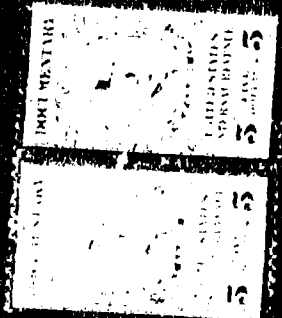


78-102

WARRANTY DEED



KNOW ALL MEN BY THESE PRESENTS, That M. P. Petersen and Annie Petersen, husband and wife, in consideration of One and no/100 (\$1.00) Dollars and other valuable consideration in hand paid, do hereby grant, bargain, sell, convey and confirm unto Estelle Sullivan, the following described real estate, situate in the County of Sarpy and State of Nebraska, to-wit:

A tract of land in the Northeast corner of Tax Lot 6A1 in Section 26, Township 14 North, Range 13 East of the 6th P. M., in Sarpy County, Nebraska, more particularly described as follows, to-wit:

Beginning at a point on the North claim line of said Tax Lot 6A1 which point of beginning is 718.6 feet south and 479 feet more or less west of the North Quarter corner of said Section 26, said point being marked by a steel pin in the center line of the State Highway; thence West 168 feet to an iron pipe on said claim line and north line of said Tax Lot 6A1; thence South 0° and 21 minutes East a distance of 517.3 feet to an iron pipe; thence South 67° and 29 minutes East a distance of 84.8 feet to the West edge of express road; thence North 28° and 15 minutes East a distance of 358.4 feet to a point marked by a drill hole in the center line of the pavement on the State Highway; thence Northwesterly 244.8 feet to the point of beginning and containing 2.1 acres more or less,

together with all the tenements, hereditaments, and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said M. P. Petersen and Annie Petersen, husband and wife, or, in, or to the same, or any part thereof;

The said M. P. Petersen and Annie Petersen, grantors, do hereby grant to the said Estelle Sullivan, grantee, a perpetual easement for road purposes only on a tract 60 feet in width adjacent and parallel to the southeasterly side of the above described tract. Said easement shall not prevent or exclude the grantors, their heirs, successors, future grantees and assigns, from the use of or the right to grant like easements to other parties.

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said Estelle Sullivan and to her heirs and assigns forever, and we the said M. P. Petersen and Annie Petersen for ourselves and our heirs, executors, and administrators, do covenant with said Estelle Sullivan and with her heirs and assigns, that we are lawfully seized of said premises, that they are free from encumbrance except the taxes for the year of 1948 and all subsequent taxes, that we have good right and lawful authority to sell the same and that we will and our heirs, executors and administrators shall warrant and defend the same unto the said Estelle Sullivan and her heirs and assigns, forever against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, we have hereunto set our hands this 9th day of August, A. D. 1955.

IN PRESENCE OF:

*Handwritten signatures of M. P. Petersen and Annie Petersen.*

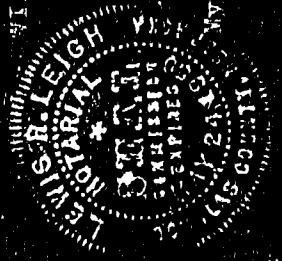
Entered in Numerical Index and Recorded in the Register of Deeds office in Sarpy County, Nebraska  
21 day Aug 1955 *all right*, Geo. E. Nicholson, County Clerk \$27.50

78-103

WILLIAMS) / ss.  
DOLLIS)

On this 17th day of August, 1955 before me, a Notary Public in and for said County, personally came the above named P. Petersen and Annie Petersen, husband and wife, who are persons well known to me to be the identical persons whose names are affixed to the above instrument, as grantors, and they acknowledged said instrument to be their voluntary act and deed.

WITNESS my hand and Notarial Seal the date last aforesaid.



*Lewis R. Leigh*  
Notary Public.

My commission expires on the 24th day of May, 1959.