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Carol Stevens
DODGE COUNTY
REGISTER OF DEEDS
COMPARE INDEX FEE \$ 21.50

**EMERSON ESTATES SUBDIVISION
ASSIGNMENT OF LEASES AND REGULATIONS
PURSUANT TO PURCHASE AGREEMENT**

COMES NOW the Seller, Leona K. Paden, Sole Trustee of the Leona K. Paden Living Trust, dated December 13, 2007 (hereinafter "Paden"), and Purchaser, Classic Enterprises, LLC, A Nebraska Limited Liability Company (hereinafter "Classic"), and, in consideration of the Purchase Agreement for the sale of Emerson Estates Subdivision, as platted and recorded in Dodge County, Nebraska (hereinafter "Emerson Estates"), Paden and Classic are entering into this agreement (the "Assignment Agreement").

WHEREFORE, in consideration of the mutual covenants of the parties and pursuant to the Purchase Agreement for the sale of Emerson Estates and other good and valuable consideration, Paden irrevocably assigns all right, title and interest in and to all respective leases currently existing for property or homes contained within Emerson Estates and the respective leases for each of the homes or buildings (the "Leases"). Paden has already delivered the Leases to Classic prior to closing of the sale.

Paden further assigns to Classic all right, title and interest, in and to the Regulations of Emerson Estates Subdivision as platted on or about September 1, 1970, Plat #364, and recorded in the office of the Register of Deeds of Dodge County, Nebraska, on September 17, 1970, Correction Tax Plat filed March 28, 1994, recorded in Book 234 at Page 334, Dodge County, Nebraska (the "Regulations").


This Assignment of Leases and Regulations should be filed against the following Lots of the above described Emerson Estates Subdivision:

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 19, 20,
21, 22, 24, 25, 27, 29, 30, 31, 32, 33, 34, 36, 37, and 39 of
Emerson Estates Subdivision, Correction Tax Plat filed March 28,
1994, recorded in Book 234 at Page 334, Dodge County, Nebraska.

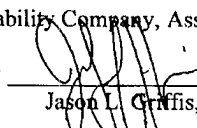
Classic agrees to indemnify and hold Paden harmless from any liabilities or obligations related to rights and obligations of the Leases and/or Regulations of Emerson Estates from and after the effective date of this Assignment Agreement. Paden further warrants and represents she is unaware of any existing liabilities or obligations in connection with Emerson Estates except for tax and insurance obligations she has maintained in connection with Emerson Estates and of the structures owned by Paden thereon.

Paden and Classic agree to execute any other documents to acknowledge or effectuate this Assignment in the event the same is necessary to meet title insurance or lender requirements.

Dated this 30th day of April, 2010.


Leona K. Paden, Sole Trustee of the Leona K.
Paden Living Trust, dated December 13, 2007,
Assignor

CLASSIC ENTERPRISES, LLC, A Limited
Liability Company, Assignee

By 
Jason L. Griffin, Sole Member/President