

Box 29
of

CASH 02492 BK 1972 H 4-14-11 VP
TYPE Deed PG 343-345 CTO ✓ COMP S SCAN ✓
FEE 15.50 OF Deed LEGAL PG 35 ME ✓ FV ✓
CORPORATE WARRANTY DEED

BOOK 1972 PAGE 363

WIEBE CHARITABLE FOUNDATION, 3500 South 168th Street, Omaha, Nebraska 68130, a non-profit Corporation organized and existing under the laws of Nebraska, GRANTOR, in consideration of Ten Dollars and other good and valuable consideration received from HAWTHORNE DEVELOPMENT CO., 19111 West Center Road, Omaha, Nebraska 68130, a Nebraska corporation, GRANTEE, conveys to GRANTEE the following described property:

That certain real estate located in Douglas County, Nebraska, legally described on Exhibit "A" which is attached hereto and incorporated herein by this reference.

GRANTOR covenants with GRANTEE and successors in interest that it holds the real estate by title in fee simple; that it has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances subject to:

- 1) public right-of-ways; 2) easements of record; 3) present zoning and use restrictions; 4) Soil Conservation regulations; 5) the 1993 County consolidated real estate taxes which become delinquent in 1994 plus any interest and fees thereon (which shall be prorated between GRANTOR and GRANTEE to date of property transfer) -- and any and all additional real estate taxes or so-called "greenbelt" taxes, including for prior years, plus interest thereon, payable if such real estate becomes disqualified for special valuation as provided in Neb. Rev. Stat. Subsection 77-1343, et seq.; and 6) all subsequent years' real estate taxes and all special assessments hereafter levied or assessed.

that GRANTOR will warrant and will defend title to the real estate against the lawful claims of all persons, except as stated above.

Executed this 1st day of March, 1994.

RECORD STAMP TAX
Date 3-2-94
6300.00 DH

WIEBE CHARITABLE FOUNDATION
a non-profit Corporation, GRANTOR

By L. F. Chandler
Its President

and

ATTESTED:

By Jay Lipscomb
Its Assistant Secretary

RECEIVED
MAR 2 2 15 PM '94
GEORGE L. BUGLEWICZ
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

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SW | SW 1/4

STATE OF NEBRASKA)
) ss.
 COUNTY OF DOUGLAS)

The foregoing instrument, conveying real estate, not a homestead, was personally acknowledged before me by LAWRENCE F. CHANDLER, the President, and JOY EINSPAHR, the Assistant Secretary of the WIEBE CHARITABLE FOUNDATION, a non-profit Corporation on the 1 day of March, 1994, and the persons signing the instrument acknowledged that it was executed on behalf of said corporation by authority of its Board of Directors; that said persons are the designated officers of said corporation; and that execution of the instrument was the voluntary act and deed of the persons and the corporation.



Karen I. Reinhardt

 Notary Public

NOTARIAL SEAL AFFIXED
 REGISTER OF DEEDS

* * * * *

STATE OF Nebraska, Douglas COUNTY

Filed for records on the _____ day of _____, 1994,
 No. _____

 County _____

EXHIBIT "A"

The Southwest Quarter of Section 4, Township 14, North, Range 11 East of the 6th P.M., Douglas County, Nebraska, subject to public roads and/or highways, except that part taken for road right of way being more particularly described as follows:

Beginning at a point 33.0 feet East and 33.0 feet North of the Southwest corner of the Southwest Quarter; thence North $00^{\circ}28'30''$ East (assumed bearing) along a line 33.0 feet East of and parallel to the West line of the Southwest Quarter, a distance of 2607.18 feet to a point on the North line of the Southwest Quarter; thence North $89^{\circ}55'28''$ East along the North line of said Southwest Quarter a distance of 2606.14 feet to the Northeast Quarter of the Southwest Quarter; thence South $00^{\circ}33'19''$ West along the East line of the Southwest Quarter a distance of 2603.65 feet to a point on the North line of existing "Q" Street; said point being 40.0 feet North of the Southeast corner of the Southwest Quarter; thence South $90^{\circ}00'00''$ West along a line 40.0 feet North of and parallel to the South line of the Southwest Quarter a distance of 245.39 feet to a point; thence South $00^{\circ}00'00''$ West along a line perpendicular to the South line of the Southwest Quarter, a distance of 7.0 feet to a point on the North line of existing "Q" Street, said point being 33.0 feet North of the South line of the Southwest Quarter; thence South $90^{\circ}00'00''$ West and along a line 33.0 feet North of and parallel to the South line of said Southwest Quarter, a distance of 2357.14 feet to the Point of Beginning.

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