

3298

STATE OF NEBRASKA } ss.
YORK COUNTY }
This instrument was filed for record on
November 23, 2005
at 11:36 o'clock A.M. and day
recorded in Vol. 190 of Deeds
Page 358

RECORDED
November 23, 2005
337.50 1k

Deborah Peterson, County Clerk
fee \$10.50 Return to
Security Land Title & Escrow
13924 Gold Circle
Omaha NE 68144

CORPORATION WARRANTY DEED

KNOWN ALL MEN BY THESE PRESENTS, that Ports Petroleum Company, Inc., an Ohio corporation, herein called the GRANTOR, whether one or more, in consideration of One Dollar and other valuable consideration received from GRANTEES, does grant, bargain, sell, convey and confirm unto Alchemist U.S.A., L.L.C., herein called the GRANTEE, whether one or more, the following described real property in York County, Nebraska:

Parcel 1:

A tract of land in the Northwest Quarter (NW 1/4) of Section 20, Township 10 North, Range 1 West of the 6th P.M., York County, Nebraska, more particularly described as follows:

Commencing at a point on the West line of said Northwest Quarter (NW 1/4), 1519 feet North of the West Quarter corner as a place of beginning; thence in an Easterly direction on an angle of 90° right a distance of 650 feet; thence in a Southerly direction on an angle of 90° right a distance of 910.1 feet to intersect the North Highway right of way line; thence on an angle of 120° right in a Northwesterly direction along the Northerly line of said Highway right of way, a distance of 621.9 feet; thence on an angle of 51° right a distance of 505.4 feet along said Highway right of way line to a point 33 feet East from and 1419 feet North of the West Quarter corner; thence in a Westerly direction a distance of 33 feet to a point on the West line of said Section 20, a distance of 1419 feet North of the West Quarter corner; thence North along said West line a distance of 100 feet to the place of beginning, except the most Westerly 33 feet dedicated for road purpose;

AND

Parcel 2:

A part of the Northwest Quarter (NW 1/4) of Section 20, Township 10 North, Range 1 West of the 6th P.M., York County, Nebraska, more particularly described as follows: Commencing at the Southwest corner of said Northwest Quarter (NW 1/4); thence on an assumed bearing of North 00°00'00" East and on the West line of said Northwest Quarter (NW 1/4), 1519.00 feet to the point of beginning; thence North 00°00'00" East and on the West line of said Northwest Quarter (NW 1/4), 200.00 feet; thence South 90°00'00" East, 750.00 feet; thence South 00°00'00" West and parallel with the West line of said Northwest (NW 1/4), 1167.39 feet; thence North 60°00'18" West and on the North Interstate 80 right of way line, 115.46 feet; thence North 00°00'00" East and parallel with the West line of said Northwest Quarter (NW 1/4), 909.66 feet; thence North 90°00'00" West, 650.00 feet to the point of beginning.

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the GRANTEE and to GRANTEE's successors and assigns forever. And GRANTOR does hereby covenant with the GRANTEE and with GRANTEE's successors and assigns that GRANTOR is lawfully seized of said premises; that they are free from encumbrance, except those easements, restrictions and covenants of record.

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 whomsoever.

DATED: November 9, 2005

Ports Petroleum Company, Inc., an Ohio corporation

By [Signature]
WILLIAM PORTS, CEO

STATE OF Ohio)
) ss.
COUNTY OF Wayne)

On November 9th, 2005, before me, the undersigned, a Notary Public, duly commissioned and qualified in said County, personally came William C. Ports, CEO of Ports Petroleum Company, Inc., a Ohio corporation known to be the identical person(s) whose name(s) is affixed to the foregoing instrument and acknowledged the execution thereof to be his voluntary act and deed on behalf of said corporation.

Witness my hand and notarial seal the day and year last above written.

[Signature]
NOTARY PUBLIC

My commission expires:
8-16-09

LAURA TOTTEN
Notary Public, State of Ohio
My Commission Expires Aug. 16, 2009

