

WARRANTY DEED

4-15-10

James A. Batson and Jill Batson, husband and wife,

, herein called the grantor whether one or more,

in consideration of One Dollar and other valuable consideration

received from grantee, does grant, bargain, sell, convey and confirm unto Lonny J. Ehlers

herein called the grantee whether one or more, the following described real property in

Douglas County, Nebraska:

(SEE EXHIBIT "A" ATTACHED)

This deed transfers all right, title and interest in this property including any and all mineral rights.

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 grantor does hereby covenant with the grantee and with grantee's heirs and assigns that grantor is lawfully seised of said premises; that they are free from encumbrance

"No Exceptions"

that grantor has good right and lawful authority to convey the same; and that grantor warrants and will defend the title to said premises against the lawful claims of all persons whomsoever.

Dated November 16 1970

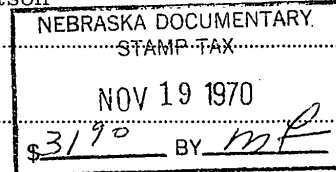
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James A. Batson
James A. Batson

.....

Jill Batson
Jill Batson

.....



COLORADO
STATE OF ~~NEBRASKA~~, County of Douglas:

Before me, a notary public qualified for said county, personally came
James A. Batson and Jill Batson, husband and wife,

known to me to be the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.

Witness my hand and notarial seal on November 16 1970

Sally J. [Signature] Notary Public.

My commission expires 1971

A tract of land in the West One Half (W1/2) of Section Four (4), in Township Fifteen (15) North, Range Ten (10) East of the Sixth Principal Meridian, in Douglas County, Nebraska, more particularly described as follows: Beginning at a point on the West line of Section Four (4), 212.48 feet North of the West Quarter Corner of Said Section Four (4); thence North 01° 14' 35" East along said West Section Line for a distance of 269.13 feet; thence South 89° 50' 23" East for a distance of 2648.28 feet; thence South 01° 04' 29" West for a distance of 475.90 feet to the center of Section Four (4); thence South 33° 12' 00" West for a distance of 187.72 feet; thence South 36° 54' 34" West for a distance of 182.98 feet; thence South 26° 02' 03" West for a distance of 166.55 feet; thence South 09° 56' 31" West of a distance of 191.25 feet; thence South 10° 29' 47" East for a distance of 182.74 feet; thence South 54° 29' 51" East for a distance of 225.54 feet; thence North 57° 37' 56" West for a distance of 316.00 feet; thence South 32° 42' 11" West for a distance of 392.83 feet to a point on the Northerly Right of Way Line of U. S. Highway 275; thence North 56° 54' 22" West along said North Right of Way line for a distance of 522.59 feet; thence North 32° 46' 59" East for a distance of 398.30 feet; thence North 57° 12' 56" West for a distance of 378.50 feet; thence South 29° 44' 03" West for a distance of 398.87 feet to a point on the Northerly Right of Way Line of U.S. Highway 275; thence North 57° 12' 56" West along said Northerly Right of Way Line for a distance of 1575.32 feet to the point of beginning.

30
Deed

RECORDED
DOUGLAS COUNTY, NEBRASKA

1970 NOV 19 PM 2 16

RECEIVED

THE STATE OF NEBRASKA
Douglas County
Entered in Numerical Index and filed
for Record in the Office of the Register of
Deeds of said County and recorded in
Book 1420 of Deeds
Page 523

W. Harold O'Brien
Deputy

REGISTER OF DEEDS

4-15-10

213.25
Fee 0.25

4-15-10
10/31/90