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NEBRASKA DOCUMENTARY  
STAMP TAX  
Sep 11, 2015  
\$5850.00 By JS

FILED SARPY CO. NE.  
INSTRUMENT NUMBER

**2015-22542**

2015 Sep 11 02:03:57 PM

*Stacy J. Dowling*

REGISTER OF DEEDS



Space above this line for Recorder's Use

When recorded mail to Catherine E. French, 10306 Regency Parkway Drive, Omaha, NE 68114

**SPECIAL WARRANTY DEED**

MURRAY FIELDS-SAPP, LLC, a Nebraska limited liability company, GRANTOR, in consideration of One Dollar (\$1.00) and other valuable consideration received from QUIKTRIP CORPORATION, an Oklahoma corporation, GRANTEE, does grant, bargain, sell and conveys to Grantee the following described real estate (as defined in Neb. Rev. Stat. § 76-201) in Sarpy County, Nebraska legally described on Exhibit 'A' attached hereto.

Grantor covenants with Grantee that Grantor:

- (1) Is lawfully seized of such real estate and that it is free from encumbrances except existing easements and restrictions of record;
- (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 claiming the same or any part thereof, through, by or under Grantor.

Dated: September 10<sup>TH</sup>, 2015.

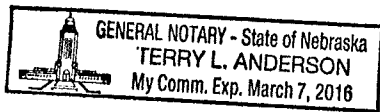
MURRAY FIELDS-SAPP, LLC,  
a Nebraska limited liability company,

By:

*James L. Murray*  
James L. Murray, Managing Member

STATE OF NEBRASKA            )  
                                          )ss.  
COUNTY OF SARPY            )

The foregoing instrument was acknowledged before me on September 10, 2015, by James L. Murray, Managing Member of MURRAY FIELDS-SAPP, LLC, a Nebraska limited liability company.



*Terry L. Anderson*  
\_\_\_\_\_  
Notary Public

LDM# 614417

## **Exhibit 'A'**

### **Legal Description**

The land referred to is situated in the State of Nebraska, County of Sarpy and is described as follows:

A tract of land located in part of the Southeast Quarter of the Southeast Quarter of Section 27, Township 14 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows: Beginning at a point which is South 89 degrees 40'00" West, 1167.13 feet and North 0 degrees, 36'00", 87.72 feet from the Southeast corner of the Southeast Quarter of said Section 27, said point being the point of intersection of the North right of way line of Highway No. 370 and the East line of the frontage road; thence North 0 degrees 36'00" West, 215.31 feet; thence North 89 degrees 24'00" East, 202.50 feet; thence South 0 degrees 36'00" West, 215.31 feet to a point on the North right of way line of Highway No. 370; thence South 89 degrees 27'30" West on said North right of way line 202.50 to the point of beginning. (The South line of said Southeast Quarter of Section 27 assumed South 89 degrees 40'00" West in direction.) (Also known as Tax Lot 6);

and

A tract of land located in part of the Southeast Quarter of the Southeast Quarter of Section 27, Township 14 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows: Beginning at a point 965.22 feet South 89 degrees 40'00" West of and 88.50 feet North 0 degrees 20'00" West of the Southeast corner of the said SE ¼ of Section 27, said point being in the North R.O.W. line of State Highway #370; thence North 89 degrees 27'30" East along the said North R.O.W. line, 203.4 feet to a point on the Westerly R.O.W. line of Interstate Highway #80; thence North 29 degrees 27'30" East along said Westerly R.O.W. line, 107.95 feet to a point of curve; thence Northeasterly along the said Westerly R.O.W. line on a curve to the right (radius being 864.00) feet for an arc distance of 149.38 feet; thence South 89 degrees 24'00" West, 342.93 feet; thence South 0 degrees 36'00" East, 215.52 feet to the point of beginning. (The South line of said SE ¼ of Section 27 assumed South 89 degrees 40'00" West in direction.) (Also known as Tax Lot 14).

and

Lot 1, Murray Sapp, a subdivision as surveyed platted and recorded in Sarpy County, Nebraska.