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Lancaster County, NE Assessor/Register of Deeds Office Pages 5



Return to:

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Endacott Peetz & Timmer PC LLO
444 S. 10th Street
Lincoln, NE 68508

crj

TRUSTEE'S DEED

MADELYN P. MCGREEVY, TRUSTEE OF THE MADELYN P. MCGREEVY REVOCABLE TRUST DATED APRIL 24, 2001, GRANTOR, in consideration of \$1 and other valuable consideration received from GRANTEE, **MPO'BRIEN, LLC, A NEBRASKA LIMITED LIABILITY COMPANY**, conveys to GRANTEE, the following described real estate (as defined in NEB. REV. STAT. §76-201):

PARCEL 1: An undivided 19/54ths interest in and to the East Half (E1/2) of the Southeast Quarter (SE1/4) of Section Thirty-four (34), Township Nine (9) North, Range Seven (7) East of the 6th P.M., Lancaster County, Nebraska, except the South 50 feet thereof and except the East 50 feet thereof; and except a parcel described as commencing at the Southeast Corner of said East Half (E1/2) of the Southeast Quarter (SE1/4); thence Westerly with the South line of said East Half (E1/2) of the Southeast Quarter (SE1/4) a distance of 50 feet; thence Northerly parallel with and 50 feet distant from the East line of said East Half (E1/2) of the Southeast Quarter (SE1/4) a distance of 2,500 feet; thence Northwesterly to a point of intersection with the North line of said East Half (E1/2) of the Southeast Quarter (SE1/4), last said point located 55 feet Westerly from and measured perpendicular to said East line; thence Easterly with said North line to the Northeast Corner of the said East Half (E1/2) of the Southeast Quarter (SE1/4); thence Southerly with said East line of the East Half (E1/2) of the Southeast Quarter (SE1/4) a distance of 2,644.12 feet, more or less, to the point of beginning. This parcel contains 75.49 acres. (Now known as Lot 3 of irregular tracts, located in the SE 1/4 of Section 34, Township 9 North, Range 7 East)

PARCEL 2: An undivided 19/54ths interest in and to the Northeast Quarter (NE1/4) of Section Three (3), Township Eight (8) North, Range Seven (7) East of the 6th P.M., Lancaster County, Nebraska, except the North 50 feet of said Northeast Quarter (NE1/4) and except the

Please see Lancaster County Engineer's legal descriptions attached hereto and incorporated herein by reference.

22017

Now Lot 1 of irregular tracts, located in the NE¼ of Section 34, T9N, R7E

March 11, 1992

The following description is based upon the information contained in Instrument Numbers 91-3529 and 91-3531, both documents being filed with the Register of Deeds' Office and in Survey Number AA-10601, filed with the County Engineer's Office.

A part of the NE¼ of Section 34, Township 9 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows:

BEGINNING at the E¼ corner of Section 34, said point being monumented with a 2" diameter aluminum cap for corner; thence with an assumed bearing of N00°00'00"E, with the east line, of the said NE¼, a distance of 1,321.47' to a point for corner, said point being the northeast corner of the S½ of the said NE¼; thence S89°52'13"W, with the north line of the S½, of the said NE¼, a distance of 725.12' to a 1" iron pipe for corner; thence S00°00'00"E, parallel with the east line, of the said NE¼, a distance of 1,321.89' to a 1" iron pipe for corner, said point being located on the south line of the said NE¼; thence N89°50'13"E, with the south line, of the said NE¼, a distance of 725.12' to the POINT OF BEGINNING.

Containing a total area of 22.00 acres, more or less, of which 1.00 acre, more or less, is road right-of-way, leaving a net area of 21.00 acres, more or less.

#91-3529
#91-3531
AA-10601

22018

Now Lot 2, of irregular tracts, located in the NE¼ of Section 34, T9N, R7E

March 12, 1992

The following description is based upon the information contained in Instrument Numbers 91-6466 and 91-12765, both filed with the Register of Deeds' Office and in Survey Book "C", Page 150 and AA-10601, both filed with the County Engineer's Office.

A part of the NE¼ of Section 34, Township 9 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows:

All of the E½ of the said NE¼ of Section 34, Township 9 North, Range 7 East except the following described tract of land:

BEGINNING at the E¼ corner of Section 34, said point being monumented with a 2" diameter aluminum cap for corner; thence with an assumed bearing of N00°00'00"E, with the east line, of the said NE¼, a distance of 1,321.47' to a point for corner, said point being the northeast corner of the S½ of the said NE¼; thence S89°52'13"W, with the north line of the S½, of the said NE¼, a distance of 725.12' to a 1" iron pipe for corner; thence S00°00'00"E, parallel with the east line, of the said NE¼, a distance of 1,321.89' to a 1" iron pipe for corner, said point being located on the south line of the said NE¼; thence N89°50'13"E, with the south line, of the said NE¼, a distance of 725.12' to the POINT OF BEGINNING.

Containing a total area of 60.05 acres, more or less, of which 2.01 acre, more or less, is road right-of-way, leaving a net area of 58.04 acres, more or less.

#91- 6466
#91-12765
Survey Bk
"C"
Page 150
AA-10601

28073

Now Lot 3, of irregular tracts, located in the SE¼ of Section 34, T9N, R7E

December 14, 2006

The following description is based upon the information contained in Instrument Numbers 81-13794, 81-13795, 92-57560, 92-57562, 92-57564, 92-57566, 92-57568, 92-57685, 92-57686, 92-57687, 92-57688, 92-59295, 93-22282, 98-67709, 2000-5769, 2001-41491, 2001-55241, 2004-14313, 2004-22828, 2006-41451, 2006-52094 and 2006-58153, all documents being filed with the Register of Deeds' Office.

A part of the SE¼ of Section 34, Township 9 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows:

All of the E½, of the said SE¼, of Section 34, Township 9 North, Range 7 East, except the south 50.00' thereof, and also except the following described tract of land:

Commencing at the southeast corner of Section 34, said point being monumented with a stamped L.C.S.M. cap over a ¾" pipe inside a 6" diameter iron monument box in asphalt for corner; thence northerly with the east line, of the said SE¼, a distance of 50.00' to the TRUE POINT OF BEGINNING; thence westerly 50.00' northerly from and parallel with the south line, of the said SE¼, a distance of 50.0'; thence northerly parallel with and 50.0' distant from the east line, of the said SE¼, a distance of 2,450.0'; thence northwesterly to a point of intersection with

#81-13794
#81-13795
#92-57560
#92-57562
#92-57564
#92-57566
#92-57568
#92-57568
#92-57685
#92-57686
#92-57687
#92-57688
#92-59295
#93-22282
#98-67709
#2000-5769
#2001-41491
#2001-55241
#2004-14313
#2004-22828
#2006-41451
#2006-52094

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the north line, of the said SE¼, last said point located 55.0' westerly from and measured perpendicular to the said east line; thence easterly with the said north line to the northeast corner of the said SE¼; thence southerly with the said east line of the SE¼ a distance of 2,594.12' more or less, to the TRUE POINT OF BEGINNING.

Containing 75.49 acres, more or less.

28074

Now Lot 4, of irregular tracts, located in the SE¼ of Section 34, T9N, R7E

December 14, 2006

The following description is based upon the information contained in Instrument Numbers 76-14082 through 76-14087 (inclusive), 76-15212, 80-2272, 92-53664, 2004-14313, 2004-22828, 2006-41451 and 2006-52094, all documents being filed with the Register of Deeds' Office.

A parcel of land located in the SE¼ of Section 34, Township 9 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows:

All of the W½, of the said SE¼, of Section 34, Township 9 North, Range 7 East, except the south 50.00' thereof, and also except the following described tract of land:

Commencing at the S¼ corner of Section 34, said point being monumented with a stamped L.C.S.M. cap over a ½" rebar inside an iron monument box in asphalt paving for corner; thence northerly with the west line, of the said SE¼, to a point located 50.00' northerly from as measured perpendicular to the south line, of the said SE¼, said point also being located on the north right-of-way line of "Saltillo Road"; thence with an assumed bearing of S90°00'00"E, with the north right-of-way line of "Saltillo Road", said line being located 50.00' northerly from and parallel with the south line, of the said SE¼, a distance of 722.14' to a point for corner, said point being the TRUE POINT OF BEGINNING; thence N00°00'00"E, perpendicular to the south line, of the said SE¼, a distance of 362.78' to a point for corner; thence S90°00'00"E, parallel with the south line, of the said SE¼, a distance of 600.13' to a point for corner, said point being located on the east line of the W½, of the said SE¼, said point also being located on the west line of Lot 3, irregular tracts; thence S00°04'22"E, with a line common to the east line of the W½, of the said SE¼, and the west line of Lot 3, irregular tracts, a distance of 362.78' to a point for corner, said point being located on the north right-of-way line of "Saltillo Road", said point being located 50.00' northerly from as measured perpendicular to the south line of the said SE¼; thence N90°00'00"W, with the north right-of-way line of "Saltillo Road", said line being located 50.00' northerly from and parallel with the south line, of the said SE¼, a distance of 600.59' to the TRUE POINT OF BEGINNING.

Containing 73.48 acres, more or less.

28075

Now Lot 5, of irregular tracts, located in the SE¼ of Section 34, T9N, R7E

December 14, 2006

The following description is based upon the information contained in Instrument Numbers 2002-93774 and 2002-93775, both documents being filed with the Register of Deeds' Office.

A parcel of land located in the SE¼ of Section 34, Township 9 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows:

Commencing at the S¼ corner of Section 34, said point being monumented with a stamped L.C.S.M. cap over a ½" rebar inside an iron monument box in asphalt paving for corner; thence northerly with the west line, of the said SE¼, to a point located 50.00' northerly from as measured perpendicular to the south line, of the said SE¼, said point also being located on the north right-of-way line of "Saltillo Road"; thence with an assumed bearing of S90°00'00"E, with the north right-of-way line of "Saltillo Road", said line being located 50.00' northerly from and parallel with the south line, of the said SE¼, a distance of 722.14' to a point for corner, said point being the TRUE POINT OF BEGINNING; thence N00°00'00"E, perpendicular to the south line, of the said SE¼, a distance of 362.78' to a point for corner; thence S90°00'00"E, parallel with the south line, of the said SE¼, a distance of 600.13' to a point for corner, said point being located on the east line of the W½, of the said SE¼, said point also being located on the west line of Lot 3, irregular tracts; thence S00°04'22"E, with a line common to the east line of the W½, of the said SE¼, and the west line of Lot 3, irregular tracts, a distance of 362.78' to a point for corner, said point being located on the north right-of-way line of "Saltillo Road", said point being located 50.00' northerly

#2006-58153

#76-14082
Thru
#76-14087
(inclusive)

#76-15212
#80-2272
#92-53664
#2004-14313
#2004-22828
#2006-41451
#2006-52094

#2002-93774

#2002-93775

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29256 Now Lot 1, of irregular tracts, located in the NE¼ of Section 3, T8N, R7E
September 23, 2009

Deed Book
#229
Page 607

The following description is based upon the information contained in Deed Book #229, Page 607, and in Instrument Numbers 81-13794, 81-13795, 92-57570, 92-57572, 92-57574, 92-57576, 92-57578, 93-22282, 98-67709, 2000-5769, 2001-41491, 2001-55241, 2004-14313, 2004-22828, 2006-41451, 2006-52094 and 2006-58153, all documents being filed with the Register of Deeds' Office.

#81-13794
#81-13795
#92-57570
#92-57572
#92-57574
#92-57576
#92-57578
#93-22282
#98-67709
#2000-5769
#2001-41491
#2001-55241
#2004-14313
#2004-22828
#2006-41451
#2006-52094
#2006-58153

A part of the NE¼ of Section 3, Township 8 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows:

All of the said NE¼, of Section 3, Township 8 North, Range 7 East, except the north 50.00' thereof, and also except the east 50.00' of the south 250.00' of the north 300.00' of the said NE¼.

Containing a total area of 147.82 acres, more or less, of which 1.66 acres, more or less, is considered to be County road right-of-way, leaving a net area of 146.16 acres, more or less.

29257 Now Lot 2, of irregular tracts, located in the SW¼ of Section 3, T8N, R7E
September 23, 2009

#72-20620
#2001-23485
#2002-39760

The following description is based upon the information contained in Instrument Numbers 72-20620, 2001-23485 and 2002-39760, all documents being filed with the Register of Deeds' Office.

A part of the SW¼ of Section 3, Township 8 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows:

All of the SW¼, of the said SW¼, of Section 3, Township 8 North, Range 7 East, except the west 50.00' thereof, and also except the south 50.00' of the west 196.85', of the said SW¼, excepting the west 50.00' therefrom.

Containing a total area of 38.12 acres, more or less, of which 0.85 acre, more or less, is considered to be County road right-of-way, leaving a net area of 37.27 acres, more or less.

29258 Now Lot 3, of irregular tracts, located in the SW¼ of Section 3, T8N, R7E
September 23, 2009

#72-20621
#77-24961
#96-4214
#2001-23485
#2002-39760

The following description is based upon the information contained in Instrument Numbers 72-20621, 77-24961, 96-4214, 2001-23485 and 2002-39760, all documents being filed with the Register of Deeds' Office.

A part of the SW¼ of Section 3, Township 8 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows:

All of the N¼, of the said SW¼, of Section 3, Township 8 North, Range 7 East, except the west 50.00' thereof.

Containing 78.18 acres, more or less.

29259 Now Lot 4, of irregular tracts, located in the NW¼ of Section 3, T8N, R7E
September 25, 2009

#95-35998
#98-58993
#2004-903
#2006-13735

The following description is based upon the information contained in Instrument Numbers 95-35998, 98-58993, 2004-903 and 2006-13735, all documents being filed with the Register of Deeds' Office.

A parcel of land located in the NW¼ of Section 3, Township 8 North, Range 7 East, of the 6th Principal Meridian, Lancaster County, Nebraska, more particularly described as follows: