

NO. BY: Heritage 23-7-9 ^{OK 88}
 CORP. Heritage 22-7-9 24-7-9
 SEAL Heritage COMP. X 10:35 3/24/97
 FEE 1600 CHG (PAID) COMPARE ✓ 88
 # 7619 CADAS 2-33 OK AO ✓

FILED
 INST. NO. 971085
 1997 MAR 21 PM 3:34

Spencer D. Stirling
 REGISTER OF DEEDS
 ADAMS COUNTY

CORPORATION WARRANTY DEED

Hadco, Inc., Grantor, a corporation organized and existing under and by virtue of the laws of the State of Nebraska, Grantor, in consideration of One Dollar and Other Valuable Consideration, received from Grantee, TLB, Inc., a corporation, conveys to Grantee the following-described real estate (as defined in Neb. Rev. Stat. 76-201) in Adams County, Nebraska:

243 NEBRASKA DOCUMENTARY STAMP TAX
 Date 3-21-97 By 88
 \$ 157.50
 Exempt # _____

That certain tract of land, together with all improvements thereon, located in the Northeast Quarter (NE1/4) of Section Twenty-Two (22) and in the Northwest Quarter (NW1/4) of Section Twenty-Three (23), all in Township Seven (7) North, Range Nine (9) West of the 6th P.M., Adams County, Nebraska, described under "TRACT DESCRIPTION" on the reverse side hereof, BUT RESERVING AND RETAINING, however, the easements described under "EASEMENT 1 DESCRIPTION" and "EASEMENT 2 DESCRIPTION," also on the reverse side hereof.

Grantor covenants with Grantee that Grantor:

- (1) is lawfully seised of such real estate and that it is free from encumbrances, but subject to easements, reservations, covenants, and restrictions of record, if any;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed March 19, 1997.

Hadco, Inc. a Nebraska corporation



By *Robert E. Roh*
 Robert E. Roh, President
 TREASURER

STATE OF NEBRASKA)
) ss.
 COUNTY OF DOUGLAS)

19th The foregoing instrument was acknowledged before me on March 19, 1997, by Robert E. Roh, ~~President~~ ^{Treasurer} of Hadco, Inc., a Nebraska corporation, on behalf of said corporation.

GENERAL NOTARY State of Nebraska
 MICHAEL M. HUPP
 My Comm. Exp. Dec. 17, 1997

Michael M. Hupp
 Notary Public

My commission expires 12/17/97

TRACT DESCRIPTION

A tract of land located in the N.E. 1/4 Section 22 and the N.W. 1/4 Section 23, all in T.7 N., R.9 W. of the 6th P.M., Adams County, Nebraska described as follows:

Commencing at the N.E. corner of Section 23, T.7 N., R.9 W. of the 6th P.M., Adams County, Nebraska; thence N 89°43'59" W on the North Line of the N.E. 1/4 of said Section 23, 1,867.68 feet to the N.W. corner of a tract of land surveyed by Lyle Davis, L.S. 411 revision date of 9-30-85; thence S 00°28'07" W on the West Line of said surveyed tract, 609.47 feet to the Point of Beginning, said point also being the S.W. corner of said surveyed tract; thence S 89°42'03" E on the South Line of said surveyed tract, 30.32 feet; thence S 0°27'31" W 536.06 feet to the S.W. corner of a tract surveyed by Thomas L. Jordan, L.S. 178 dated 1-21-74; thence S 89°38'24" E 2,362.31 feet to the S.E. corner of a tract of land surveyed by Thomas L. Kruger, L.S. 448 dated 5-18-94; thence S 00°58'25" E 36.43 feet; thence N 89°37'37" W 779.55 feet; thence S 00°20'11" W 100.00 feet to the N.E. corner of a tract of land surveyed by Francis L. Roffter, L.S. 253 dated 12-20-77; thence N 89°30'56" W on the North Line of said surveyed tract 404.10 feet; thence N 00°21'59" E 99.82 feet to the N.E. corner of a tract of land surveyed by Thomas L. Kruger, L.S. 448 dated 5-13-87; thence N 89°38'32" W on the North Line of said surveyed tract 808.24 feet to the N.W. corner of said surveyed tract; thence S 00°24'19" W 99.97 feet to the N.E. corner of a tract of land surveyed by Thomas L. Jordan, L.S. 178 dated 1-21-74; thence N 89°43'46" W on the North Line of said surveyed tract 371.56; thence S 00°22'40" W on the West Line of said surveyed tract 231.06 feet to the S.W. corner of said surveyed tract; thence S 89°37'37" E 2,371.27 feet; thence S 00°58'25" E 347.89 feet to the N.E. corner of a tract of land described in Deed 933184 recorded in the Adams County Courthouse; thence N 89°44'00" W on the North Line of said deeded tract 2,439.95 a corner of said deeded tract; thence N 00°18'18" E on the East Line of said deeded tract 1,257.22 feet to a corner of said deeded tract; thence S 86°38'55" E 32.83 feet to the Point of Beginning containing 24.60 acres more or less.

EASEMENT 1 DESCRIPTION

A 60 foot wide easement for Ingress and Egress located in the N.E. 1/4 Section 23, T.7 N., R.9 W. of the 6th P.M., Adams County, Nebraska, the West Line of said 60 foot wide easement described as follows:

Commencing at the N.E. corner of Section 23, T.7 N., R.9 W of the 6th P.M., Adams County, Nebraska; thence N 89°43'59" W on the North Line of the N.E. 1/4 of said Section 23, 1,867.68 feet; thence S 00°28'07" W 609.47 feet; thence N 86°38'55" W 32.83 feet to the Point of Beginning, said point being the N.E. corner of a tract of land described in Deed 933184 recorded in the Adams County Courthouse; thence S 00°18'18" W on the East Line of said deeded tract 1,257.22 feet to a corner of said deeded tract and the termination of said 60 foot wide easement, the sidelines being lengthened or shortened to the Grantor's property lines.

EASEMENT 2 DESCRIPTION

A 40 foot easement for Ingress and Egress and the maintenance of an existing drainage ditch located in the N.E. 1/4 Section 23 and the N.W. 1/4 Section 22, all in T.7 N., R.9 W. of the 6th P.M., Adams County, Nebraska, the South Line of said 40 foot wide easement described as follows:

Commencing at the N.E. corner of Section 23, T.7 N., R.9 W. of the 6th P.M., Adams County, Nebraska; thence N 89°43'59" W on the North Line of the N.E. 1/4 of said Section 23, 1,867.68 feet; thence S 00°28'07" W 609.47 feet; thence N 86°38'55" W 32.83 feet to the N.E. corner of a tract of land described in Deed 933184 recorded in the Adams County Courthouse; thence S 00°18'18" W on the East Line of said deeded tract, 1,257.22 feet to the Point of Beginning, said point being a corner of said deeded tract; thence S 89°44'00" E on the North Line of said deeded tract 2,439.95 feet to a corner of said deeded tract and the termination of said 40 foot wide easement, the sidelines being lengthened or shortened to the Grantor's property lines.

CERTIFIED RESOLUTIONS

I, Charlotte Lawrence, do hereby certify that I am the duly elected, qualified and acting Secretary of Hadco, Inc., a Nebraska corporation, ("Corporation") and that the following resolutions were adopted by the directors of Hadco, Inc. on March 19, 1997, and that said resolutions have not been rescinded or amended and remain in full force and effect on the date hereof:

RESOLVED, that the Corporation should sell the property described on Exhibit "A" attached to this resolution to TLB, Inc. for a total purchase price of \$90,000 in accordance with the terms of a certain Real Estate Purchase Agreement dated March 19, 1997 between the Corporation and TLB, Inc.;

RESOLVED FURTHER, that Robert E. Roh, Treasurer of the Corporation, be and is hereby authorized to execute and deliver the aforesaid Real Estate Purchase Agreement for and on behalf of the Corporation and to take all action and execute all documents contemplated therein in order for the Corporation to complete the sale of the property in accordance with such Agreement including, without limitation, execution and delivery of a Warranty Deed, Lien Affidavit and all other documents necessary in order to complete the sale of the property as contemplated therein, the taking of any such action or the execution and delivery of any such documents by Robert E. Roh to be conclusive evidence that the same were approved hereby.

IN WITNESS WHEREOF, I have hereunto set my hand this 19th day of March, 1997.

Charlotte Lawrence
Charlotte Lawrence, Secretary

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