



DEED 2003175915

RICHARD N. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE



SEP 18 2003 11:15 P 2

RECEIVED

Please return to:
Jeff C. Miller, Esq.
YOUNG & WHITE
8742 Frederick Street
P. O. Box 241358
Omaha, NE 68124-5358
(402) 393-5600

send

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Space above line for recording purposes

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT We, Eugene H. Ficken and Shirley I. Ficken, husband and wife, herein called the grantors, in consideration of One Dollar and other valuable consideration, do hereby grant, bargain, sell, convey and confirm unto the City of Elkhorn, herein called the grantee, the following described parcel of real property which is part of the East 50 acres of the North Half (N 1/2) of the Northeast Quarter (NE 1/4) of Section 7, Township 15 North, Range 11 East of the Sixth P.M., Douglas County, Nebraska, as described in the attached Exhibit "A".

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 heirs and assigns forever.

And the grantors do hereby covenant with the grantee and with grantee's heirs and assigns that grantors are lawfully seised of such premises; that they are free from encumbrance; that grantors have good right and lawful authority to convey the same; and that grantors warrant and will defend the title to said premises against the lawful claims of all persons whomsoever.

Dated this 30 day of July, 2003.

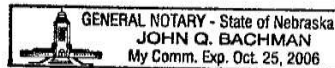
Eugene H. Ficken
Eugene H. Ficken

Shirley I. Ficken
Shirley I. Ficken

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

Before me, a Notary Public, personally came, Eugene H. Ficken and Shirley I. Ficken, husband and wife, known to me to be the identical persons who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed.

WITNESS my hand and notarial seal this 30th day of July, 2003.



John Q. Bachman
Notary Public

✓ 731

EUGENE & SHIRLEY FICKEN

CITY OF ELKHORN FEE SIMPLE ACQUISITION

A parcel of real property which is part of the East 50 acres of the North Half (N ½) of the Northeast Quarter (NE ¼) of Section 7, Township 15 North, Range 11 East of the Sixth P.M., Douglas County, Nebraska, consisting of and described as:

PERIMETER DESCRIPTION:

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE SIXTH P.M., DOUGLAS COUNTY, NEBRASKA, BEING DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE NORTHEAST QUARTER; THENCE S89°46'09"W ON THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHEAST QUARTER, A DISTANCE OF 50.00 FEET; THENCE N00°14'36"W PARALLEL WITH AND 50.00 FEET DISTANT FROM THE EAST LINE OF SAID NORTHEAST QUARTER OF THE NORTHEAST QUARTER, A DISTANCE OF 1216.14 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF STATE HWY 64 (MAPLE STREET); THENCE S76°57'34"E ON SAID SOUTH LINE, A DISTANCE OF 51.37 FEET TO A POINT ON SAID EAST LINE; THENCE S00°14'36"E ON SAID EAST LINE A DISTANCE OF 1203.92 FEET TO THE POINT OF BEGINNING, CONTAINING 1.39 ACRES, MORE OR LESS.

EXHIBIT "A"