



1917 143 DEED



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*lakeside Hills*

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INDEXING

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WARRANTY DEED-CORPORATION(page 1)  
PROJECT: F-275-7(1018) C.N.: 20256C

TRACT: 5

## KNOW ALL MEN BY THESE PRESENTS:

THAT IMMANUEL MEDICAL CENTER, INC.

organized and existing under and by virtue of the laws of the State  
Nebraska hereinafter known as the Grantor, for and  
consideration of the sum of **THIRTY FOUR THOUSAND THREE HUNDRED FIFTY AI**  
**NO/100--(\$34,350.00)-- DOLLARS** in hand paid, does hereby grant, bargain, sel.  
convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, t  
following described real property situated in DOUGLAS County, and State  
Nebraska, to-wit;

A TRACT OF LAND LOCATED IN THE EAST HALF OF THE SOUTHWEST QUARTER OF  
SECTION 28, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL  
MERIDIAN, DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

P.O. Box 94754 State Capital  
Lincoln NE 68509-4754  
BEGINNING AT THE SOUTHEAST CORNER OF SAID QUARTER SECTION; THENCE  
WESTERLY A DISTANCE OF 1324.54 FEET ALONG THE SOUTH LINE OF SAID  
QUARTER SECTION; THENCE NORTHERLY DEFLECTING 090 DEGREES, 26 MINUTES,  
08 SECONDS RIGHT, A DISTANCE OF 263.39 FEET ALONG THE WEST LINE OF THE  
PROPERTY OWNED BY THE GRANTOR(S); THENCE EASTERLY DEFLECTING 103  
DEGREES, 39 MINUTES, 16 SECONDS RIGHT, A DISTANCE OF 328.15 FEET TO A  
POINT ON THE NORTHERLY EXISTING HIGHWAY RIGHT OF WAY LINE; THENCE  
EASTERLY DEFLECTING 011 DEGREES, 05 MINUTES, 31 SECONDS LEFT, A  
DISTANCE OF 300.30 FEET ALONG SAID RIGHT OF WAY LINE; THENCE EASTERLY  
DEFLECTING 005 DEGREES, 04 MINUTES, 23 SECONDS LEFT, A DISTANCE OF  
312.58 FEET TO A POINT ON THE PROPERTY LINE OF THE GRANTOR(S); THENCE  
SOUTHERLY DEFLECTING 092 DEGREES, 04 MINUTES, 31 SECONDS RIGHT, A  
DISTANCE OF 27.68 FEET ALONG SAID LINE TO A POINT ON THE NORTHERLY  
EXISTING HIGHWAY RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 087  
DEGREES, 00 MINUTES, 08 SECONDS LEFT, A DISTANCE OF 100.14 FEET ALONG  
SAID RIGHT OF WAY LINE; THENCE NORTHERLY DEFLECTING 092 DEGREES, 59  
MINUTES, 52 SECONDS LEFT, A DISTANCE OF 36.54 FEET ALONG THE PROPERTY  
LINE OF THE GRANTOR(S); THENCE EASTERLY DEFLECTING 087 DEGREES, 55  
MINUTES, 29 SECONDS RIGHT, A DISTANCE OF 296.00 FEET TO A POINT ON THE  
EAST LINE OF SAID QUARTER SECTION; THENCE SOUTHERLY DEFLECTING 093  
DEGREES, 12 MINUTES, 04 SECONDS RIGHT, A DISTANCE OF 193.49 FEET ALONG  
SAID LINE TO THE POINT OF BEGINNING CONTAINING 5.70 ACRES, MORE OR  
LESS, WHICH INCLUDES 5.04 ACRES, MORE OR LESS PREVIOUSLY OCCUPIED AS  
PUBLIC HIGHWAY. SE 8

THERE WILL BE NO INGRESS OR EGRESS OVER THE ABOVE DESCRIBED TRACT FROM  
OR TO THE REMAINDER OF SAID EAST HALF OF THE SOUTHWEST QUARTER.

EXCEPT, OVER ONE UNRESTRICTED ACCESS NOT TO EXCEED 40 FEET IN WIDTH,  
UNLESS A DEDICATED PUBLIC ROAD IS APPROVED AT THIS LOCATION, WHICH  
PUBLIC ROAD WILL NOT EXCEED 70 FEET IN WIDTH, THE CENTERLINE OF WHICH  
IS LOCATED WESTERLY 536.38 FEET FROM THE EAST LINE OF SAID QUARTER  
SECTION AS MEASURED ALONG THE HIGHWAY CENTERLINE.

## WARRANTY DEED-CORPORATION(page 2)

PROJECT: F-275-7(1018)

C.N.: 20256C

TRACT: 5

AND ALSO:

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID QUARTER SECTION; THENCE WESTERLY A DISTANCE OF 2649.56 FEET ALONG THE SOUTH LINE OF SAID QUARTER SECTION; THENCE NORTHERLY DEFLECTING 091 DEGREES, 07 MINUTES, 48 SECONDS RIGHT, A DISTANCE OF 193.49 FEET ALONG THE WEST LINE OF SAID QUARTER SECTION; THENCE EASTERLY DEFLECTING 098 DEGREES, 00 MINUTES, 16 SECONDS RIGHT, A DISTANCE OF 396.60 FEET; THENCE EASTERLY DEFLECTING 010 DEGREES, 43 MINUTES, 22 SECONDS LEFT, A DISTANCE OF 850.53 FEET; THENCE EASTERLY DEFLECTING 013 DEGREES, 19 MINUTES, 53 SECONDS RIGHT, A DISTANCE OF 152.97 FEET; THENCE EASTERLY DEFLECTING 010 DEGREES, 51 MINUTES, 11 SECONDS LEFT, A DISTANCE OF 1001.49 FEET; THENCE EASTERLY DEFLECTING 010 DEGREES, 20 MINUTES, 01 SECONDS LEFT, A DISTANCE OF 174.40 FEET; THENCE NORTHERLY DEFLECTING 079 DEGREES, 53 MINUTES, 11 SECONDS LEFT, A DISTANCE OF 461.65 FEET; THENCE EASTERLY DEFLECTING 089 DEGREES, 20 MINUTES, 44 SECONDS RIGHT, A DISTANCE OF 75.56 FEET TO A POINT ON THE EAST LINE OF SAID QUARTER SECTION; THENCE SOUTHERLY DEFLECTING 090 DEGREES, 00 MINUTES, 02 SECONDS RIGHT, A DISTANCE OF 597.61 FEET ALONG SAID LINE TO THE POINT OF BEGINNING CONTAINING 8.93 ACRES, MORE OR LESS, WHICH INCLUDES 7.03 ACRES, MORE OR LESS PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

THERE WILL BE NO INGRESS OR EGRESS OVER THE ABOVE DESCRIBED TRACT FROM OR TO THE REMAINDER OF SAID QUARTER SECTION.

EXCEPT, OVER ONE UNRESTRICTED ACCESS NOT TO EXCEED 40 FEET IN WIDTH, ~~UNLESS~~ A DEDICATED PUBLIC ROAD IS APPROVED AT THIS LOCATION, WHICH PUBLIC ROAD WILL NOT EXCEED 70 FEET IN WIDTH, THE CENTERLINE OF WHICH IS LOCATED WESTERLY 1490.0 FEET FROM THE EAST LINE OF SAID QUARTER SECTION AS MEASURED ALONG THE HIGHWAY CENTERLINE.

AND ALSO:

~~EXCEPT~~ OVER THE EXISTING PUBLIC ROAD ALONG THE EAST LINE OF SAID SAID QUARTER SECTION.

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO ITS SUCCESSORS AND ASSIGNS ALL RIGHTS TO OIL AND GAS MINERALS IN OR ON THE ABOVE DESCRIBED REAL PROPERTY. SAID GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID OIL AND GAS MINERAL RIGHTS NOR SHALL SAID GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS IN EXTRACTING SAID OIL AND GAS MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

To have and to hold said real property, hereby known to include real estate together with all Tenements, Hereditaments and Appurtenances thereun

WARRANTY DEED-CORPORATION(page 3)

PROJECT: F-275-7(1018)

C.N.: 20256C

TRACT: 5

belonging, unto said STATE OF NEBRASKA, DEPARTMENT OF ROADS, and to its successors and assigns forever.

Said Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, and with its successors and assigns; that said Grantor is lawfully seized of said real property; that said real property is free from encumbrance; that said Grantor is duly authorized to sell said real property; that said Grantor warrants and will defend that title to said real property against the lawful claims of all persons, whomsoever.

Duly executed this 19th day of November, 1991.

SEAL

Immanuel Medical Center, Inc.

Corporation

ATTEST:

*Robert J. Schander*

BY:

*Charles J. Marr*  
Charles J. Marr, President & Chief Executive Officer

STATE OF NEBRASKA )  
 ) ss.  
Douglas County)

On this 19th day of November, A.D. 1991 before me, a General Notary Public, duly commissioned and qualified, personally called

*Charles J. Marr*

the duly authorized representatives of

Immanuel Medical Center, Inc.

who acknowledged that he, she or they held the position or title set forth in the instrument that he, she or they signed the instrument in behalf of the corporation by proper authority and that the instrument was the act of the corporation and are to me known to be said duly authorized representative or representatives of the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.

WITNESS my hand and notarial seal the day and year last above written.

*Carol J. Carnes*

Notary Public

My commission expires the 3 day of Feb, 1992

RECEIVED

FEB 19 10 28 AM '92

GEORGE J. BUGLEWICZ  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

1766H

*Deed*

NEBRASKA DOCUMENTARY  
STAMP TAX  
2-86 Date 2/19/92  
2-24 By *DH*

GENERAL NOTARY-State of Nebraska  
CAROL J. CARNES  
My Comm. Exp. Feb. 3, 1993

BK 1917 N 28-15-116/0 Y FEE 1530  
PG 143-145 DEL *VK MC*  
OF *Deed* COMP *Q* F/B 01-6000