

COUNTER LM  
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SUBMITTED TITLECORE NATIONAL, LLC

NEBRASKA DOCUMENTARY  
STAMP TAX  
Dec 18, 2015  
\$3114.00 By LM

FILED SARPY CO. NE.  
INSTRUMENT NUMBER

**2015-31085**

2015 Dec 18 04:04:11 PM

*Sheryl J. Dowling*

REGISTER OF DEEDS



## Warranty Deed

**Jahn Farms, Inc., a Nebraska corporation, Grantor**, in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, conveys to **B.H.I. Development, Inc., a Nebraska corporation, Grantee**, the following described real estate (as defined in Neb. Rev. Stat. 76-201) in Sarpy County, Nebraska:

**Part of the Northwest Quarter (NW1/4) of Section 29, Township 14 North, Range 11 East of the 6<sup>th</sup> P.M., in Sarpy County, Nebraska, more particularly described on Exhibit "A" attached hereto and made a part hereof.**

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from all encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed: November 12, 2015

Jahn Farms, Inc.,  
a Nebraska corporation

By: *George Jahn*  
George Jahn, President

STATE OF NEBRASKA  
COUNTY OF SARPY

} ss

The foregoing instrument was acknowledged before me on November 12, 2015 by George Jahn, President of Jahn Farms, Inc., a Nebraska corporation. George Jahn personally appeared before me, a General Notary Public for the State of Nebraska, and is either personally known to me or was identified by me through satisfactory evidence.

12252C-15

*David A. Stage*  
Notary Public

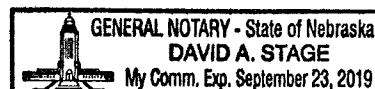


Exhibit "A"

That part of the Northwest Quarter of Section 29, Township 14 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, described as follows:

COMMENCING at the southeast corner of the Northwest Quarter of Section 29, Township 14 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska,

Thence North  $02^{\circ}47'23''$  West for 38.50 feet along the east line of the Northwest Quarter of said Section 29 to the True Point of Beginning;

Thence South  $87^{\circ}19'57''$  West (bearings referenced to Nebraska state plane NAD83) for 902.56 feet;

Thence North  $02^{\circ}40'03''$  West for 283.50 feet;

Thence along a curve to the left (having a radius of 775.00 feet and a long chord bearing North  $20^{\circ}47'45''$  West for 482.28 feet) for an arc length of 490.42 feet;

Thence North  $51^{\circ}04'41''$  East for 50.00 feet;

Thence along a curve to the right (having a radius of 445.00 feet and a long chord bearing North  $37^{\circ}59'09''$  West for 14.58 feet) for an arc length of 14.58 feet;

Thence North  $52^{\circ}57'11''$  East for 140.00 feet;

Thence along a curve to the right (having a radius of 305.00 feet and a long chord bearing North  $30^{\circ}12'32''$  West for 72.63 feet) for an arc length of 72.80 feet;

Thence South  $69^{\circ}26'53''$  West for 140.12 feet;

Thence along a curve to the right (having a radius of 445.00 feet and a long chord bearing North  $20^{\circ}33'07''$  West for 30.00 feet) for an arc length of 30.01 feet;

Thence North  $69^{\circ}26'53''$  East for 140.12 feet;

Thence along a curve to the right (having a radius of 305.00 feet and a long chord bearing North  $57^{\circ}21'17''$  East for 589.46 feet) for an arc length of 799.42 feet;

Thence along a curve to the left (having a radius of 440.00 feet and a long chord bearing South  $70^{\circ}03'40''$  East for 336.81 feet) for an arc length of 345.62 feet;

Thence North  $87^{\circ}55'32''$  East for 63.71 feet;

Thence North  $74^{\circ}08'22''$  East for 61.97 feet to the east line of the Northwest Quarter of said Section 29;

Thence South  $02^{\circ}47'23''$  East for 1133.86 feet along the east line of the Northwest Quarter of said Section 29 to the Point of Beginning;

Contains 26.598 acres.