

2016-25656

\$ **EXS**

10/07/2016 9 21 41 AM

Lloyd J. Dowling

By jsatterfie

REGISTER OF DEEDS



DEED

COUNTER JD CE JD
 VERIFY JD DE JD
 PROOF LM
 FEES \$ 16.00
 CHECK # _____
 CHG. AS CASH _____
 REFUND _____ CREDIT _____
 SHORT _____

WARRANTY DEED

B H I Development, Inc , a Nebraska corporation, GRANTOR, in consideration of One (\$1 00) Dollar and other valuable consideration received from GRANTEE, 192nd & Cypress, LLC, a Nebraska limited liability company, conveys to GRANTEE, the following described real estate (as defined in Neb Rev Stat 76-201)

See attached legal description

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR

- (1) is lawfully seized of such real estate and that it is free from encumbrances except easements, covenants, restrictions of record and special agricultural assessment (Greenbelt Tax) which GRANTEE agrees to pay if assessed,
- (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

Executed September 29, 2016

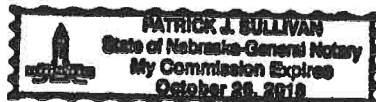
B H I Development, Inc ,
A Nebraska Corporation, Grantor

By *Gerald L. Torczon*
Gerald L Torczon, President

STATE OF NEBRASKA)
)
 COUNTY OF SARPY)

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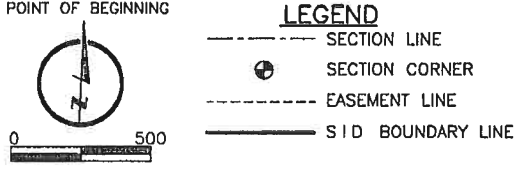
The foregoing instrument was acknowledged before me, on September 29, 2016, by Gerald L Torczon, President of B H I Development, Inc



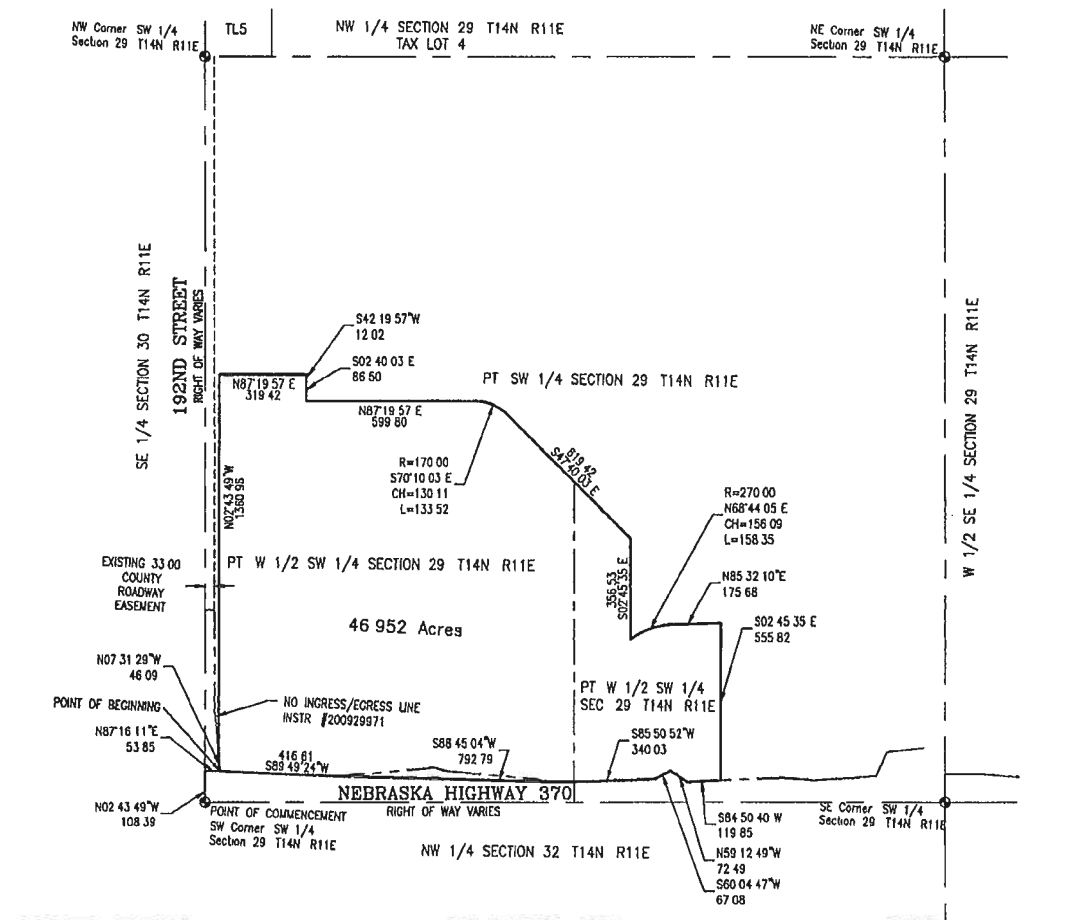
Patrick J. Sullivan
Notary Public


LEGAL DESCRIPTION PHASE 4 BOUNDARY

THAT PART OF THE SOUTHWEST QUARTER OF SECTION 29 TOWNSHIP 14 NORTH RANGE 11 EAST OF THE 6TH P M SARPY COUNTY NEBRASKA DESCRIBED AS FOLLOWS
 COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SECTION 29 TOWNSHIP 14 NORTH RANGE 11 EAST OF THE 6TH P M SARPY COUNTY NEBRASKA
 THENCE NORTH 02 43 49" WEST (BEARINGS REFERENCED TO NEBRASKA STATE PLANE NAD83) FOR 108.39 FEET ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 29
 THENCE NORTH 87°16'11" EAST FOR 53.85 FEET TO THE EAST RIGHT OF WAY LINE OF 192ND STREET AND THE TRUE POINT OF BEGINNING
 THENCE NORTH 07°31'29" WEST FOR 46.09 FEET ALONG SAID EAST RIGHT OF WAY LINE
 THENCE NORTH 02 43 49" WEST FOR 1360.96 FEET CONTINUING ALONG SAID EAST RIGHT OF WAY LINE
 THENCE NORTH 87 19 57" EAST FOR 319.42 FEET
 THENCE SOUTH 42 19 47" WEST FOR 12.02 FEET
 THENCE SOUTH 02 40 03" EAST FOR 86.50 FEET
 THENCE NORTH 87 19 57" EAST FOR 599.80 FEET
 THENCE ALONG A CURVE TO THE RIGHT (HAVING A RADIUS OF 170.00 FEET AND A LONG CHORD BEARING SOUTH 70 10 03" EAST FOR 130.11 FEET) FOR AN ARC LENGTH OF 133.52 FEET
 THENCE SOUTH 47 40 03" EAST FOR 619.42 FEET
 THENCE SOUTH 02 45 35" EAST FOR 356.53 FEET
 THENCE ALONG A CURVE TO THE RIGHT (HAVING A RADIUS OF 270.00 FEET AND A LONG CHORD BEARING NORTH 68 44 05" EAST FOR 156.09 FEET) FOR AN ARC LENGTH OF 158.35 FEET
 THENCE NORTH 85 32 10" EAST FOR 175.68 FEET
 THENCE SOUTH 02 45 35" EAST FOR 555.82 FEET TO THE NORTH RIGHT OF WAY LINE OF NEBRASKA HIGHWAY 370
 THENCE ALONG SAID NEBRASKA HIGHWAY 370 FOR THE FOLLOWING 6 COURSES
 1) THENCE SOUTH 84 50 40" WEST FOR 119.85 FEET
 2) THENCE NORTH 59 12 49" WEST FOR 72.49 FEET
 3) THENCE SOUTH 60 04 47" WEST FOR 67.08 FEET
 4) THENCE SOUTH 85 50 52" WEST FOR 340.03 FEET
 5) THENCE SOUTH 88 45 04" WEST FOR 792.79 FEET
 6) THENCE SOUTH 89 49 24" WEST FOR 416.61 FEET TO THE POINT OF BEGINNING
 CONTAINS 46.952 ACRES



- LEGEND**
- SECTION LINE
 - ⊕ SECTION CORNER
 - - - EASEMENT LINE
 - SID BOUNDARY LINE





**LAMP RYNEARSON
& ASSOCIATES**

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