



DEED 2005159780



DEC 20 2005 12:39 P 2

Nebr Doc Stamp: 12-20-05  
 Date: 12-20-05  
 By: CL

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 BKP 754-398 C/O COMP  
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Received - DIANE L BATTIATO  
 Register of Deeds, Douglas County, NE  
 12/20/2005 12:39:51.70



**WARRANTY DEED  
 (LIMITED LIABILITY COMPANY)  
 PUBLIC PURPOSES**

When recorded return to:  
 City of Elkhorn, Nebraska

Attn: Don Eikmeier, City Administrator

401 Glenn Street  
 Elkhorn, NE 68022

FOR OFFICE USE ONLY	
Project:	South Main Street Paving and Sanitary Sewer Improvements
City Proj. No.:	JEO Project No. 286945
Tract No.:	2
Address:	322 South Main Street Elkhorn, Nebraska 68022

**KNOW ALL MEN BY THESE PRESENTS:**

THIS DEED, made this 9<sup>th</sup> day of November, 2005, AD, between **Prime Real Estate LLC**, a Nebraska limited liability company, and herein known as the "GRANTOR," whether one or more, for and in consideration of the sum of Nine hundred twenty five and 00/100 dollars (\$925.00) and other good and valuable consideration, in hand paid, do hereby grant, bargain, sell, convey, and confirm for public purposes unto the **City of Elkhorn, Nebraska**, herein known as the "CITY," the following described real estate, situated in the County of Douglas and State of Nebraska, to-wit:


**SEE ATTACHED EXHIBIT "A"—LAND ACQUISITION LEGAL DESCRIPTION**

TO HAVE AND TO HOLD the above described premises, together with all the tenements, hereditaments, and appurtenances thereunto belonging, unto said CITY and its successors and assigns forever.

And the said GRANTOR, for itself and its successors, does hereby covenant and agree to and with the said CITY, and its successors and assigns, that at the time of the execution and delivery of these presents it is lawfully seized of said premises, that it has good right and lawful authority to convey the same; that they are free from encumbrance, except those now of record; and party of the first part does hereby covenant for itself and its successors to warrant and defend the said premises against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said GRANTOR has hereunto and these presents to be signed by its respective officers this 9<sup>th</sup> day of November, 2005.

Prime Real Estate LLC  
 (Name of LLC)

PRESIDENT or AUTHORIZED OFFICER  
  
 (Name and Title)

ATTEST:  
 \_\_\_\_\_  
 (Name and Title)

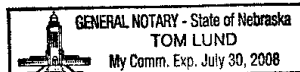
STATE OF NEBRASKA )  
 ) SS  
 COUNTY OF DOUGLAS )

On this 9 day of November, 2005, before me, a Notary Public in and for said County, personally came Brian Konkot, President of Prime Real Estate LLC, a Nebraska LLC, and \_\_\_\_\_ of said LLC,  
 (Name) (Title)

to me personally known to be the respective officers of said LLC and the identical persons whose names are affixed to the foregoing instrument, and acknowledged the execution thereof to be their respective voluntary act and deed as such officers and the voluntary act and deed of said LLC.

WITNESS my hand and Notarial Seal the day and year last above written.

Notary Seal:



  
 NOTARY PUBLIC

# EXHIBIT "A"

## Land Acquisition Legal Description

Commencing at a point 55.88 feet West and 396.76 feet North of the Southwest corner of Lot 4, Block 1 of Chappell Addition to the City of Elkhorn, Douglas County Nebraska;

Thence North 45 degrees 12 minutes 53 seconds West, 58.14 feet to the point of beginning:

Thence south; 50.64 feet along the arc of a curve deflecting to the Right, having a radius of 275.00 feet, a chord bearing of South 17 degrees 30 minutes 54 seconds West and a chord length of 50.57 feet;

Thence North 82 degrees 39 minutes 55 seconds East, 16.94 feet;

Thence North 07 degrees 44 minutes 30 seconds West, 18.00 feet;

Thence North 01 degrees 42 minutes 09 seconds East, 28.23 feet;

The above described ROW area of Tract 2 contains (307.71 sq. ft.)

SE 1/4 SE 1/4 SECTION 12 T1S R10

## Temporary Easement Legal Description

Commencing at a point 55.88 feet West and 396.76 feet North of the Southwest corner of Lot 4, Block 1 of Chappell Addition to the City of Elkhorn, Douglas County Nebraska.

Thence South 82 degrees 40 minutes 00 seconds West, 91.79 feet to the point of beginning:

Thence North 10 degrees 00 minutes 19 seconds East, 114.91 feet;

Thence North 82 degrees 19 minutes 08 seconds East, 32.02 feet;

Thence South 01 degrees 42 minutes 09 seconds West, 93.04 feet;

Thence South 07 degrees 44 minutes 30 seconds East, 18.00 feet;

Thence South 82 degrees 39 minutes 55 seconds West, 51.78 feet; to the point of beginning. (4,155 sq. ft)

SE 1/4 SE 1/4 SECTION 12 T1S R10