



After recording, return to:
Patrick J. Straka
McGrath North Mullin & Kratz, PC LLO
1601 Dodge Street, Suite 3700
Omaha, NE 68102

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that THE PETER M. CIMINO FAMILY LIMITED PARTNERSHIP, a Nebraska limited partnership ("Grantor"), in consideration of One Dollar (\$1.00) and other good and valuable consideration received from PETER M. CIMINO, M.D. and ELIZABETH A. CIMINO, single persons ("Grantees"), hereby conveys to Grantees an undivided fifty percent (50%) interest each, as tenants in common, in and to that certain real estate situated in the State of Nebraska, County of Douglas, and described as follows:

See Exhibit A attached hereto.

- (1) Grantor covenants with Grantees that Grantor is lawfully seized of such real estate, subject to all covenants, conditions, restrictions, rights of way and easements of record;
- (2) Has legal power and lawful authority to convey the same; and
- (3) Warrants it will defend the title to the real estate against the lawful claims of all persons.

[SIGNATURE PAGE FOLLOWS]

EXECUTED: February 5, 2020.

THE PETER M. CIMINO FAMILY LIMITED PARTNERSHIP

✓ By: Peter M. Cimino
Peter M. Cimino, M.D., General Partner

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

On this 5th day of February, 2020 before me a Notary Public in and for said county and state, personally appeared Peter M. Cimino, M.D., known to me to be the identical person who subscribed his name to the foregoing as General Partner of The Peter M. Cimino Family Limited Partnership, a Nebraska limited partnership, and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said limited partnership.

Justin T. Winter
Notary Public

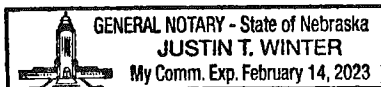


EXHIBIT A

A tract of land in the West ½ of Section 4, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at a point on the West line of Section 4-15-10, 212.48 feet North of the West ¼ corner of said Section 4; thence N 01°14'35" E along said West Section Line for a distance of 269.13 feet; thence S 89°50'23" E for a distance of 2648.28 feet; thence S 01°04'29" W for a distance of 475.90 feet to the center of Section 4-15-10; thence S 33°12'00" W for a distance of 187.72 feet; thence S 36°54'34" W for a distance of 182.98 feet; thence S 26°02'03" W for a distance of 166.55 feet; thence S 09°56'31" W for a distance of 191.25 feet; thence S 10°29'47" E for a distance of 182.74 feet; thence S 54°29'51" E for a distance of 225.54 feet; thence N 57°37'56" W for a distance of 316.00 feet; thence S 32°42' 11" W for a distance of 392.83 feet to a point on the Northerly R.O.W. line of U.S. Highway 275; thence N 56°54'22" W along said North R.O.W. line for a distance of 522.59 feet; thence N 32°46'59" E for a distance of 398.30 feet; thence N 57° 12' 56" W for a distance of 378.50 feet; thence S 29°44'03" W for a distance of 398.87 feet to a point on the Northerly R.O.W. line of U.S. Highway 275; thence N 57° 12' 56" W along said Northerly R.O.W. line for a distance of 1575.32 feet to the point of beginning, containing 52.8 acres more or less.

EXCEPTING THEREFROM that portion conveyed to the State of Nebraska, Department of Roads in the Warranty Deed dated March 11, 1998 and recorded on June 29, 1998 in Book 2093 at Page 454 of Deeds Records in the Register of Deeds Office of Douglas County, Nebraska.