

INDEXED
MICRO-FILED
GENERAL

32-462
470
478
490

LANCASTER COUNTY NEBR.
Arnold L. Ferguson
REGISTER OF DEEDS
1975 JAN 28 PM 4:00

ENTERED ON
NUMERICAL INDEX
FILED FOR RECORD AS:

INST. NO. 75-1062

#4-00

Tabitha Hann

CITY OF LINCOLN, NEBRASKA
QUITCLAIM DEED

The grantor, CITY OF LINCOLN, NEBRASKA, a municipal corporation, organized and existing under and by virtue of the laws of the State of Nebraska, in consideration of the sum of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION received from grantees, does quitclaim, grant, bargain, sell, convey and confirm unto Tabitha Village, Incorporated, a Nebraska corporation, as joint tenants with right of survivorship, and not as tenants in common, the following described real property in Lincoln, Lancaster County, Nebraska:

All of Farmstead Road and Williamson Way located in Tabitha New Community Addition, Lincoln, Lancaster County, Nebraska, vacated by Ordinance No. 11265 passed by the City Council of the City of Lincoln on December 30, 1974.

NEBRASKA DOCUMENTARY
STAMP TAX
JAN 28 1975
Exempt BY *M.M.*

*1 B 10
with A B B
outlet A B 7 1/2 15-14-73
Outlet A B 11
Lot 1, B 11*

Grantor hereby excepts and reserves in perpetuity to itself and to any person, firm, or corporation, public or private, lawfully engaged in a utility operation, their successors and assigns, easements for and rights of access to any and all existing electrical power, telephone, sanitary sewer, water service, storm sewer, gas service, and community antenna television utilities in, through, over, upon or under the above described premises. Said exceptions and reservations apply to the entire width and length of said premises, and include, but are not limited to, the right to construct, reconstruct, operate, maintain, repair, replace, and remove such utilities, including lines, conduits, cables, wires, poles, mains, meters, pipes, and all appurtenances thereto. No building or structure shall be constructed or used as to interfere in any manner with any of the aforesaid exceptions and reservations, unless grantee: (1) bears the cost of relocating such utilities to the extent that such relocation is necessitated by such construction or use; and (2) obtains and provides at grantee's expense the easements and rights of access required by reason of any such relocation, whether such relocation be upon any property owned by grantee or upon any property owned by any persons other than grantee; provided, of course, that this shall not prohibit affected utility operations from agreeing to bear any or all of the foregoing expense.

To have and to hold the above described premises together with all tenements, hereditaments, and appurtenances thereto belonging unto the grantees and to their assigns, or to the heirs and assigns of the survivorship of them forever.

It is the intention of all parties hereto that in the event of the death of either of the grantees, the entire fee simple title to the real estate shall vest in the surviving grantee.

In witness whereof, grantor has hereunto caused its corporate seal to be affixed and these presents signed by its Mayor.

Dated JANUARY 21, 19 75

ATTEST:

Harold W. Ferguson
City Clerk



THE CITY OF LINCOLN, NEBRASKA,
a municipal corporation,

Sam Schwartzkopf
Mayor

STATE OF NEBRASKA)
) ss.
LANCASTER COUNTY)

Before me, a Notary Public qualified for said County, personally came SAM SCHWARTZKOPF, Mayor of the CITY OF LINCOLN, NEBRASKA, a municipal corporation, known to me to be the Mayor and identical person who signed the foregoing instrument, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation and that its corporate seal was thereto affixed by its authority.

Witness my hand and notarial seal on January 21, 19 75.

Marguerite E. Spaedt
GENERAL NOTARIAL
SEAL
STATE OF NEBRASKA
COMMISSION EXPIRES
March 4, 1978

Marguerite E. Spaedt
Notary Public