



DEED 2005163760



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Received - DIANE L. BATTIATO  
Register of Deeds, Douglas County, NE  
12/30/2005 08:31:34.24



2005163760

**QUITCLAIM DEED - STATE**

**PROJECT: I-B80-9(31)**

**TRACT: 16-5(10)**

John L. Craig, DIRECTOR, in the name of the STATE OF NEBRASKA and for the DEPARTMENT OF ROADS of said State of Nebraska, under the provisions of Section 39-1326 R.R.S. of Nebraska, 1943 and for and in consideration of the sum of Eighty-Two Thousand and no/100 - (\$82,000.00) - DOLLARS in hand paid, does hereby grant, bargain, sell, convey, remise, release and forever quitclaim unto John H. Markel, Jr., hereinafter known as the Grantee, whether one or more, the following described real property situated in Douglas County and State of Nebraska and subject to any and all existing restrictions and/or easements:

A tract of land located in the Southwest Quarter of Section 16, Township 15 North, Range 12 East of the Sixth Principal meridian, Douglas County, Nebraska, described as follows:

Referring to the Northeast Corner of the said Quarter Section; thence southerly a distance of 2304.25 feet along the East Line of said Quarter Section to the southerly line of vacated 102<sup>nd</sup> Street by Ordinance No. 36121, to the point of beginning; thence southerly deflecting 000 degrees, 00 minutes, 00 seconds, a distance of 48.17 feet along said line; thence northwesterly 116 degrees, 16 minutes, 06 seconds right, a distance of 92.69 feet along a line 2.0 feet northerly and parallel from the State right of way fence; thence easterly deflecting 165 degrees, 35 minutes, 44 seconds right, a distance of 23.62 feet; thence northeasterly deflecting 023 degrees, 10 minutes, 26 seconds left, a distance of 61.19 feet along the southerly line of vacated 102<sup>nd</sup> Street by Ordinance No. 36121, to the point of beginning; containing 1717.26 square feet, more or less.

And also, a tract of land located in the Southeast Quarter of Section 16, Township 15 North, Range 12 East of the Sixth Principal Meridian, Douglas County, Nebraska, described as follows:

Referring to the Northwest Corner of the said Quarter Section; thence southerly a distance of 2304.25 feet along the West Line of said Quarter Section to the southerly line of vacated 102<sup>nd</sup> Street by Ordinance No. 36121, to the point of beginning; thence southerly deflecting 000 degrees, 00 minutes, 00 seconds, a distance of 48.17 feet along said line; thence southeasterly 063 degrees, 43 minutes, 54 seconds left, a distance of 50.10 feet along a line 2.0 feet northerly and parallel from the State right of way fence; thence southeasterly deflecting 11 degrees, 56 minutes, 53 seconds left, a distance of 73.21 feet; along a line 2.0 feet northerly and parallel from the State right of way fence; thence northeasterly deflecting 069 degrees, 15 minutes, 07 seconds left, a distance of 38.32 feet; thence northwesterly on a 445.00 foot radius curve to the right, deflecting to the initial tangent beginning 087 degrees, 10 minutes, 30 seconds left, a distance of 100.72 feet, subtending a central angle of 012 degrees, 58 minutes, 06 seconds; thence southwesterly deflecting 062 degrees, 10 minutes, 18 seconds left, a distance of 67.35 feet along the southerly line of vacated 102<sup>nd</sup> Street by Ordinance No. 36121, to the point of beginning; containing 8565.40 square feet, more or less.

In accordance with Article III, Section 20 of the Constitution of the State of Nebraska, the State of Nebraska, Department of Roads does hereby retain and reserve to itself all salt springs, coal, oil, gas, natural resources or other mineral rights it may have in or on the above described real property.

The grantees, for themselves, their heirs, personal representatives, successors in interest, and assigns, as a part of the consideration hereof, does hereby further covenant and agree "as a covenant running with the land" (1) that the land herein conveyed or any part hereof shall not be used for the erection or display of any advertising sign, device or display, which is not related to or connected with the use of the premises conveyed hereby; (2) that the land herein conveyed shall not be used for the storage, processing, sorting, transfer or any other use related to or connected with scrap material of any nature or kind; or any other use, which would create or cause an unsightly or obnoxious appearance upon the premises herein conveyed.

Return to: Julie Westergren  
Nebraska Dept. of Roads-R.O.W. Div.  
1500 Hwy 2, Box 94759  
Lincoln, NE 68509-4759


*a* *Julie* *10-5-0* *01-10000*  
*7* *1615-10* \_\_\_\_\_ COMP \_\_\_\_\_  
*1* \_\_\_\_\_ \_\_\_\_\_

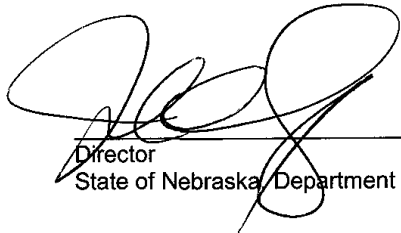
The State reserves to itself a permanent easement over which the various impacts, including but not limited to, noise, air, light, and dust, associated with vehicular traffic on the highway may be disbursed.

That to insure the observance of the above covenants, the State shall have the right to prevent the breach thereof by an injunction, mandatory or otherwise, and to recover whatever damages may have been suffered from any such breach, together with any attorney fees and expenses incurred thereby.

To have and to hold said real property, hereby known to include real estate together with all tenements, hereditaments and appurtenances thereunto belonging, unto said Grantee and to his, her or their heirs, successors and assigns forever.

Duly executed this 14<sup>th</sup> day of December, 2005

  
\_\_\_\_\_  
Governor of the State of Nebraska

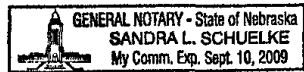
  
\_\_\_\_\_  
Director  
State of Nebraska, Department of Roads

SEAL

STATE OF NEBRASKA )  
                                  ) ss.  
LANCASTER COUNTY )

On this 14<sup>th</sup> day of December, A.D., 2005 before me, a General Notary Public, duly commissioned and qualified personally came John L. Craig, Director of the State of Nebraska, Department of Roads, to me known to be the identical person whose name is affixed to the foregoing instrument as grantor and acknowledged the same to be a voluntary act and deed.

WITNESS my hand and Notary Seal the day and year last above written.



  
\_\_\_\_\_  
Notary Public

My commission expires the 10<sup>th</sup> day of September, 2009