

1-23-87

60-701
Distribution

RIGHT-OF-WAY EASEMENT

I, Step One Partnership Owner(s)
We, of the real estate described as follows, and hereafter referred to as "Grantor",

Lots One Hundred Sixty-four through One Hundred Seventy-one (164-171),
of a replatting of Lots 2,3,4,5 and part of Lot 1, Southhampton, in
the Southwest Quarter (SW $\frac{1}{4}$) of Section Thirty-four (34), Township
Fourteen (14) North, Range Twelve (12) East of the 6th P.M., Sarpy
County, Nebraska.

FILED FOR RECORD - 3-9-87 10:05 AM IN BOOK 60 OF MIX
PAGE 701 Ray O. Dawling REGISTER OF DEEDS, SARPY 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 public corporation, its successors and
assigns, referred to as "Grantee", a permanent right of way easement to install, operate, maintain, repair,
replace, and renew its electric facilities over, upon, above, along, under, in and across the following
described real estate, to wit:

See sketch on the reverse side hereof for easement area.

CONDITIONS:

- Where Grantee's facilities are constructed Grantees shall have the right to operate, maintain, repair, replace and renew said facilities consisting of poles, wires, cables, fixtures, guys and anchors and other instrumentalities within a strip of land as indicated above, together with the right to trim or remove any trees along said line so as to provide a minimum clearance from the overhead facilities of at least twelve feet (12').
- The Grantees shall have the right of ingress and egress across the Grantor's property for any purpose hereinbefore granted. Such ingress and egress shall be exercised in a reasonable manner.
- Where Grantee's facilities have been installed, no trees, permanent buildings or other structures shall be placed in or encroach the easement and no change of grade elevation or any excavations shall be made therein without prior written approval of the Grantees, but the same may be used for landscaping or other purposes that do not then or later interfere with the granted easement uses.
- Where Grantee's facilities are placed adjacent to Grantor's property line, Grantor hereby grants the owner of said adjacent property, or his agent, reasonable access to Grantee's facilities.
- It is further agreed that Grantor has lawful possession of said real estate, good, right and lawful authority to make such conveyance and that his/her its/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 parties hereto have signed their names and caused the execution of this instrument this 24th day of Feb, 19 87.

Step One Partnership
Ray O. Dawling 63659 ✓

STATE OF Nebraska
COUNTY OF DeWitt

On this 24th day of Feb, 1987,
before me the undersigned, a Notary Public in and
for said County, personally came

Harry E. Krig
President of Step One

personally to me known to be the identical person(s)
who signed the foregoing instrument as grantor(s)
and who acknowledged the execution thereof to be
sole voluntary act and deed for
the purpose therein expressed.

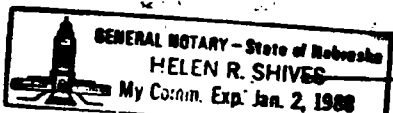
Witness my hand and Notarial Seal at Poplar
Nebr in said County the day and year
last above written.

STATE OF
COUNTY OF

On this _____ day of _____, 19____,
before me the undersigned, a Notary Public in and
for said County and State, personally appeared

personally to me known to be the identical person(s)
and who acknowledged the execution thereof to be
voluntary act and deed for
the purpose therein expressed.

Witness my hand and Notarial Seal the date above
written.

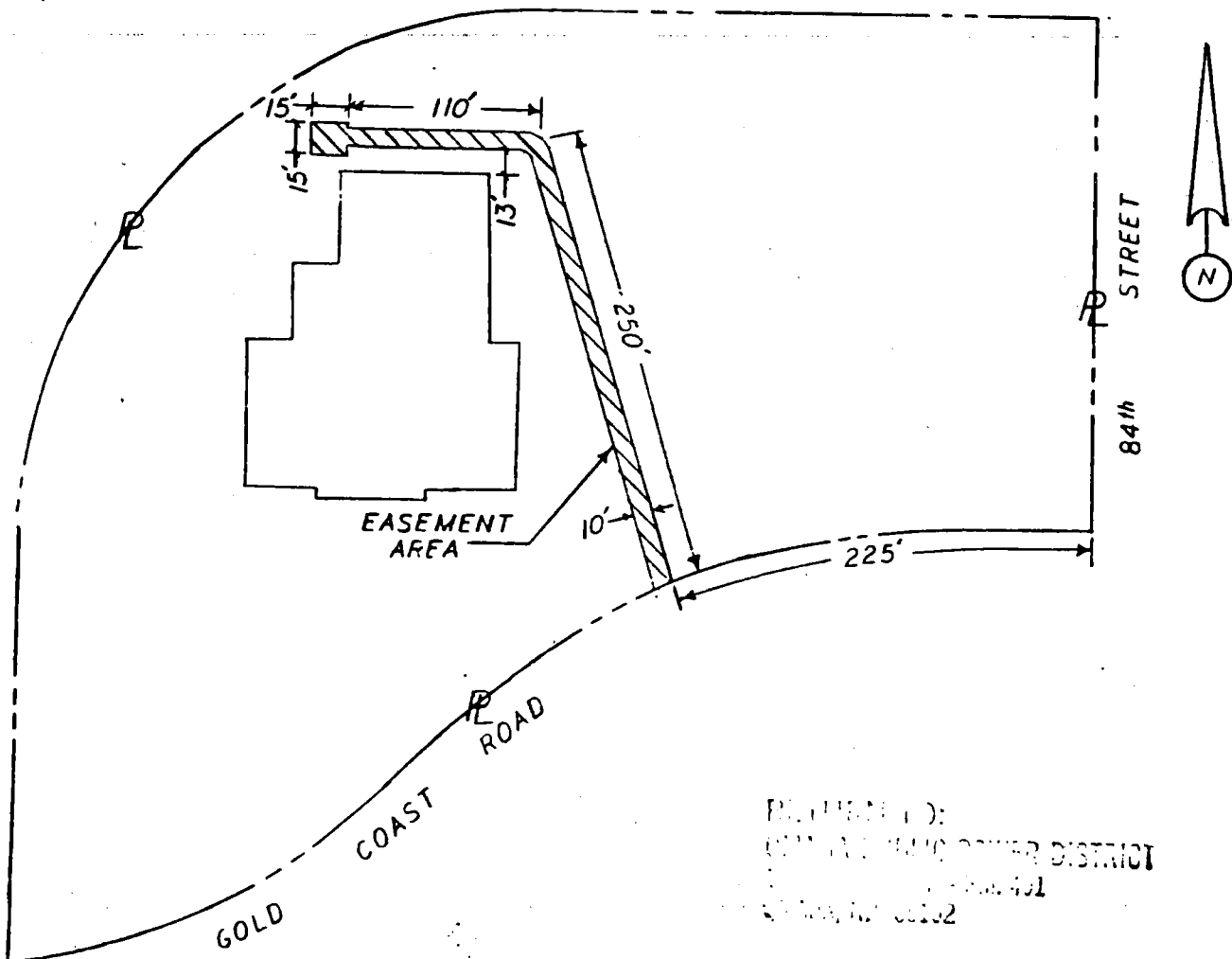


My Commission expires: Jan 2, 1988

Helen R. Shives
NOTARY PUBLIC

NOTARY PUBLIC

My Commission expires: _____



RECORDED IN:
COUNTY CLERK'S OFFICE
DISTRICT
BOOK 401
PAGE 66102

Distribution Engineer R.L.G. Date 2-5-87

Property Management F.H. Date 3-4-87

Recorded in Misc. Book No. _____ at Page No. _____ on the _____ day of _____, 19____.

Section SW 1/4 34 Township 14 North, Range 12 East

Salesman Hostetter Engineer Plummer Est. # 8700019 W.O. # _____