



BK 1845 PG 004



DEED 1989 02604

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INDEXING  
PAGE DOWN FOR BALANCE OF INSTRUMENT

QUITCLAIM DEED

1319 February 6 1989

THIS INDENTURE is made this 27<sup>th</sup> day of February, 1989, between the OMAHA DEVELOPMENT FOUNDATION, a nonprofit corporation organized and existing under the laws of the State of Nebraska, hereinafter called "Grantor" and DOUGLAS COUNTY, NEBRASKA, a political subdivision of the State of Nebraska, hereinafter called "Grantee".

Grantor for and in consideration of the sum of One Dollar (\$1.00), and other valuable consideration, in hand paid, the sufficiency and receipt for which is hereby acknowledged, by these presents does hereby quitclaim all right, title and interest of the Grantor unto the Grantee in the real estate located in Douglas County, Nebraska and more particularly described on the attached Exhibit "A" which by this reference is made a part hereof.

IN WITNESS WHEREOF, the Omaha Development Foundation has caused these presents to be executed as of the day and year first above written.

2604 Z. Deed



RECEIVED  
1989 MAR -9 AM 10:13  
GEORGE J. DOLEWICZ  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NEBR.

OMAHA DEVELOPMENT FOUNDATION

By: Willis A. Strauss  
Title: President

BOOK 1845 N 23-15-13-11 C/O            FEE 34.<sup>50</sup>  
PAGE 4-8 N            DEL 1/4 MC (W)  
OF Deeds COMP SR F/B           

On this 27<sup>th</sup> day of February, 1989, before me, a Notary Public in and for said county, personally came Willis A. Strauss of Omaha Development Foundation, known to be to be the identical person whose name is of the same to be his voluntary act and deed.

WITNESS my hand and notarial seal in said county the day and year last above written.

NEBRASKA DOCUMENTARY  
STAMP TAX  
2-86 Date 3-9-89  
\$ ex By           



            
Notary Public

## ✓ PARCEL I:

That part of Lot 7, Block 97, Original City of Omaha, Douglas County, Nebraska, described as follows: Commencing at the Southwest corner of Lot 7, Block 97; thence N1-46'15"W (bearings based on the Nebraska State Plane System, South Zone) for 12.99 feet along the West line of said Lot 7 to the true point of beginning; thence continuing N1-46'15"W for 65.94 feet along said West line; thence S33-52'37"E for 93.05 feet to the South line of said Lot 7; thence S88-06'01"W for 41.63 feet along said South line to a point that is 7.83 feet East of the Southwest corner of said Lot 7; thence N32-52'42"W for 15.15 feet to the true point of beginning.

## ✓ PARCEL II:

Lot 3, Block 98, Original City of Omaha, Douglas County, Nebraska.

## ✓ PARCEL III:

That part of Lot 1, Block 99, Original City of Omaha, Douglas County, Nebraska, described as follows: Beginning at the Northeast corner of Lot 1, Block 99; thence S1-47'11"E (bearings based on the Nebraska State Plane System, South Zone) for 131.70 feet to the Southeast corner of said Lot 1; thence S88-07'11"W for 24.00 feet along the South line of said Lot 1; thence N21-45'03"W for 123.04 feet to the West line of said Lot 1; thence N1-47'27"W for 16.00 feet to the Northwest corner of said Lot 1; thence N88-07'11"E for 66.01 feet to the point of beginning.

## ✓ PARCEL IV:

That part of Lot 2, Block 99, Original City of Omaha, Douglas County, Nebraska, described as follows: Beginning at the Northeast corner of Lot 2, said Block 99; thence S1-47'27"E (bearings based on the Nebraska State Plane System, South Zone) for 16.00 feet along the East line of said Lot 2; thence N21-45'03"W for 17.01 feet to the North line of said Lot 2; thence N88-07'11"E for 5.81 feet to the point of beginning, together with that part of Lot 2, said Block 99, described as follows: beginning at the Northwest corner of said Lot 2; thence N88-07'11"E (bearings based on the Nebraska State Plane System, South Zone) for 25.11 feet along the North line of said Lot 2; thence S21-54'32"E for 118.90 feet to the East line of said Lot 2; thence S1-47'27"E for 20.00 feet to the Southeast corner of said Lot 2; thence S88-07'11"W for 66.00 feet to the Southwest corner of said Lot 2; thence N1-47'42"W for 131.71 feet to the point of beginning.

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✓ PARCEL V:

That part of Lot 8, Block 99, Original City of Omaha, Douglas County, Nebraska, described as follows: Beginning at the Northeast corner of Lot 8, said Block 99; thence S1-47'12"E (bearings based on the Nebraska State Plane System, South Zone) for 53.00 feet along the East line of said Lot 8; thence N19-34'45"W for 55.63 feet to the North line of said Lot 8; thence N88-07'11"E for 17.00 feet to the point of beginning.

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✓ PARCEL VI:

That part of Lots 2, 3, and 4, Block 127, Original City of Omaha, Douglas County, Nebraska, described as follows: Beginning at the Northwest corner of Lot 3, said Block 127; thence N88-05'10"E (bearings based on the Nebraska State Plane System, South Zone) for 45.95 feet along the North line of said Lot 3; thence S33-52'37"E for 5.05 feet; thence along a curve to the right (having a radius of 247.16 feet and a long chord bearing S29-15'07"E for 39.86 feet) for an arc distance of 39.90 feet; thence along a curve to the right (having a radius of 1399.41 feet and a long chord bearing S22-36'23"E for 98.67 feet) for an arc distance of 98.69 feet to the South line of Lot 2, said Block 127; thence S88-05'09"W for 53.65 feet along the South line of Lots 2 and 3, said Block 127; thence along a curve to the left (having a radius of 1280.45 feet and a long chord bearing N23-53'29"W for 142.34 feet) for an arc distance of 142.42 feet to the North line of Lot 4, said Block 127; thence N88-05'10"E for 5.13 feet to the point of beginning.

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✓ PARCEL VII:

That part of Lots 6 and 7, Block 127, Original City of Omaha, Douglas County, Nebraska, described as follows: Beginning at the Northwest corner of Lot 7, said Block 127; thence N88-05'09"E (bearings based on the Nebraska State Plane System, South Zone) for 42.73 feet along the North line of said Lot 7; thence along a curve to the right (having a radius of 1399.41 feet and a long chord bearing S18-01'19"E for 83.12 feet) for an arc distance of 83.14 feet to the East line of Lot 7, said Block 127; thence S1-42'20"W for 52.14 feet to the Southeast corner of said Lot 7; thence S88-05'09"W for 41.68 feet along the South line of Lots 7 and 6, said Block 127; thence along a curve to the left (having a radius of 1280.45 feet and a long chord bearing N16-41'15"W for 136.51 feet) for an arc distance of 136.58 feet to the North line of Lot 6, said Block 127; thence N88-05'09"E for 10.89 feet to the point of beginning.

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✓ PARCEL VIII:

That part of Lots 1 and 2, Block 130, Original City of Omaha, Douglas County, Nebraska, described as follows: Beginning at the Northwest corner of Lot 1, said Block 130; thence N88°05'08"E (bearings based on the Nebraska State Plane System, South Zone) for 34.45 feet along the North line of said Lot 1; thence S14°04'56"E for 134.75 feet to the South line of said Lot 1; thence S88°04'31"W for 67.92 feet along the South line of Lots 1 and 2, said Block 130; thence N3°36'24"W for 38.15 feet; thence N12°49'32"W for 95.32 feet to the North line of Lot 2, said Block 130; thence N88°05'08"E for 24.24 feet to the point of beginning.

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✓ PARCEL IX:

Lot 8 and part of Lot 7, Block 130, Original City of Omaha, Douglas County, Nebraska, more particularly described as follows: Beginning at the Northeast corner of Lot 8, said Block 130; thence S1°41'01"E (bearings based on the Nebraska State Plane System, South Zone) for 131.72 feet to the Southeast corner of said Lot 8; thence S88°03'53"W for 65.55 feet along the South line of said Lot 8; thence along a curve to the left (having a radius of 943.51 feet and a long chord bearing N2°57'29"W for 131.75 feet) for an arc distance of 131.86 feet to the North line of Lot 7, said Block 130; thence N88°04'31"E for 68.48 feet to the point of beginning.

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✓ PARCEL X:

That part of Lot 2, Block 156, Original City of Omaha, Douglas County, Nebraska, together with a part of the North 1/2 of the vacated alley adjoining said Lot 2 on the South, all more particularly described as follows: Commencing at the Northeast corner of said Lot 2; thence South on the East line of said Lot 2, 0.40 feet to the point of beginning; thence continuing South on the East line of said Lot 2, 117.10 feet to the Southeast corner of said Lot 2; thence S89°36'17"W on the Southerly line of said Lot 2, 15.81 feet; thence S01°24'34"E on the Easterly line of said Lot 2, 14.40 feet to the North line of said vacated alley; thence S23°08'48"W, 10.86 feet to the centerline of said vacated alley; thence West on the centerline of said vacated alley, 4.45 feet to a point 173.83 feet East of the West line of said Block 156; thence North 10.00 feet to a point on the South line of said Lot 2 that is 50.00 feet Northwesterly, measured radially, from the centerline of the main track of the Union Pacific Railroad Company, as originally constructed and operated; thence Northeasterly along a non-tangent curve, concave Northwesterly, having a radius of 1382.69 feet and being concentric with and 50.00 feet Northwesterly from said centerline of main track, a chord distance of 133.80 feet and an arc distance of 133.82 feet to the point of beginning.

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PARCEL XI:

That part of Government Lot 3, in the Southwest ¼ of Section 23, Township 15 North, Range 13 East of the 6th P.M., in Douglas County, Nebraska, described as follows: Beginning at the Northwest corner of said Government Lot 3; thence N88°03'14"E (bearings based on the Northern Nebraska State Plane System, South Zone) for 99.70 feet along the North line of said Government Lot 3; thence S11°40'23"W for 95.68 feet; thence N43°51'44"W for 36.42 feet; thence S9°20'54"W for 118.39 feet; thence S10°13'55"W for 85.81 feet to the South right-of-way line of Howard Street extended; thence S88°02'39"W for 10.18 feet along said South right-of-way line to the West line of Government Lot 3; thence N2°14'55"W for 265.87 feet along said West line to the Point of Beginning.

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✓ PARCEL XII:

✓ Lots 1 & 2, Block 98, Original City of Omaha, Douglas County, Nebraska except that portion of Lot 1 described as follows: Beginning at the northeast corner of said Lot 1; thence S. 01°46' 14" E. (bearings based on the Nebraska State Plane System, South Zone) for 67.21 feet along the east line of said Lot 1; thence N. 40°20'59" W. for a distance of 74.24 feet; thence along a curve to the left (having a radius of 471.66 feet and a long chord bearing N. 41°03'40" W. for 11.72 feet) for an arc distance of 11.72 feet to the north line of said Lot 1; thence N. 88° 07'12" E. for a distance of 53.72 feet to the Point of Beginning.

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✓ PARCEL XIII:

Lot 1, Block 156, Original City of Omaha, Douglas County, Nebraska.

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5 pgs - 2500  
19 loks - 950  
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