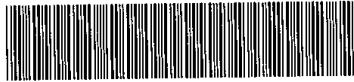




2125 511 DEED



08930 99 511-513

Nebr Doc Stamp Tax
7/2/99
Date
642-86
By <i>[Signature]</i>

CITY COPY
 RICHARD N. TARECH
 REGISTER OF DEEDS
 DOUGLAS COUNTY, NE
 99 JUL -2 AM 11:54
RECEIVED

**CORPORATE WARRANTY DEED
 PUBLIC PURPOSES**

City of Omaha, Nebraska
 Public Works Department
 Design Division
 R-O-W Section

FOR OFFICE USE ONLY	
Project:	Saddle Creek Road
City Proj. No.:	S.P. 91-19
Tract No.:	4
Address:	4416 Dodge Street Omaha, Nebraska 681

KNOW ALL MEN BY THESE PRESENTS:

THIS DEED, made this 15th day of April, 1997, AD, between Farmers and Merchants Bank and Trust of Watertown, South Dakota, a South Dakota corporation, and herein known as the "GRANTOR," whether one or more, for and in consideration of the sum of Twenty-one thousand five hundred and 00/100 dollars (\$21,500.00) and other good and valuable consideration, in hand paid, do hereby grant, bargain, sell, convey, and confirm for public purposes unto the **City of Omaha, Nebraska**, a Municipal Corporation, organized and existing under and by virtue of the Laws of the State of 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; 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 (caused its Corporate Seal to be affixed) (the said Corporation has no Corporate Seal) and these presents to be signed by its respective officers this 15th day of April, 1997.

Farmers and Merchants Bank and Trust of Watertown, South Dakota
 (Name of Corporation)

8/9/30
 FEE 15.04560 FB _____
 BKP 16-175 C/O V COMP 160
 DEL _____ SCAN 13 FV _____

PRESIDENT or AUTHORIZED OFFICER

ATTEST:

Duane E. Cramer Sr. VP
 (Name and Title)

[Signature]
 (Name and Title)

STATE OF South Dakota) SS
 COUNTY OF Codrington)

**IMPRINTED CORPORATE SEAL
 REGISTER OF DEEDS**

On this 15th day of April, 1997, before me, a Notary Public in and for said County, personally came Duane E. Cramer, Senior Vice President of Farmers and Merchants Bank and Trust of Watertown, South Dakota, a South Dakota Corporation, and Michael Gough, Senior Vice President of said Corporation,

to me personally known to be the respective officers of said corporation 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 Corporation, and the Corporate Seal of said Corporation to be thereto affixed by its authority.

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

Notary Seal

[Signature]
 NOTARY PUBLIC
 4-25-2004 - MY COMMISSION EXPIRES

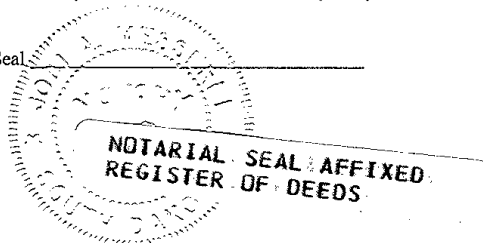


Exhibit "A"

TRACT No. 4

OWNER'S LEGAL DESCRIPTION

LOTS 4, 5, 6, 7, 8, 33, 34, 35 EXCEPT THAT PART THEREOF PREVIOUSLY ACQUIRED FOR STREETS, AND ALL OF THE WEST 30 FEET OF LOTS 3 AND 36, TOGETHER WITH THE VACATED ALLEY LYING BETWEEN THE WEST 30 FEET OF LOTS 3 AND 36 AND LYING BETWEEN LOTS 4-8 AND LOTS 33-35, ALL IN BLOCK 4, BRIGGS PLACE, AN ADDITION TO THE CITY OF OMAHA, DOUGLAS COUNTY, NEBRASKA.

LAND ACQUISITION LEGAL DESCRIPTION

AN IRREGULAR TRACT OF LAND LOCATED IN LOT 8, BLOCK 4, BRIGGS PLACE, AN ADDITION TO THE CITY OF OMAHA, DOUGLAS COUNTY, NE., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 8 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 8; THENCE NORTH 89°06'00" WEST ALONG THE NORTH LOT LINE FOR A DISTANCE OF 42 FEET; THENCE SOUTH 00°11'33" WEST ALONG THE WEST LOT LINE OF SAID LOT 8 FOR A DISTANCE OF 23.52 FEET; THENCE SOUTH 44°23'49" EAST ALONG THE NORTHERLY RIGHT OF WAY OF THE DODGE STREET RAMP CONNECTING DODGE ST. TO SADDLE CREEK ROAD, FOR A DISTANCE OF 59.48 FEET TO A POINT, SAID POINT BEING 65.36 FEET SOUTH AND 8 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 8; THENCE NORTH 00°23'43" EAST AND ALONG A LINE PARALLEL WITH AND 8 FEET WEST OF THE EAST LOT LINE OF SAID LOT 8, FOR A DISTANCE OF 65.36 FEET AND TO A POINT ON THE NORTH LOT LINE OF SAID LOT 8, SAID POINT ALSO BEING 8 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 8 AND THE POINT OF BEGINNING.

TEMPORARY EASEMENT LEGAL DESCRIPTION

AN IRREGULAR TRACT OF LAND BEING A PART OF LOTS 8, 7, 32, & 33 BLOCK 4, BRIGGS PLACE, AN ADDITION TO THE CITY OF OMAHA, DOUGLAS COUNTY, NE., AND A PORTION OF VACATED EAST-WEST ALLEY LOCATED BETWEEN LOTS 32 & 33 AND LOTS 6 & 7, IN BLOCK 4, BRIGGS PLACE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 8; THENCE NORTH 89°06'00" WEST ALONG THE NORTH LOT LINE FOR A DISTANCE OF 8 FEET; THENCE SOUTH 00°23'43" WEST AND ALONG A LINE PARALLEL WITH AND 8 FEET WEST OF THE EAST LOT LINE OF SAID LOT 8, FOR A DISTANCE OF 65.36 FEET AND TO A POINT ON THE NORTHERLY R.O.W. LINE OF SAID DODGE STREET RAMP; THENCE SOUTH 44°23'49" EAST ALONG THE NORTHERLY RIGHT OF WAY OF SAID DODGE STREET RAMP FOR A DISTANCE OF 93.85 FEET; THENCE NORTH 00°23'54" EAST FOR A DISTANCE OF 9.94 FEET; THENCE NORTH 44°23'49" WEST FOR A DISTANCE OF 82.5 FEET; THENCE NORTH 00°23'43" EAST FOR A DISTANCE OF 63.41 FEET, AND TO THE POINT OF BEGINNING.

CITY OF OMAHA Public Works Department

Owner(s): Farmers & Merchant Bank &
Trust(Lessor), VIICORP Restaurant,
Inc.(Lessee)
Address: 4416 Dodge Street Omaha, Nebraska
681



Land Acquisition = 1,864 S.F.



Permanent Easement = S.F.



Temporary Easement = 1,132 S.F.

Project No. S.P. 91-19

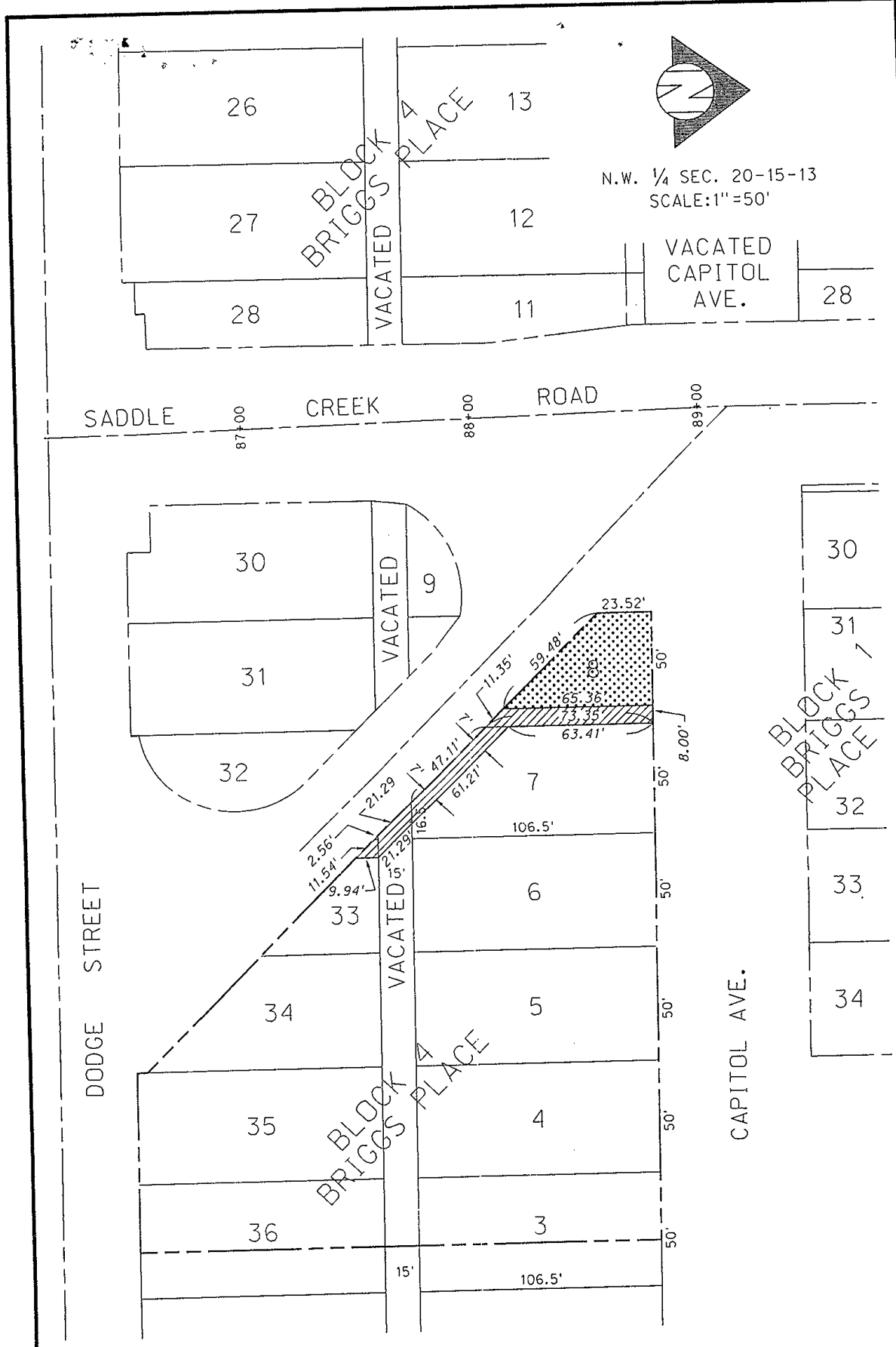
Project Name: Saddle Creek widening Improvement

Tract No. 4

Date Prepared: 2/7/97

Revision Date(s):

Page 1 of 2



N.W. 1/4 SEC. 20-15-13
SCALE: 1"=50'



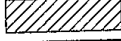
VACATED
CAPITOL
AVE. 28

SADDLE CREEK ROAD 87+00 88+00 89+00

DODGE STREET

CAPITOL AVE.

CITY OF OMAHA - PUBLIC WORKS DEPARTMENT

	LAND ACQUISITION	1864	S.F.
	PERMANENT EASEMENT	-	S.F.
	TEMPORARY EASEMENT	1132	S.F.

PROJECT NO. S.P. 91-19
TRACT NO. 4