



BK 2167 PG 186-186



DEED 2000 15489

Nebr Doc Stamp Tax
11-6-00
Date
\$ 733.25
By BW

RICHARD H TARELLE
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

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ADC
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CORPORATION WARRANTY DEED

Deed 550
 GEE 550 FB 57-23030
 BKP _____ C/O _____ COM# 25
 DEL _____ SCAN as FV _____

OMAHA INDUSTRIAL FOUNDATION, a Nebraska nonprofit corporation, GRANTOR, in consideration of ONE DOLLAR (\$1.00) and other good and valuable consideration received from GRANTEE, CAVU CO., a Nebraska corporation, conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. § 76-201):

Lot 1, Riverfront Industrial Park - Replat II, an Addition to the City of Omaha, as surveyed, platted and recorded, in Douglas County, Nebraska.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances subject to easements, reservations, covenants, conditions, and restrictions of record and an apparent chain link fence encroachment over west property line, as shown on a survey by The Schemmer Associates dated September 8, 2000;
- (2) has legal power and lawful authority to convey the same; and
- (3) warrants and will defend title to the real estate against the lawful claims of all persons except any claim of adverse possession or other claim to title to the property situated west of the fence shown on the survey identified above by the owner of the property adjacent thereto.

Executed November 3, 2000.

OMAHA INDUSTRIAL FOUNDATION,
Grantor

By B. R. Lauritzen
President

STATE OF NEBRASKA)
) SS.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on November 3, 2000, by Bruce R. Lauritzen, President of Omaha Industrial Foundation, a Nebraska nonprofit corporation, on behalf of the corporation.



Vonda K. Wiese
Notary Public
My commission expires 11/05/02

OM-92084-1