

COMMONWEALTH LAND TITLE INSURANCE COMPANY

COMMITMENT FOR TITLE INSURANCE

File No.: TA-49039

Commitment No.: TA-49039

SCHEDULE B - SECTION 2

Schedule B of the policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the Company.

1. Rights or claims of parties in possession not shown by the public records.
2. Easements or claims of easements not shown by the public records.
3. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, and any facts which a correct survey and inspection of the premises would disclose and which are not shown by the public records.
4. Any lien or right to a lien for services, labor, or materials heretofore or hereafter furnished, imposed by law and not shown by the public records.
5. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the current public records or attaching subsequent to the effective date hereof but prior to the date the proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment.

SPECIAL EXCEPTIONS

(Special exceptions are those defects disclosed by a search of the title to this property for which no coverage is provided by this policy.)

6. General taxes due and payable at the date hereof: 2003: \$1,443.40 total; first half is paid; second half is due and delinquent. Key Number: 010581448.
7. Special taxes or assessments now assessed or levied, but payable in future installments; except those recorded in the Office of the County Treasurer at the date hereof, of which there are none.
8. Plat and Dedication filed October 16, 1961, in Book 2 at Page 112 of the Deed of Records of Sarpy County, Nebraska.
 - a. Plat reveals the North 50 feet of Lot 4, is dedicated to the public for public use, as Barrett's Drive.

9. Easements, if any, granted for utilities above, on and below the surface of 37th Street vacated by Resolution, filed July 10, 2003, in Book 32 at Page 112 of the Miscellaneous Records of Sarpy County, Nebraska.
10. Easements granted for utilities in Plat and Dedication filed in Plat Book 3 at Page 74A of the Records of Sarpy County, Nebraska, affecting the side boundary lines of each lot together with the necessary overhang.