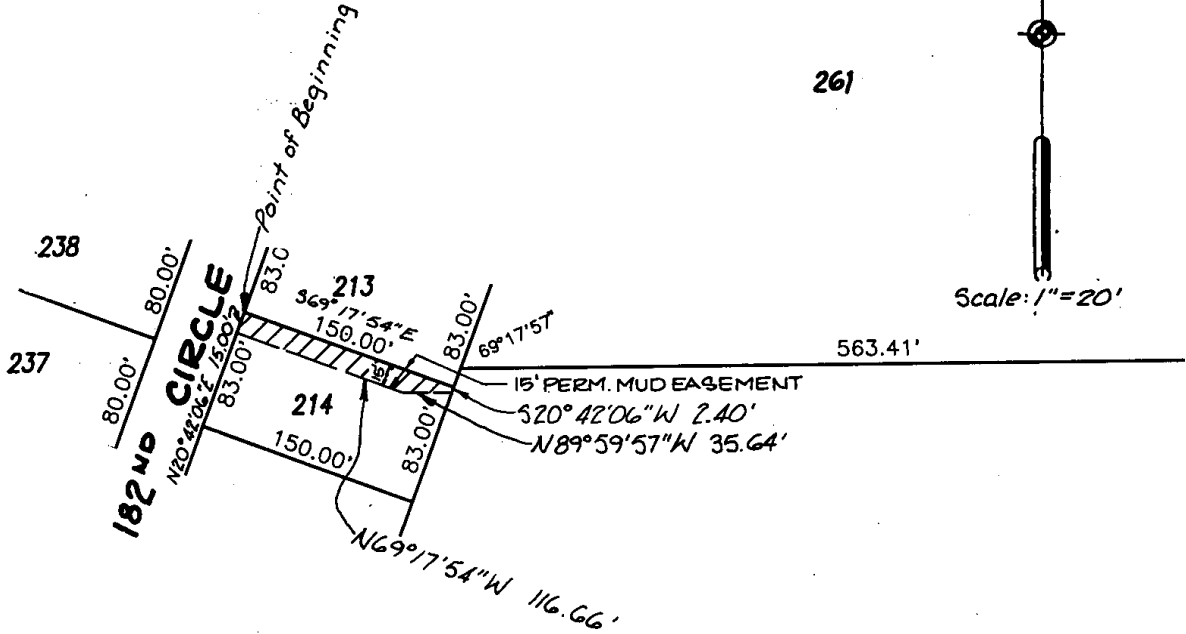
# EXHIBIT "A" THE RIDGES PERMANENT METROPOLITAN UTILITIES DISTRICT EASEMENT

Legal Description: See Attached Sheet

PARCEL "D"



Scale: 1" = 20'



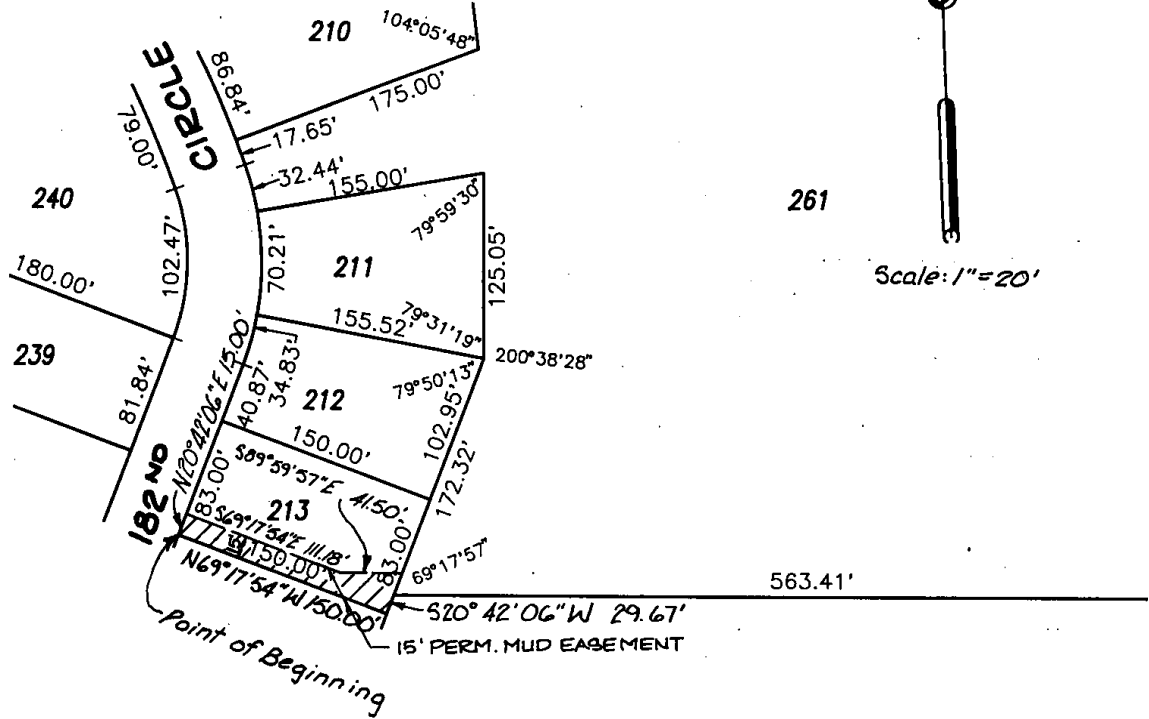
262

# EXHIBIT "A" THE RIDGES

## PERMANENT METROPOLITAN UTILITIES DISTRICT EASEMENT

Legal Description: See Attached Sheet

PARCEL "E"

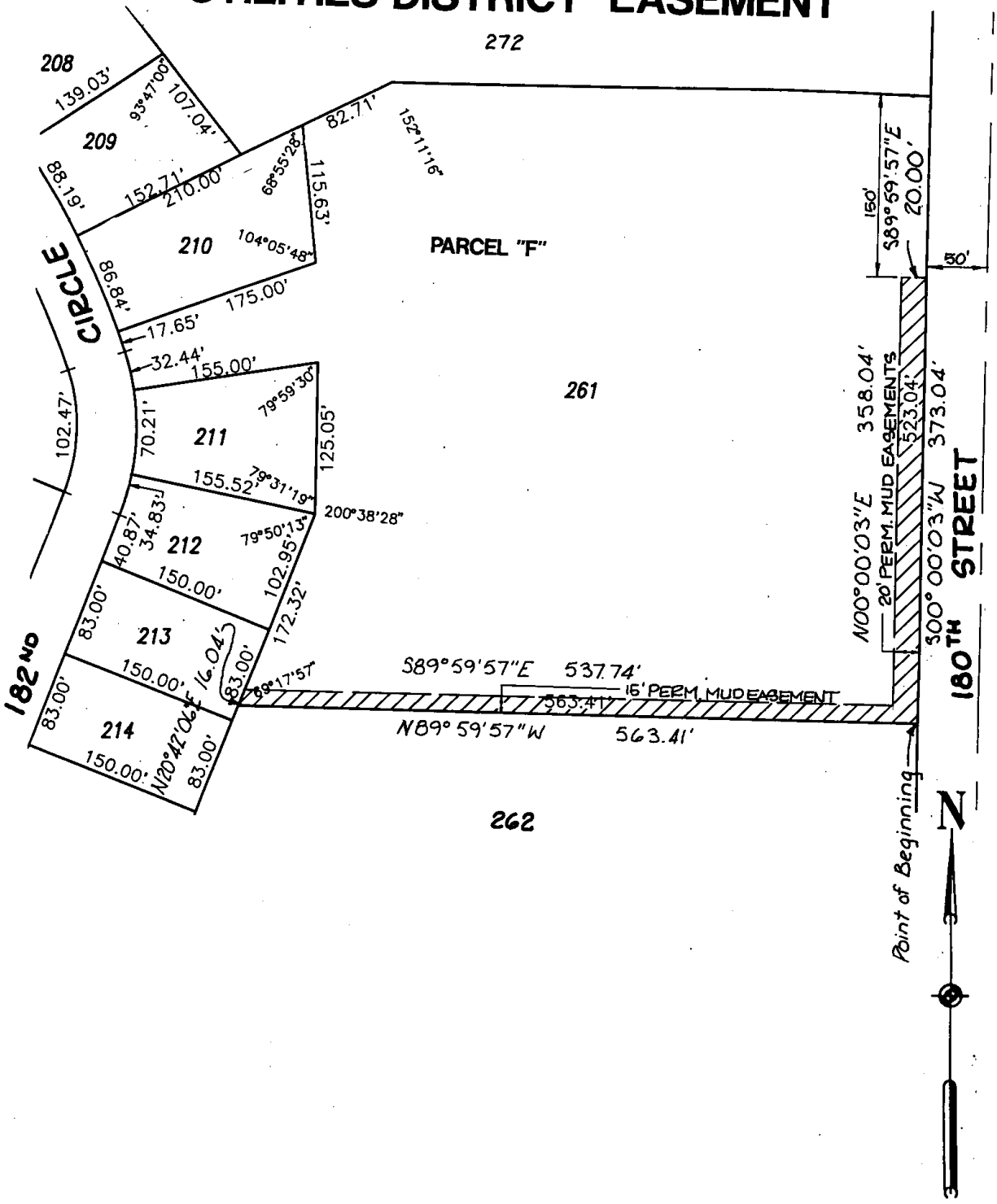


Scale: 1" = 20'

262



# EXHIBIT "A" THE RIDGES PERMANENT METROPOLITAN UTILITIES DISTRICT EASEMENT



272

261

262

Scale: 1" = 20'

Legal Description: See Attached Sheet

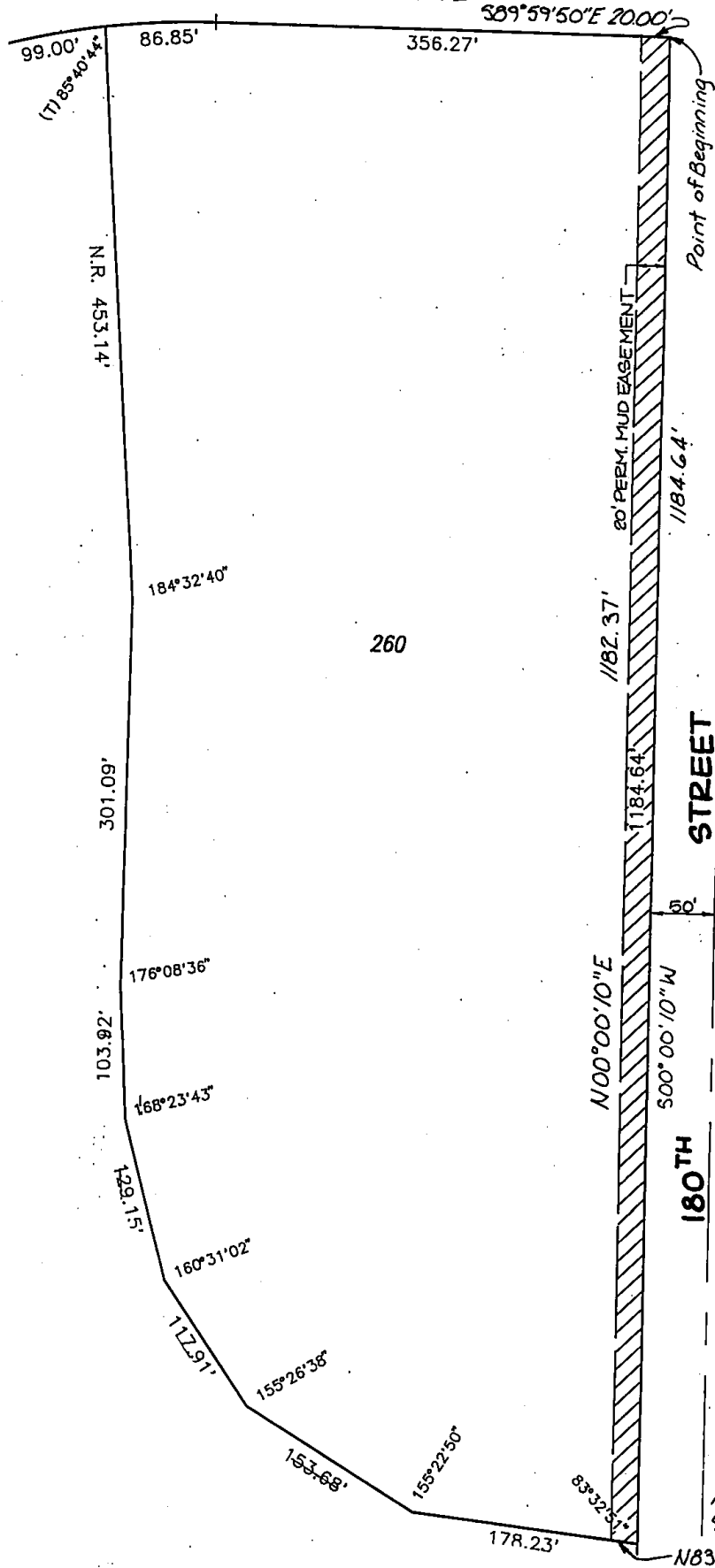
# EXHIBIT "A" THE RIDGES PERMANENT METROPOLITAN UTILITIES DISTRICT EASEMENT

Legal Description: See Attached Sheet

BOOK 1070 PAGE 391

PARCEL "G"

SHADOW RIDGE DRIVE



Scale: 1" = 20'

Project No. 85063.  
Sheet 7 of 8

870.00'

# EXHIBIT "A" THE RIDGES PERMANENT METROPOLITAN UTILITIES DISTRICT EASEMENT

267



Scale: 1"=20'

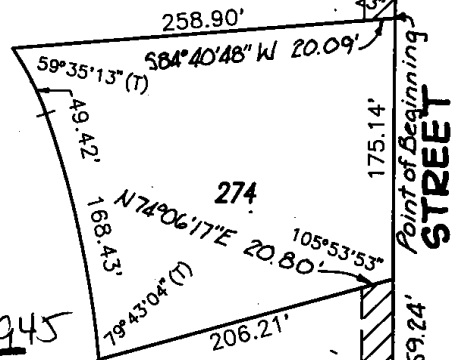
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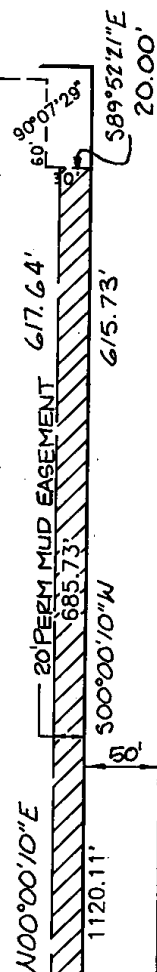
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GEORGE W. RUBLE #102  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

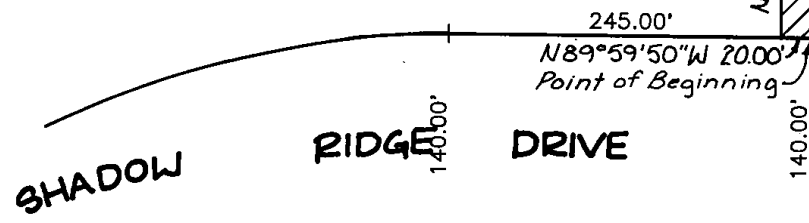
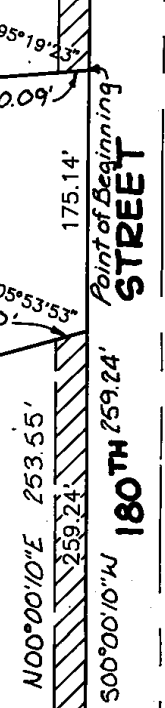
CASH 108623 BK 1070 R Comp FB 00-32945  
 TYPE Misc PG 374-372 C/O COMP SCAN 267  
 FEE 09.50 OF Misc LEGL PG 384 MC      FV     



PARCEL "I"



PARCEL "H"



356.27'