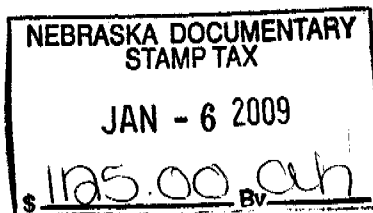


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CHG _____ CASH _____
REFUND _____ CREDIT _____
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FILED SARPY CO. NE.
INSTRUMENT NUMBER
0009-00218
2009 JAN -6 P 1:58 PM
Glenn J. Dowling
REGISTER OF DEEDS

TRUSTEE'S DEED

THE Grantor, **WILLIAM T. CHAMPION, TRUSTEE OF THE BETTY L. CHAMPION TRUST**, whether one or more, in consideration of One Dollar and other good and valuable consideration, receipt of which is hereby acknowledged, does hereby convey to **CHANDLER STORAGE CENTER LLC, a Nebraska limited liability company**, Grantee, the following described real estate in **Sarpy County, Nebraska**:

SEE ATTACHED EXHIBIT "A"

Subject to easements and restrictions of record.

Grantor covenants with Grantee that Grantor:

- (1) is lawfully seized of such real estate and that it is free from encumbrances
- (2) has legal power and lawful authority to convey the same
- (3) warrants and will defend title to the real estate against any acts of the GRANTOR.

Executed this 23 day of **December, 2008**.

WILLIAM T. CHAMPION Trustee
of the Betty L. Champion Trust

STATE OF **Nebraska**

COUNTY OF **Douglas**

The foregoing instrument was acknowledged before me this 23 day of December, 2008 by **WILLIAM T. CHAMPION, TRUSTEE OF THE BETTY L. CHAMPION TRUST**.

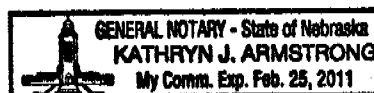
Notary Public, State and County aforesaid

Notary Signature

Notary Printed Signature

My commission expires:

2/25/2011



2009 00218A

EXHIBIT "A"

LEGAL DESCRIPTION

Tax Lot 5B1B in the Northeast Quarter (NE¼) 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 on the North line of Chandler Road, 33 feet North and 462 feet East of the Southwest corner of the Northeast Quarter of said Section 15; thence North and parallel to the West line of the said Northeast Quarter of said Section 15, grid bearing North 00°18'10" West, a distance of 300 feet; thence East, grid bearing North 90°00'00" East, 200 feet; thence South and parallel to the West line of said Northeast Quarter of said Section 15, grid bearing South 00°18'10" East, 300 feet, to the North line of Chandler Road, being 33 feet North of the South line of said Northeast Quarter of said Section 15; thence West, grid bearing North 90°00'00" West, 200 feet, to the Place of Beginning;

EXCEPT that part conveyed to the State of Nebraska by Warranty Deed recorded August 29, 1986, in Book 161 at Page 2371 of the Deed Records of Sarpy County, Nebraska, described as follows:

Referring to the Southwest corner of said Quarter Section; thence Northerly, a distance of 33.00 feet, along the West line of said Quarter Section; thence Easterly, deflecting 90°15'47" right, a distance of 461.30 feet, along the Northerly existing highway right-of-way line, to the Point of Beginning; thence Easterly, deflecting 00°00'00", a distance of 199.70 feet, along said line; thence Northerly, deflecting 90°18'10" left, a distance of 26.00 feet, along the East line of said Tax Lot 5B1B; thence Westerly, deflecting 89°42'48" left, a distance of 199.70 feet; thence Southerly, deflecting 90°17'12" left, a distance of 25.95 feet, along the West line of said Tax Lot 5B1B, to the Point of Beginning;

AND, EXCEPTING therefrom all of the oil, gas and other minerals and mineral rights of every kind and character now known to exist or hereafter discovered, in and under and which may be produced from said real estate.

NOTE: The South line of said Northeast Quarter of said Section 15 is assumed grid bearing North 90°00' East.