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NEBRASKA DOCUMENTARY	
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Date	January 6, 2003
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CHARLOTTE L. PETERSEN  
WASHINGTON COUNTY CLERK  
BLAIR NEBR.

STATE OF NEBRASKA COUNTY OF WASHINGTON)SS  
 ENTERED IN NUMERICAL INDEX AND FILED FOR RECORD  
 THIS 6<sup>th</sup> DAY OF January A.D. 2003  
 AT 9:07 O'CLOCK A M AND RECORDED IN BOOK  
386 AT PAGE 830-831  
 COUNTY CLERK Charlotte L. Petersen  
 DEPUTY Karen Madsen

Recorded	<input checked="" type="checkbox"/>
General	<input checked="" type="checkbox"/>
Numerical	<input checked="" type="checkbox"/>
Photostat	<input type="checkbox"/>
Proofed	<input type="checkbox"/>

WARRANTY DEED

CURTIS W. SCHMIDT, a/k/a CURTIS SCHMIDT and DARLEEN E. SCHMIDT, husband and wife, GRANTORS, in consideration of VALUABLE CONSIDERATION AND ONE DOLLAR AND NO/100THS DOLLARS (\$1.00) received from GRANTEE, RIVER WANDER, LLC, convey to GRANTEE, the following-described real estate (as defined in R.R.S 1943 §76-201):

See Exhibit "B" (There is no Exhibit "A")

GRANTORS covenant (jointly and severally) with GRANTEE that GRANTORS:

- (1) are lawfully seized of such real estate and that it is free from encumbrances except easements and restrictions of record;
- (2) have legal power and lawful authority to convey the same;
- (3) warrant and will defend title to the real estate against the lawful claims of all persons.

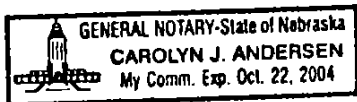
Dated this 30<sup>th</sup> day of December, 2002.

Curtis W. Schmidt  
 CURTIS W. SCHMIDT a/k/a CURTIS SCHMIDT

Darleen E. Schmidt  
 DARLEEN E. SCHMIDT

STATE OF NEBRASKA     )  
                                           ) ss  
 COUNTY OF DODGE     )

The foregoing instrument was acknowledged before me on the 30<sup>th</sup> day of December, 2002 by CURTIS W. SCHMIDT a/k/a CURTIS SCHMIDT and DARLEEN E. SCHMIDT.



Carolyn J. Andersen  
 Notary Public

**CURTIS SCHMIDT RIVER SURVEY**

Legal Description of Parcel from Curtis Schmidt

Meridian Development Services, Inc.

December 18, 2002

PART OF TAX LOT 10, LOCATED IN THE WEST HALF OF THE SOUTHWEST QUARTER, OF SECTION 3, TOWNSHIP 17 NORTH, RANGE 9 EAST OF THE SIXTH P.M., WASHINGTON COUNTY, NEBRASKA, AND PART OF TAX LOT 29 AND ALL OF TAX LOT 31, LOCATED IN THE EAST HALF OF SECTION 4, TOWNSHIP 17 NORTH, RANGE 9 EAST OF THE SIXTH P.M., DODGE COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 3, AND ASSUMING THE NORTH LINE OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 3, TO BEAR S89°44'48"W; THENCE S89°44'48"W ON THE NORTH LINE OF THE EAST HALF OF SAID SOUTHWEST QUARTER, A DISTANCE OF 1327.57 FEET TO THE NORTHEAST CORNER OF THE WEST HALF OF SAID SOUTHWEST QUARTER; THENCE S00°36'23"E ON THE EAST LINE OF SAID WEST HALF SOUTHWEST QUARTER, A DISTANCE OF 756.03 FEET TO THE TRUE POINT OF BEGINNING; THENCE S85°21'41"W, A DISTANCE OF 185.82 FEET; THENCE N35°02'51"W, A DISTANCE OF 229.90 FEET; THENCE N55°45'21"W, A DISTANCE OF 640.34 FEET; THENCE N78°21'57"W, A DISTANCE OF 324.96 FEET; THENCE S86°21'28"W, A DISTANCE OF 169.39 FEET TO A POINT ON THE WEST LINE OF SAID WEST HALF SOUTHWEST QUARTER; THENCE N00°34'32"W ON SAID WEST LINE, A DISTANCE OF 161.95 FEET TO THE NORTHWEST CORNER OF SAID WEST HALF SOUTHWEST QUARTER; THENCE N00°34'18"W ON THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 4, A DISTANCE OF 429.00 FEET; THENCE N89°44'49"W, A DISTANCE OF 660.09 FEET TO A POINT ON THE WEST LINE OF SAID TAX LOT 29; THENCE S10°08'55"E ON SAID WEST LINE, A DISTANCE OF 436.12 FEET TO THE SOUTHWEST CORNER OF SAID TAX LOT 29; THENCE S10°08'55"E ON THE WEST LINE SAID TAX LOT 31, A DISTANCE OF 564.34 FEET TO THE SOUTHWEST CORNER OF SAID TAX LOT 31, SAID CORNER BEING ON THE CENTERLINE OF THE ELKHORN RIVER CUT-OFF AS ESTABLISHED BY THE ELKHORN RIVER DRAINAGE DISTRICT; THENCE ON SAID CENTERLINE ON A 2821.84 FOOT RADIUS CURVE TO THE LEFT AN ARC DISTANCE OF 231.05 FEET, THE CHORD OF SAID CURVE BEARS S60°16'07"E 230.98 FEET; THENCE S62°33'33"E ON SAID CENTERLINE, A DISTANCE OF 333.24 FEET TO THE SOUTHEAST CORNER OF SAID TAX LOT 31, SAID CORNER BEING ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 3; THENCE S00°34'32"E ON SAID WEST LINE, A DISTANCE OF 479.74 FEET TO THE SOUTHWEST CORNER OF SAID TAX LOT 10, SAID CORNER BEING 11.88 FEET NORTH OF THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 3; THENCE S82°51'27"E ON THE SOUTH LINE OF SAID TAX LOT 10, A DISTANCE OF 350.00 FEET; THENCE N81°38'33"E ON SAID SOUTH LINE, A DISTANCE OF 300.00 FEET; THENCE N65°49'59"E ON SAID SOUTH LINE, A DISTANCE OF 746.37 FEET TO THE SOUTHEAST CORNER OF SAID TAX LOT 10, SAID CORNER BEING ON THE EAST LINE OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 3; THENCE N00°36'23"W ON SAID EAST LINE, A DISTANCE OF 244.89 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 40.19 ACRES, MORE OR LESS.

Exhibit "B"