

AGREEMENT

WHEREAS, Charlie C. Williams and Evelyn E. Williams, husband and wife, are the record titleholders of that property described as follows:

The Southerly Eighty-three Feet (S 83') of Lot Five (5) in Block One Hundred Twenty-six (126) in Koenig & Wiebe's Addition to the City of Grand Island, Hall County, Nebraska,

hereinafter referred to as PARCEL I and they and their predecessors in title have been in possession of such property for more than 23 years last past;

WHEREAS, May L. McCune, who died on the first day of April, 1982, was the record titleholder of that property described as follows:

The Northerly Forty-nine Feet (N 49') of Lot Five (5) in Block One Hundred Twenty-six (126) in Koenig & Wiebe's Addition to the City of Grand Island, Hall County, Nebraska,

hereinafter referred to as PARCEL II and she and her predecessors in title have been in possession of such property for more than 23 years last past;

WHEREAS, for more than 30 years there has been located on PARCELS I and II a common garage with a frontage of such common garage being parallel to Greenwich Avenue, with approximately 13.1 feet of frontage being located on PARCEL I and 10.2 feet being located on PARCEL II;

WHEREAS, the owners, occupants and invitees of those in possession of PARCEL II have made use of a common driveway with the frontage of such common driveway to Greenwich Avenue being completely located on PARCEL I;

WHEREAS, a plot plan has been prepared by Davis Surveying dated May 5, 1983, generally showing the location of such common garage and common frontage driveway, which plot plan is hereto attached and made a part of this agreement as though fully set forth herein;

WHEREAS, the Estate of May L. McCune has sold PARCEL II to Daniel E. Dermyer and Jane M. Dermyer, husband and wife, as joint tenants and not as tenants in common, and they together with the owners of PARCEL I desire to commit to writing an agreement with reference to the use and maintenance of the common garage and common driveway;

IT IS NOW THEREFORE AGREED BY AND BETWEEN Charlie C. Williams and Evelyn E. Williams, husband and wife, hereinafter referred to as "Williams," and Daniel E. Dermyer and Jane M. Dermyer, husband and wife, hereinafter referred to as "Dermyer," as follows:

1. Dermyer and Williams acknowledge that the facts set forth in the recitations above are true and correct.

2. Williams grants to Dermyer and their successors in title a perpetual common easement over and across the Northerly 11.1 Feet of PARCEL I for the purposes of Dermyer and their successors in interest in PARCEL II having access and ingress and egress to the portion of the garage located on PARCEL II and to otherwise have access to the rear of PARCEL II.

3. The parties to this agreement agree that they and their successors in interest in the respective parcels shall share all expenses of maintaining the portion of the driveway located on PARCEL I.

4. Both parties to this agreement agree to maintain and keep in repair the portion of the garage located on the respective parcels owned by each of them and to otherwise keep such garage in neat, clean order and painted when necessary. In addition, each of the parties agree to carry fire and extended coverage insurance on their interest in such garage structure and in the event such garage becomes damaged, each respectively agree to restore the portion of the garage located on the parcel owned by each of them.

5. This agreement shall be binding on the parties to this agreement and their successors in interest to the respective properties owned by each of them.

Dated this 11th day of May, 1983.

Charlie C. Williams
Charlie C. Williams

Evelyn E. Williams
Evelyn E. Williams

Daniel E. Dermyer
Daniel E. Dermyer

Jane M. Dermyer
Jane M. Dermyer

STATE OF NEBRASKA)
) SS:
COUNTY OF Dawson)

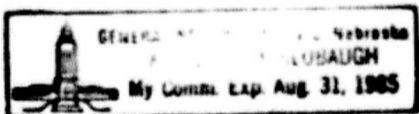
The foregoing instrument was acknowledged before me on May 11, 1983, by Charlie C. Williams and Evelyn E. Williams, husband and wife.



Fred M. Jansich
Notary Public

STATE OF NEBRASKA)
) SS:
COUNTY OF HALL)

The foregoing instrument was acknowledged before me on May 11, 1983, by Daniel E. Dermyer and Jane M. Dermyer, husband and wife.



Kathleen M. Dubaugh
Notary Public

Entered as Document No.
83- 002374

1832

Grantor _____
Grantee _____
Numbered _____
1 _____ 2 _____ 3 _____ 4 _____

STATE OF NEBRASKA)
COUNTY OF YALL) SS

*83 MAY 12 AM 11 29

John H. ...
REG. OF DEEDS

G. I. ABSTRACT