

OPPD 1

BKUG
April 9, 1992

Doc.# _____

RIGHT-OF-WAY EASEMENT

RIDGES LIMITED PARTNERSHIP

Owner(s)

of the real estate described as follows, and hereafter referred to as "Grantor",

Lots 1,8,25 thru 30,143,144,167 thru 171,184 and 218 thru 222 all located in The Ridges, as surveyed, platted and recorded in Douglas County, Nebraska.

CASH 11275 BK 1071 R COMP FB 00-32945
TYPE Misc PG 93-94 C/O COMP 8 SCAN 10
FEE 20⁰⁰ OF Misc LEGL PG 93 MC FV

RECEIVED
MAY 7 3 55 PM '92
GENERAL REGISTER
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the OMAHA PUBLIC POWER DISTRICT, a corporation, its successors and assigns, hereafter referred to as "District", a permanent right of way easement with rights of ingress and egress thereto, to construct, operate, maintain, replace and remove its underground electric facilities, consisting of cables, wires, conduits, manholes, drains, splicing boxes and other appurtenances, upon, over, along and under the following described real estate, to wit:

A strip of land Ten feet (10') in width being Five feet (5') each side of and abutting the Districts facilities as constructed, to provide for the installation of customers service.

CONDITIONS:

The Grantor hereby grants to the District, its successors and assigns, the right, privilege and authority to clear all trees, roots, brush, and other obstructions from the surface and subsurface of said strip and to temporarily open any fences crossing said strip. Grantor agrees that grade shall not be reduced more than One foot (1') in elevation without the prior approval of the District. The Grantor understands that a single pole and appurtenances may be used to provide service to this property.

In granting this easement, it is understood that said cables shall be buried below plow depth in order to not interfere with the ordinary cultivation of the strip. Damages to fences and growing crops arising from the construction and maintenance of the aforesaid system shall be paid for by the District.

The Grantor covenants that he/they has/have lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her/their heirs, executors, administrators, successors and assigns shall warrant and defend the same and will indemnify and hold harmless the District forever against the claims of all persons whomsoever in any way asserting any right, title or interest prior to or contrary to this conveyance.

IN WITNESS WHEREOF, the Owner(s) have executed this instrument this 10 day of June, 1992

Ridges Limited Partnership
By Ridges Corporation - General Partner
by Timothy J. McRaguel, President

OWNERS SIGNATURE(S)

Distribution Engineer _____ Date _____ Property Management _____ Date _____

Section All 29 Township 15 North, Range 11 East

Salesman Hemphill Engineer White Est. # 910302001 W.O.# _____

RETURN TO:
OMAHA PUBLIC POWER DISTRICT
% Real Estate Division
444 South 16th Street Mall
Omaha, NE 68102-2247

COMPLETE APPROPRIATE ACKNOWLEDGEMENT ON REVERSE SIDE