

## CORPORATION WARRANTY DEED

The grantor QUORUM PROPERTIES, INC., a corporation, organized and existing under and by virtue of the laws of the State of Indiana in consideration of ONE DOLLAR (\$1.00) and other valuable consideration, received from grantees, does grant, bargain, sell, convey and confirm unto WILLIAM A. LEVEY, Trustee, herein called the grantee whether one or more, the following described real property in Douglas County, Nebraska:

Surplus Parcel C, described that part of the NW 1/4 of NW 1/4 of Section Twenty-three (23), Township Fifteen (15), N. Range Twelve (12), E. of 6th P.M. Douglas County, Nebraska; more particularly described as follows: Beginning at a point on the North Line of Block One (1) Beverly Hills Addition and 213.5 feet East of the West Line of said Section Twenty-three (23), thence North 33 degrees 13 minutes East for a distance of 204 feet, thence South 67 degrees 58 minutes East for 191.9 feet, thence South 0 degrees .02 minutes West for 101.1 feet, thence West along the North Line of Block One (1), Beverly Hills to the point of beginning for 289.55 feet;



To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereunto belonging unto the grantee and to grantee's heirs and assigns forever.

And the grantor for itself and its successors does hereby covenant with the grantee and with the grantee's heirs and assigns that grantor is lawfully seised of said premises; that they are free from encumbrance; that grantor has good right and lawful authority to convey the same; and that grantor warrants and will defend the title to said premises against the lawful claims of all persons who-soever.

This deed is given subject to the following restrictions which are a part of the consideration of said sale and deed:

1. A front set back of 79 feet from the front property line facing Dodge Street shall be established for any building on said property.
2. Footwear of any kind and description shall not be sold on the property conveyed for a period of 40 years from the date of deed.

3. The purchaser will not build or develop the property in any way as to affect the current drainage, if any, from the existing Kinney property or to develop in such a way as to drain on to the Kinney property, which property is immediately to the West of the deeded property.

4. Any building or buildings erected on said property shall have at least 35 feet between them and existing buildings at the nearest point.

5. The purchasers agrees to develop their building substantially as shown by the rendered and plotted plan, a copy of which plan is attached and made a part of this deed.

In witness whereof, grantor has hereunto caused its corporate seal to be affixed and these presents signed by its President.

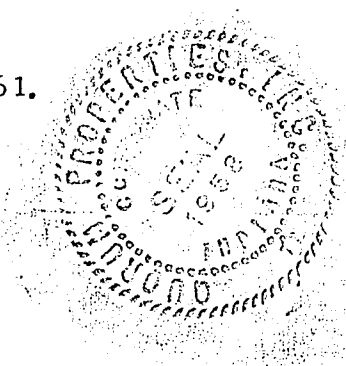
DATED this 5th day of July, 1961.

ATTEST:

QUORUM PROPERTIES, INC.

[Signature]  
Secretary

By: Dean Woodbury  
Vice President



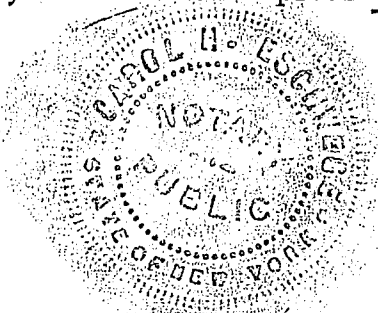
STATE OF NEW YORK )  
                                  ) SS.  
COUNTY OF NEW YORK )

Before me, a notary public, in said county, personally came DEAN WOODBURY, Vice President of Quorum Properties, Inc., a corporation, known to me to be the Vice President and identical person who signed the foregoing instrument, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation and that its corporate seal was thereto affixed by its authority.

Witness my hand and notarial seal on this 5th day of July, 1961.

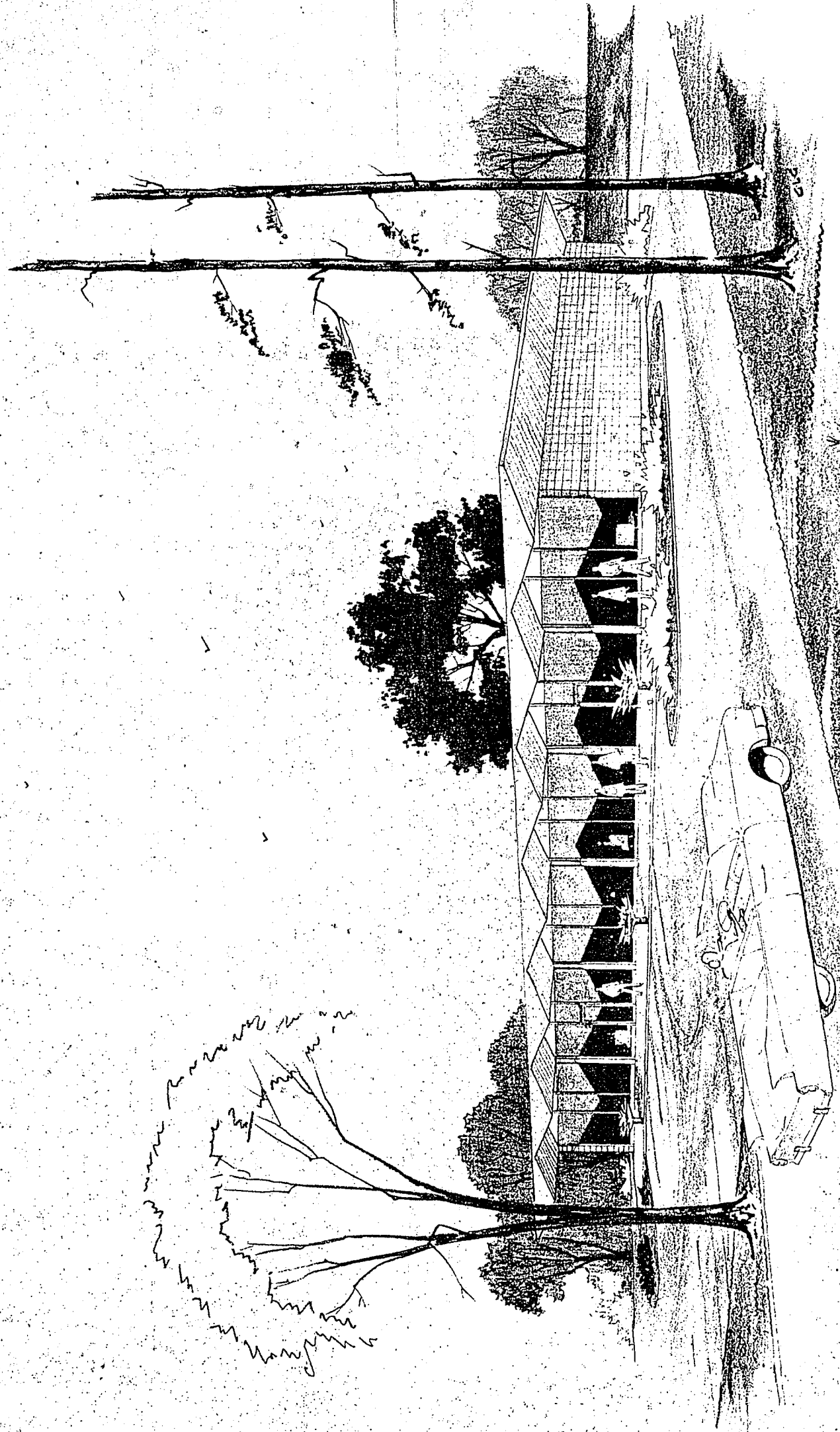
Carol H. Eschwege  
Notary Public.

My commission expires 30th day of March, 1962.



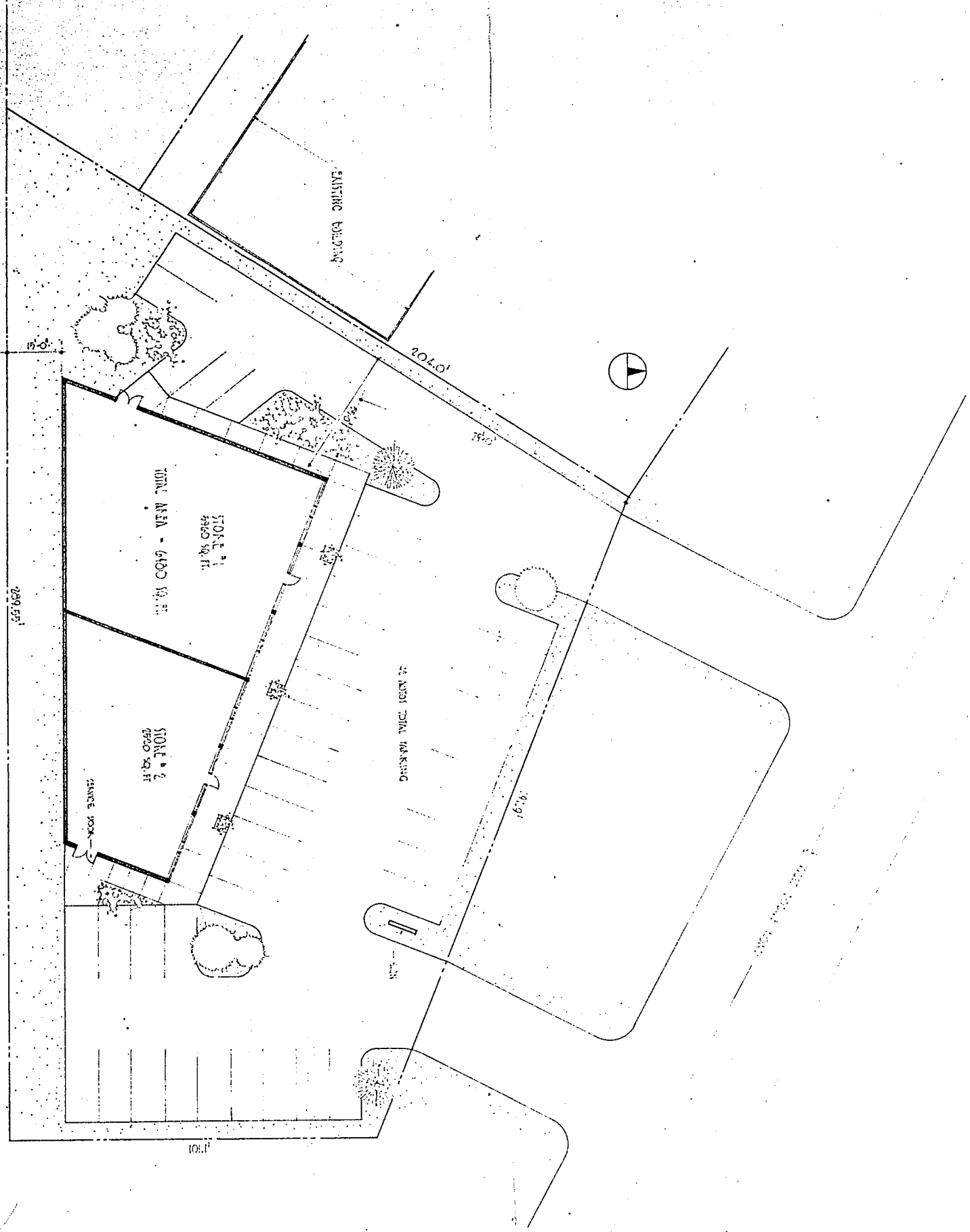
CAROL H. ESCHWEGE  
NOTARY PUBLIC, State of New York  
No. 24-6202700  
Qualified in Kings County  
Cert. filed in New York County  
Commission Expires March 30, 1962

*M.O.P. (Pencil)*



**STORE BUILDING**  
 Stanley J. How and associate ARCHITECTS 3401 West Dodge Road Omaha, Nebraska

FLOOR PLAN & SITE PLAN III SCALE: 1" = 20' 0"



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PROPOSED STORE BUILDING  
65' 0" WEST DODGE ROAD OMAHA, NEBRASKA

STANLEY J. HOW AND ASSOCIATES INC., ARCHITECTS  
NO. 214 3401 W. DODGE ROAD OMAHA, NEBRASKA

DATE: 10/11/1966  
SHEET NO.

*W. P. (Winter)*

32 ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DODGAS COUNTY, NEBRASKA 650  
13 DAY 1966 AT 2:55 P.M. THOMAS J. O'CONNOR, REGISTER OF DEEDS.