

FILED SARPY CO. NE.
INSTRUMENT NUMBER
2005-32485

2005 SEP -6 P 3:02 8

Glenn J. Downing
REGISTER OF DEEDS

NEBRASKA DOCUMENTARY
STAMP TAX
SEP 06 2005
\$ 403.00 By JS

COUNTER JS C.E. D
VERIFY JS D.E. P
PROOF JS
FEES \$ 20.50
CHECK# 4109
CHG NCT 20.50 CASH
REFUND _____ CREDIT _____
SHORT _____ NCR _____

RETURN TO:
Wolf, Block, Schorr and Solis-Cohen, LLP
250 Park Avenue, 10th Floor
New York, New York 10177
Attn: William Davis, Esq.

-----[SPACE ABOVE THIS LINE FOR RECORDING DATA]-----

SPECIAL WARRANTY DEED

GPI Properties 1997 LLC, a North Carolina limited liability company, as GRANTOR, in consideration of Ten (\$10.00) Dollars received from GRANTEE, 2005 II LLC, a Delaware limited liability company, conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

See Exhibit "A" attached hereto

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR:

- (1) is lawfully seised of such real estate and that it is free from encumbrances, except easements, covenants, conditions and restrictions of record;
- (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 claiming the same or any part thereof through, by or under Grantor.

Executed July 20, 2005.

GPI Properties 1997 LLC, a North Carolina limited liability company

By: Valley Master Partnership Limited Partnership,
a North Carolina limited partnership,
its manager

By: Bannack, Ltd.
a Delaware business trust,
its general partner

By: *Samuel T. Oliver, Jr.*
Name: Samuel T. Oliver, Jr., Trustee
Title:



A

STATE OF NORTH CAROLINA)
) SS.
COUNTY OF WAKE)

The foregoing instrument was acknowledged before me this 20 day of July, 2005, by Samuel T. Oliver, Jr., the trustee of Bannack, Ltd., a Delaware business trust, general partner of Valley Master Partnership Limited Partnership, a North Carolina limited partnership, manager of GPI Properties 1997 LLC, a North Carolina limited liability company, Grantor, on behalf of said limited liability company.

WITNESS my hand and notary seal as of the date last written above.

Mary M. Clark
Notary Public
My Commission Expires: 10-3-2008

MARY M. CLARK
NOTARY PUBLIC
WAKE COUNTY, N. C.
My Commission Expires 10-3-2008

B

EXHIBIT "A"

Legal Description

2005-32485C

Exhibit A
Legal Description

Part of Tax Lot 18-B, in the Northeast Quarter of the Southeast Quarter of Section 15, Township 14 North, Range 13 East of the 6th p.m., in Sarpy County, Nebraska, more particularly described as follows:

Beginning at a point 299.3 feet West of and 230 feet South of the Northeast corner of the Southeast Quarter of Section 15, Township 14 North, Range 13 East; thence West parallel to said North line of the Northeast Quarter of the Southeast Quarter of Section 15, a distance of 259.52 feet to the East right of way line of U.S. Highway #73 and #75; thence Southeasterly with an interior angle of $65^{\circ}57'$, a distance of 70.12 feet along said East right of way; thence continuing Southeasterly along said East right of way line with an interior angle of $174^{\circ}17'$, a distance of 76.0 feet; thence Easterly parallel with the North line of said Northeast Quarter of the Southeast Quarter of Section 15, with an interior angle of $119^{\circ}46'$, a distance of 192.45 feet; thence Northerly with an interior angle of $90^{\circ}20'$, a distance of 130.0 feet to the point of beginning.