

FILED SARPY CO. NE.
INSTRUMENT NUMBER
98-022356

98 AUG 12 PM 2:18

Sharon J. Lawing
REGISTER OF DEEDS

98-22356

Counter SS
Verify [Signature]
D.E. Sy
Proof [Signature]
Fees 20.50
Ck Cash Chg

[The Space Above Line is for Recording Data]

TEMPORARY CONSTRUCTION EASEMENT

THIS AGREEMENT, made this 10th day of August, 1998 between Sarpy R & R Co., a Nebraska corporation, hereinafter referred to as "Grantor," and Sanitary and Improvement District No. 195 of Sarpy County, Nebraska, hereinafter referred to as "Grantee."

WITNESSETH:

THAT, said Grantor, in consideration of the sum of One (\$1.00) Dollar, and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby grant and confirm unto said Grantee, and its successors and assigns, the right to use the parcel of land described as follows:

See Attached Exhibit "A"

This easement shall run with the land and terminate thirty (30) days after the improvements are completed.

Said easement is granted general grading and placement of fill material upon the condition that the Grantee will remove or cause to be removed all presently existing improvements thereon, including, but not limited to, crops, vines, gardens and lawns within the easement area as necessary for construction.

The area disturbed under this easement will be replaced with like material as existed prior to construction upon the completion of construction. This easement is also for the benefit of any contractor, agent, employee and representative of the Grantee in any of said construction and work.

Said Grantor for itself and its successors and assigns does confirm with the said Grantee and its assigns, that Grantor has the right to grant this easement in the manner and form aforesaid, and that it will, and its successors and assigns shall warrant and defend this easement to said Grantee and its assigns against the lawful claims and demands of all persons, except those certain rights expressly reserved by the Missouri Pacific Railroad Company in the Quitclaim Deed dated June 29, 1988, and recorded in the office of the Sarpy County Register of Deeds, Instrument No. 88-11630.

IN WITNESS THEREOF, said Grantor has executed this Temporary Construction Easement on the day and year first above written.

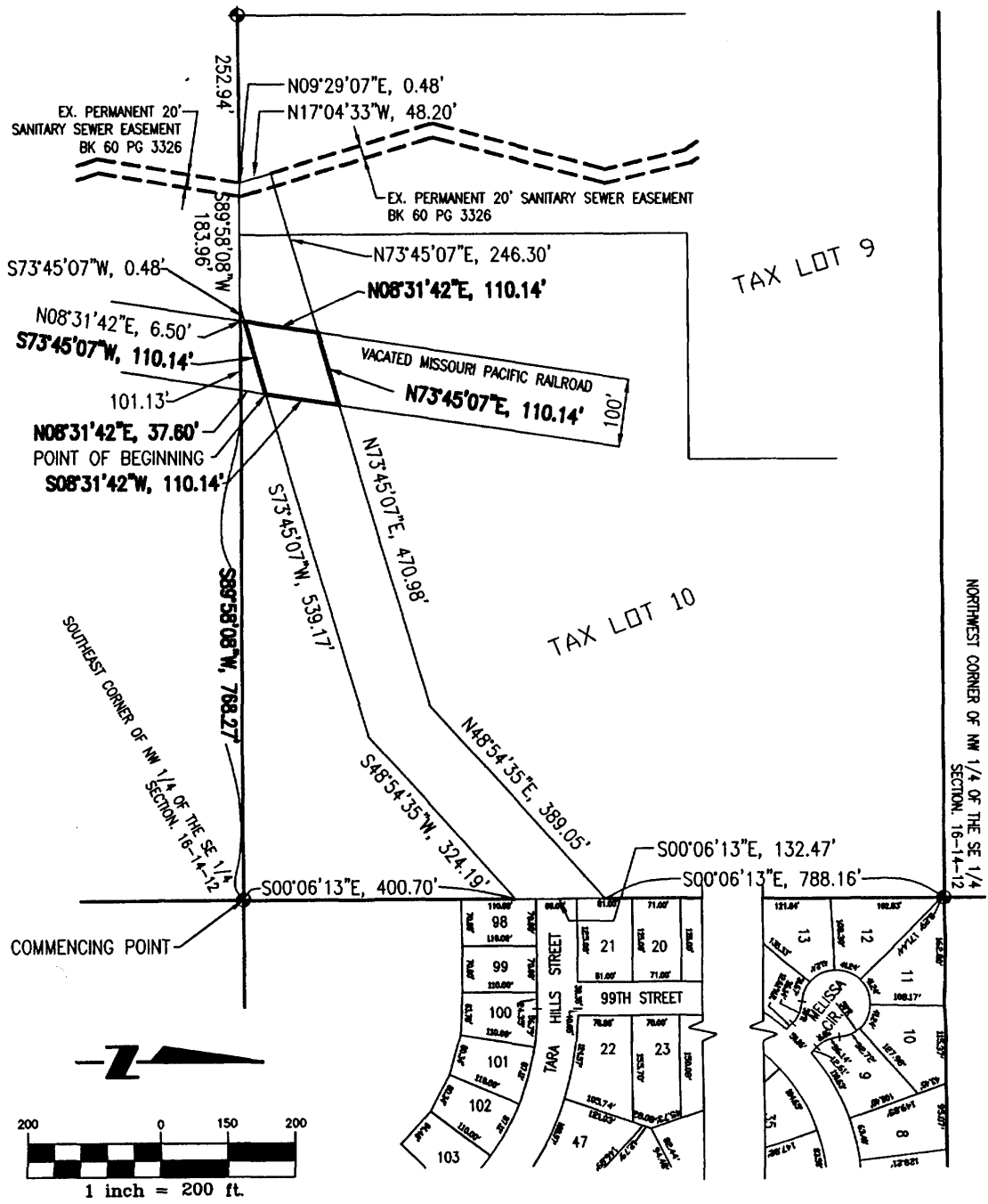
022356

R+R Walsh, Fullenkamp & Doyle
11440 West Center Road
Omaha, Nebraska 68144-4492
Jerry

98-22356B

EXHIBIT A TEMPORARY CONSTRUCTION EASEMENT

SEE ATTACHED SHEET FOR LEGAL DESCRIPTION



98-25350e

LEGAL DESCRIPTION
TEMPORARY SANITARY SEWER EASEMENT

Part of the vacated Missouri Pacific Railroad right-of-way located in the NW 1/4 of the SE 1/4 of Section 16, Township 14 North, Range 12 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows:

Commencing at the Southeast corner of said NW 1/4 of the SE 1/4 of Section 16, said point also being the Southeast corner of Tax Lot 10, a tax lot located in said NW 1/4 of the SE 1/4 of Section 16; thence S89°58'08"W (assumed bearing) along the South line of said NW 1/4 of SE 1/4 of Section 16, said line also being the South line of said Tax Lot 10, a distance of 768.27 feet to a point on the Easterly right-of-way line of said Vacated Missouri Pacific Railroad; thence N08°31'42"E along said Easterly right-of-way line of the vacated Missouri Pacific Railroad, a distance of 37.61 feet to the Point of Beginning; thence S73°45'07"W, a distance of 110.14 feet to a point on the Westerly right-of-way line of said vacated Missouri Pacific Railroad; thence N08°31'42"E along said Westerly right-of-way line of the vacated Missouri Pacific Railroad, a distance of 110.14 feet to a point on said Easterly right-of-way line of the vacated Missouri Pacific Railroad; thence N73°45'07"E, a distance of 110.14 feet to a point on said Easterly right-of-way line of the vacated Missouri Pacific Railroad; thence S08°31'42"W along said Easterly right-of-way line of the vacated Missouri Pacific Railroad, a distance of 110.14 feet to the point of beginning.

Said Temporary Construction Easement contains an area of 11,014 square feet or 0.253 acres, more or less.

#97054_{sw}
7/24/98

E&A CONSULTING GROUP
12001 "Q" STREET
OMAHA, NE 68137
