

31 15-17-6  
A-2  
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### WARRANTY DEED

Alexander H. Legge aka Alex Legge and Edythe M. Legge,  
Husband and Wife,

, Grantor, whether one or more,

in consideration of One Dollar and Other Valuable Consideration-----

, receipt of which is hereby acknowledged, conveys to  
Legge's Lake Homeowners Association, Inc., a Nebraska Non-Profit  
Corporation

, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. § 76-201) in

Dodge County, Nebraska:

Real estate described on Exhibits A-Main Road Description,  
B-Common Area Description, C-Turn Around Area, and D- Boat  
Ramp Description, attached hereto and which are incorporated  
herein by reference as if fully set forth.

FILE BOOK   
INDEXED   
COMPARED   
GRANTOR   
GRANTEE   
REGISTER   
FEES 26.00

FILED FOR RECORD ON THIS 20 DAY OF April D. 1987 AT 2:25 O'CLOCK P AND RECORDED IN Deed  
BK 192 PG 426 DODGE CO. NE. Register of Deeds Vaughn Hansen  
by Jean Beck deputy

NEBRASKA DOCUMENTARY  
STAMP TAX  
Date April 20 1987  
\$ 8-5 BY CJO

Grantor covenants (jointly and severally, if more than one) with the Grantee that Grantor:

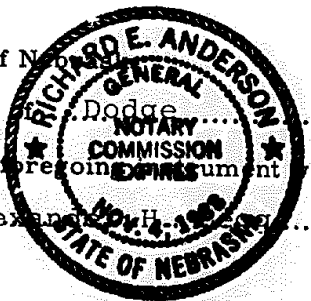
- (1) is lawfully seised of such real estate and that it is free from encumbrances
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons.

Executed: November 28....., 1986.

Alexander H. Legge  
.....  
Alexander H. Legge aka Alex Legge

Edythe M. Legge  
.....  
Edythe M. Legge

State of N  
County Dodge



The foregoing instrument as acknowledged before me on November 28..... 1986.  
by Alexander H. Legge aka Alex Legge and Edythe M. Legge, Husband and Wife.

Richard E. Anderson  
.....  
NOTARY PUBLIC

MAIN ROAD DESCRIPTION EXHIBIT A

A tract of land located in Section 15, Township 17 North, Range 6 East of the 6th P.M. Dodge County, Nebraska. Said tract being 40.00 feet in width and being 20.00 feet on either side of the following described centerline: Commencing at the Northeast Corner of said Section 15 and going thence  $S0^{\circ}51'55''E$  on an assumed bearing, along the East Margin of said Section 15 for a distance of 1617.03 feet; thence  $N65^{\circ}29'40''W$  for a distance of 36.52 feet to a point on the West R.O.W. of a Public Road said point being the point of beginning for said centerline; thence continuing  $N65^{\circ}29'40''W$  for a distance of 162.59 feet; thence  $N72^{\circ}26'17''W$  for a distance of 125.07 feet; thence  $N81^{\circ}46'18''W$  for a distance of 406.45 feet; thence  $N65^{\circ}50'04''W$  for a distance of 287.96 feet; thence  $N75^{\circ}54'38''W$  for a distance of 84.95 feet; thence  $S85^{\circ}59'45''W$  for a distance of 86.57 feet; thence  $S66^{\circ}47'16''W$  for a distance of 89.18 feet; thence  $S34^{\circ}27'18''W$  for a distance of 69.70 feet; thence  $S09^{\circ}22'12''W$  for a distance of 65.71 feet; thence  $S00^{\circ}59'25''E$  for a distance of 530.72 feet; thence  $S00^{\circ}23'43''W$  for a distance of 580.98 feet; thence  $S14^{\circ}30'00''W$  for a distance of 60.60 feet; thence  $S52^{\circ}29'30''W$  for a distance of 58.45 feet; thence  $S82^{\circ}18'06''W$  for a distance of 63.35 feet; thence  $N88^{\circ}14'18''W$  for a distance of 490.35 feet; thence  $N89^{\circ}34'12''W$  for a distance of 619.20 feet; thence  $S26^{\circ}05'26''W$  for a distance of 75.17 feet; thence  $S04^{\circ}04'58''W$  for a distance of 135.24 feet; thence  $S64^{\circ}36'04''E$  for a distance of 109.37 feet; thence  $S56^{\circ}50'59''E$  for a distance of 95.30 feet; thence  $S37^{\circ}37'07''E$  for a distance of 94.71 feet; thence  $S24^{\circ}57'11''E$  for a distance of 348.49 feet; thence  $S30^{\circ}28'50''E$  for a distance of 142.21 feet; thence  $S52^{\circ}13'11''E$  for a distance of 106.44 feet;  $S72^{\circ}20'28''E$  for a distance of 299.56 feet;  $S82^{\circ}35'34''E$  for a distance of 164.74 feet; thence  $S71^{\circ}19'56''E$  for a distance of 119.65 feet; thence  $S60^{\circ}57'54''E$  for a distance of 164.48 feet; thence  $S64^{\circ}30'00''E$  for a distance of 191.38 feet; thence  $S57^{\circ}25'20''E$  for a distance of 102.49 feet; thence  $S50^{\circ}27'24''E$  for a distance of 219.78 feet; thence  $S56^{\circ}47'50''E$  for a distance of 131.33 feet; thence  $S66^{\circ}15'11''E$  for a distance of 64.85 feet; thence  $S83^{\circ}56'45''E$  for a distance of 67.86 feet; thence  $N68^{\circ}00'05''E$  for a distance of 68.54 feet; thence  $N46^{\circ}31'35''E$  for a distance of 66.50 feet; thence  $N30^{\circ}48'16''E$  for a distance of 104.54 feet; thence  $N21^{\circ}05'08''E$  for a distance of 127.20 feet; thence  $N18^{\circ}00'58''E$  for a distance of 490.38 feet; thence  $N18^{\circ}44'12''E$  for a distance of 769.68 feet to a point on the Westerly R.O.W. of Public Road said point being the point of ending for said centerline; thence continuing  $N18^{\circ}44'12''E$  for a distance of 98.37 feet to a point on the East Margin of said Section 15, 79.38 feet North of the  $E\frac{1}{4}$  of said Section 15. Note: All outer boundary lines are lengthened or shortened to make intersection of previous described course.

Also: Part of Lot 18, Legge's Lake Subdivision, in Section 15, Township 17 North, Range 6 East of the 6th P.M., Dodge County, Nebraska, described as follows: From the Northwest Corner of Lot 17 in said subdivision; thence  $N65^{\circ}02'49''E$  (assumed bearing) on the North Line of said Lot 17 a distance of 190.00 feet to the Westerly Line of a tract platted as a Private Drive; thence along said Westerly Line as follows:  $N24^{\circ}57'11''W$  a distance of 135.50 feet; thence  $N37^{\circ}37'07''W$  a distance of 89.10 feet; thence  $N56^{\circ}50'59''W$  a distance of 90.58 feet; thence  $N64^{\circ}36'04''W$  a distance of 121.67 feet to the point of beginning; thence  $N04^{\circ}04'58''E$  a distance of 30.51 feet; thence  $N75^{\circ}26'15''W$  a distance of 400.06 feet; thence  $N69^{\circ}38'18''W$  a distance of 315.91 feet to an existing fence; thence  $N89^{\circ}25'49''W$  on said fence a distance of 88.60 feet; thence  $S69^{\circ}38'18''E$  a distance of 400.79 feet; thence  $S75^{\circ}26'15''E$  a distance of 407.13 feet to the point of beginning.

COMMON AREA DESCRIPTION      EXHIBIT B

Also a tract of land located in the East Half of the NE Quarter and the North Half of the SE Quarter of said Section 15, to be a Common Use Area Tract, and being more particularly described as follows: All that part of the East Half of the Northeast Quarter and North Half of the Southeast Quarter lying Northerly and Westerly and adjacent to the 40 foot tract of land for road purposes along Lots 20, 21, and 22 Legge's Lake Subdivision, Lots 23, 24, 25, 26, and 27 Sandranch Development Subdivision, Lots 28, 29, 30, and 31 Sandranch Development First Addition, and Lots 1, 2, and 3 Sandranch Development Second Addition except that portion of the East Half of the NE Quarter described as follows: Commencing at the NE Corner of said  $E\frac{1}{2} NE\frac{1}{4}$  said point being the point of beginning and going thence West along the North Margin of said  $E\frac{1}{2} NE\frac{1}{4}$  to the NW Corner of said  $E\frac{1}{2} NE\frac{1}{4}$  thence South along the West Margin of said  $E\frac{1}{2} NE\frac{1}{4}$  for a distance of 1047.0 feet; thence Southeasterly to a point on the East Margin of said  $E\frac{1}{2} NE\frac{1}{4}$  1518.0 feet South of the NE Corner of said  $E\frac{1}{2} NE\frac{1}{4}$ ; thence North along said East Margin  $E\frac{1}{2} NE\frac{1}{4}$  for a distance of 1518.0 feet to the point of beginning.

TURN AROUND AREA EXHIBIT C

Also a tract of land located in said Section 15 for Road and Turn Around Area and being more particularly described as follows: Commencing at the East Quarter Cor. of said Section 15 and going thence  $N0^{\circ}51'55''W$  along the East Margin of said Section 15 for a distance of 79.38 feet; thence  $S18^{\circ}44'12''W$  for a distance of 122.00 feet; thence  $N83^{\circ}10'54''W$  for a distance of 20.44 feet to a point on the Westerly Margin of previously described tract said point being the point of beginning; thence continuing  $N83^{\circ}10'54''W$  for a distance of 374.47 feet; thence  $N76^{\circ}20'10''W$  for a distance of 79.00 feet; thence  $S89^{\circ}11'42''W$  for a distance of 74.73 feet; thence  $S80^{\circ}13'01''W$  for a distance of 74.40 feet; thence  $S60^{\circ}34'19''W$  for a distance of 45.75 feet; thence  $S42^{\circ}20'29''W$  for a distance of 45.00 feet; thence  $S11^{\circ}30'02''W$  for a distance of 50.11 feet; thence  $S03^{\circ}58'54''E$  for a distance of 71.00 feet; thence  $N80^{\circ}54'17''W$  for a distance of 103.74 feet; thence  $N79^{\circ}11'00''W$  for a distance of 67.00 feet; thence  $N49^{\circ}43'44''E$  for a distance of 90.28 feet; thence  $N02^{\circ}29'00''E$  for a distance of 126.00 feet; thence  $N89^{\circ}44'31''E$  for a distance of 155.51 feet; thence  $N80^{\circ}13'01''E$  for a distance of 84.47 feet; thence  $N89^{\circ}11'42''E$  for a distance of 82.95 feet; thence  $S76^{\circ}20'10''E$  for a distance of 81.69 feet; thence  $S83^{\circ}10'54''E$  for a distance of 380.52 feet to a point on the Westerly Margin of previously described tract; thence  $S18^{\circ}44'12''W$  along said Westerly Margin for a distance of 40.88 feet to the point of beginning.

BOAT RAMP DESCRIPTION EXHIBIT D

Also a tract of land located in said Section 15 referred to as Boat Ramp Tract and being more particularly described as follows: Commencing at the East Quarter Cor. of said Section 15 and going thence  $N0^{\circ}51'55''W$  along the East Margin of said Section 15 for a distance of 79.38 feet; thence  $S18^{\circ}44'12''W$  for a distance of 577.58 feet; thence  $N71^{\circ}15'48''W$  for a distance 20.00 feet to the Southeasterly Corner of Lot 6 Legge's Lake Subdivision, said point being the point of beginning. The Northerly Margin of said Boat Ramp Tract being described as follows: Commencing at said point of beginning going thence  $N71^{\circ}15'48''W$  along the Southerly Margin of said Lot 6 and the extension of said Southerly Margin of Lot 6 to a point 15 feet plus or minus Westerly of waters edge of Lake area. The Easterly and Southerly Margins of said Boat Ramp Tract being described as follows: Returning to the point of beginning and going thence  $S18^{\circ}44'12''W$  for a distance of 50.00 feet to the Northeasterly Corner of Lot 7 of Legge's Lake Subdivision thence  $N71^{\circ}15'48''W$  along the Northerly Margin of said Lot 7 and the extension of said Northerly Margin of Lot 7 to a point 15 feet plus or minus Westerly of waters edge of lake area.