

1. ALL OF THE SE $\frac{1}{4}$ OF 17-14-12 NOT INCLUDED IN 4, 5, 6, 7, 8, AND IN U.P., M.P., AND B. & M. RY. RIGHT OF WAY. 146.32 ACRES
2. ALL THAT PART OF THE SW $\frac{1}{4}$ OF 17-14-12 LYING NORTH OF THE MIDDLE OF PAPIILLION CREEK EXCEPT R.R. RIGHT OF WAY. 73.88 ACRES
3. ALL THAT PART OF THE SW $\frac{1}{4}$ OF 17-14-12 LYING SOUTH OF THE MIDDLE OF PAPIILLION CREEK EXCEPT R.R. RIGHT OF WAY. 71.12 ACRES
-17.68 Ac in Row
53.44
4. COMMENCING 336 FT. NORTH OF THE SE CORNER OF 17-14-12 AND RUNNING THENCE WEST 180 FT., THENCE NORTH 83 FT., THENCE EAST 180 FT., THENCE SOUTH 83 FT. TO THE PLACE OF BEGINNING. 0.34 ACRES
5. COMMENCING 732 FT. NORTH OF THE SE CORNER OF 17-14-12 AND RUNNING THENCE WEST 180 FT., THENCE SOUTH 58 FT., THENCE EAST 180 FT., THENCE NORTH 58 FT. TO THE PLACE OF BEGINNING. 0.24 ACRES
6. COMMENCING 732 FT. NORTH OF THE SE CORNER OF 17-14-12 AND RUNNING THENCE WEST 180 FT., THENCE NORTH 58 FT., THENCE EAST 180 FT., THENCE SOUTH 58 FT. TO THE PLACE OF BEGINNING. 0.24 ACRES
7. COMMENCING 815 FT. NORTH OF THE SE CORNER OF 17-14-12 AND RUNNING THENCE WEST 180 FT., THENCE NORTH 25 FT., THENCE EAST 180 FT., THENCE SOUTH 25 FT. TO THE PLACE OF BEGINNING. 0.10 ACRES
8. COMMENCING 1830 FT. NORTH AND 430 FT. WEST OF THE SE CORNER OF 17-14-12 AND RUNNING THENCE WEST 93 FT., THENCE NORTH 183 FT., THENCE EAST 93 FT., THENCE SOUTH 183 FT. TO BEGINNING. 0.39 ACRES
- 2A. THAT PART OF LOT 2 IN NW OF SW. 28.18 ACRES
- 2B. THAT PART OF LOT 2 IN E $\frac{1}{2}$ OF SW $\frac{1}{4}$. 45.70 ACRES
9. COMMENCING 2640 FT. EAST OF THE NW CORNER OF SECTION 17-14-12, THENCE SOUTH 233 FT., THENCE 200 FT. WEST, THENCE NORTH 233 FT., THENCE EAST 200 FT. TO THE POINT OF BEGINNING. 1.07 ACRES \pm
- 1A. ALL THE SE $\frac{1}{4}$ OF SECTION 17 EXCEPT RAILROADS AND EXCEPT TAX LOT 1B DESCRIBED BELOW. (NOTE: THIS INCLUDES TAX LOTS 4, 5, 6, 7, & 8 WHICH ARE NOW DISCONTINUED.) 141.96 AC. \pm
- 1B. COMMENCING AT THE SE CORNER OF SECTION 17, THENCE WESTERLY ALONG THE SOUTH LINE OF SECTION 17 A DISTANCE OF 404.16 FT. TO THE POINT OF BEGINNING, THENCE 36 DEGREES 05 MINUTES 05 SECONDS RIGHT 1040.0 FT., THENCE 90 DEGREES RIGHT 600.0 FT., THENCE 90 DEGREES RIGHT 300.0 FT., THENCE 90 DEGREES RIGHT 560.0 FT., THENCE 90 DEGREES LEFT 794.90 FT. TO A POINT ON THE SOUTH LINE OF SECTION 17, THENCE WESTERLY 67.92 FT. TO THE POINT OF BEGINNING. 4.83 ACRES \pm
- NOTE: TAX LOTS 4, 5, 6, 7, & 8 ARE DISCONTINUED.
10. ALL THAT PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 17 LYING NORTH AND EAST OF THE UNION PACIFIC RAILROAD RIGHT-OF-WAY EXCEPT STATE HIGHWAY RIGHT-OF-WAY. 33.18 ACRES. \pm
11. ALL THAT PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 17 LYING SOUTH AND WEST OF THE UNION PACIFIC RAILROAD RIGHT-OF-WAY. 38.79 ACRES \pm
-1.98 Row
36.81
-2.04 Row
34.77 Ac \pm

1A1

ALL OF TAX LOT 1A EXCEPT 1A2, 1A3, AND 1A4.

133.75 AC. ±

1A2

A PART OF TAX LOT 1A AND DESCRIBED AS FOLLOWS: REFERRING TO THE E $\frac{1}{4}$ CORNER OF SEC. 17-14-12; THENCE SOUTH 00 DEGREES 14 MINUTES 20 SECONDS EAST FOR A DISTANCE OF 394.94 FT. TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES 14 MINUTES 20 SECONDS EAST FOR A DISTANCE OF 49.68 FT. TO A POINT ON THE NORTHERLY R.O.W. LINE OF THE C.B. & Q. R.R.; THENCE NORTH 61 DEGREES 52 MINUTES 00 SECONDS WEST A DISTANCE OF 158.19 FT. ALONG THE NORTHERLY R.O.W. LINE OF SAID RAILROAD TO A POINT OF CURVE; THENCE ALONG THE NORTHERLY CURVED R.O.W. LINE OF SAID RAILROAD ON A CURVE TO THE LEFT AN ARC LENGTH OF 581.50 FT. TO A POINT; THENCE NORTH 60 DEGREES 22 MINUTES 00 SECONDS WEST A DISTANCE OF 300.01 FT. TO A POINT ON THE NORTH LINE OF SE $\frac{1}{4}$ OF SEC. 17; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE NORTH LINE OF SAID SE $\frac{1}{4}$ A DISTANCE OF 303.37 FT. TO A POINT; THENCE SOUTH 60 DEGREES 22 MINUTES 00 SECONDS EAST A DISTANCE OF 151.07 FT. TO A POINT OF CURVE; THENCE ALONG A CURVE TO THE RIGHT AN ARC LENGTH OF 251.33 FT. TO A POINT OF TANGENT; THENCE SOUTH 56 DEGREES 41 MINUTES 50 SECONDS EAST A DISTANCE OF 344.14 FT. TO THE POINT OF BEGINNING.

2.03 AC. ±

1A3

A PART OF TAX LOT 1A AND DESCRIBED AS FOLLOWS: BEGINNING AT THE E $\frac{1}{4}$ CORNER OF SEC. 17-14-12; THENCE SOUTH 00 DEGREES 14 MINUTES 20 SECONDS EAST A DISTANCE OF 394.94 FT. TO A POINT ON THE EAST LINE OF SAID SE $\frac{1}{4}$; THENCE NORTH 56 DEGREES 41 MINUTES 50 SECONDS WEST A DISTANCE OF 344.14 FT. TO A POINT OF CURVE; THENCE ALONG A CURVE TO THE LEFT, AN ARC LENGTH OF 251.33 FT. TO A POINT OF TANGENT; THENCE NORTH 60 DEGREES 22 MINUTES 00 SECONDS WEST A DISTANCE OF 151.07 FT. TO A POINT ON THE NORTH LINE OF SAID SE $\frac{1}{4}$; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS ALONG SAID NORTH LINE OF SAID SE $\frac{1}{4}$ FOR A DISTANCE OF 631.60 FT. TO THE POINT OF BEGINNING.

2.77 AC. ±

1A4

A PART OF TAX LOT 1A AND DESCRIBED AS FOLLOWS: BEGINNING AT THE CENTER OF SECTION 17-14-12; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 1717.55 FT. TO A POINT; THENCE SOUTH 60 DEGREES 22 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 300.01 FT. TO A POINT ON THE NORTH R.O.W. LINE OF THE C.B. & Q. R.R.; THENCE ALONG THE NORTHERLY CURVED R.O.W. LINE OF SAID C.B. & Q. R.R. ON A CURVE TO THE LEFT AN ARC LENGTH OF 419.27 FT. TO A POINT OF COMPOUND CURVATURE; THENCE CONTINUING ON A CURVE TO THE LEFT AN ARC LENGTH OF 1601.63 FT. TO A POINT; THENCE NORTH 00 DEGREES 07 MINUTES 15 SECONDS WEST A DISTANCE OF 254.11 FT. TO THE POINT OF BEGINNING.

3.41 AC. ±

2B1

ALL OF TAX LOT 2B EXCEPT 2B2.

38.34 AC. ±

2B2

ALL OF THE NE $\frac{1}{4}$ OF THE SW $\frac{1}{4}$ OF SECTION 17-14-12 LYING NORTHEASTERLY OF THE U.P.R.R. RIGHT OF WAY EXCEPT THE C.B. & Q. R.R. RIGHT OF WAY.

7.36 AC. ±

1A3A

ALL OF TAX LOT 1A3 EXCEPT 1A3B DESCRIBED BELOW.

2.46 ACRES ±

1A3B

COMMENCING AT THE EAST QUARTER CORNER OF SECTION 17; THENCE SOUTH 00 DEGREES, 17 MINUTES, 26 SECONDS EAST (ASSUMED BEARING) ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 17 A DISTANCE OF 262.19 FT. TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES, 17 MINUTES, 26 SECONDS EAST A DISTANCE OF 132.75 FT.; THENCE NORTH 56 DEGREES, 44 MINUTES, 56 SECONDS WEST A DISTANCE OF 240.26 FT.; THENCE NORTH 89 DEGREES, 42 MINUTES, 34 SECONDS EAST A DISTANCE OF 200.25 FT. TO THE POINT OF BEGINNING.

0.31 ACRE

1A1A

ALL THE SOUTH EAST QUARTER OF SECTION 17 LYING SOUTH OF THE SOUTH RIGHT-OF-WAY LINE OF THE C. B. AND Q. RAILROAD AND NORTH AND EAST OF THE EASTERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD, EXCEPT TAX LOT 1B.

96.15 ACRES. ±

1A1B

ALL THE SOUTH EAST QUARTER OF SECTION 17 LYING SOUTH OF THE SOUTH WESTERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD, EXCEPT MISSOURI PACIFIC RAILROAD RIGHT-OF-WAY.

37.6 ACRES. ±

SECTION 17 T14N, R12E

TAX LOT R1

BEING ALL OF THE ABANDONED MISSOURI PACIFIC RAILROAD, LYING IN
THE SW $\frac{1}{4}$ OF SECTION ~~20~~¹⁷-T14N-R12E OF THE 6TH P.M., SARPY COUNTY,
NEBRASKA.

2.50 AC.±

SECTION 17-T14N-R12E

TAX LOT 1A4B1

BEING ALL THAT PART OF TAX LOT 1A4B, LOCATED IN THE SE $\frac{1}{4}$ OF SECTION 17,
T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, EXCEPT THAT PART OF TAX
LOT 1A4B THAT WAS PLATTED INTO UNITED A.G. SUBDIVISION.

CONTAINING .30 ACRES \pm

SECTION 17-T14N-R12E

~~UNITED A.G. PARCEL~~

*Void Replated To
Brook Valley Buss Park*

LOT 3A

BEING A PART OF LOT 3, UNITED A.G., A PLATTED AND RECORDED SUBDIVISION,
LOCATED IN THE NE $\frac{1}{4}$ AND SE $\frac{1}{4}$ OF SECTION 17, T14N, R12E OF THE 6TH P.M., SARPY
COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL OF LOT 3, UNITED A.G., EXCEPT LOT 3B.

SECTION 17-T14N-R12E

~~UNITED A.G. PARCEL~~

*Now Lot 28B
Buck Valley Buss Park*

LOT 3B.

A TRACT OF LAND LOCATED IN PART OF THE NORTH HALF OF THE SE $\frac{1}{4}$, ALL IN SECTION 17, T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SECTION 17-14-12; THENCE S02° 37' 35"E (ASSUMED BEARING) ALONG THE EAST LINE OF THE NE $\frac{1}{4}$ OF SAID SECTION 17 (A.K.A. THE CENTERLINE OF 108TH STREET), A DISTANCE OF 33.00 FEET; THENCE S87° 38' 24"W, A DISTANCE OF 50.00 FEET TO THE INTERSECTION OF THE WEST R.O.W. LINE OF 108TH STREET, AND THE SOUTH R.O.W. LINE OF HARRISON STREET; THENCE S02° 37' 35"E ALONG SAID WEST R.O.W. LINE OF 108TH STREET, A DISTANCE OF 1855.45 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 1450.00 FEET, AN ARC DISTANCE OF 503.26 FEET (CHORD BEARING S07° 19' 00"W, CHORD DISTANCE OF 500.74 FEET), TO A POINT OF REVERSE CURVATURE; THENCE ON A CURVE TO THE LEFT, HAVING A RADIUS OF 588.00 FEET, AN ARC DISTANCE OF 468.01 FEET (CHORD BEARING S05° 32' 33"E, CHORD DISTANCE OF 455.75 FEET) TO A POINT OF REVERSE CURVATURE; THENCE ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 638.75 FEET, AN ARC DISTANCE OF 101.76 FEET (CHORD BEARING S23° 46' 47"E, CHORD DISTANCE OF 101.65 FEET), TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 638.75 FEET, AN ARC DISTANCE OF 76.88 FEET (CHORD BEARING S15° 46' 00"E, CHORD DISTANCE OF 76.83 FEET) TO THE INTERSECTION OF THE NORTH R.O.W. LINE OF THE BURLINGTON NORTHERN RAILROAD AND SAID EAST R.O.W. LINE OF 108TH STREET; THENCE N59° 58' 07"W, ALONG SAID NORTH R.O.W. LINE OF THE BURLINGTON NORTHERN RAILROAD, A DISTANCE OF 100.00 FEET; THENCE N70° 47' 00"E, A DISTANCE OF 68.79 FEET TO SAID EAST R.O.W. LINE OF 108TH STREET AND THE POINT OF BEGINNING.

CONTAINING: 2,697.31 SQUARE FEET OR 0.062 ACRES.

SECTION 17-T14N-R12E

TAX LOT 12

BEING ALL THAT PART OF THE NE $\frac{1}{4}$ OF SECTION 17, T14N, R12E OF THE 6TH P.M.,
SARPY COUNTY, NEBRASKA, EXCEPT TAX LOT 13.

CONTAINING 32.57 ACRES

SECTION 17-T14N-R12E

TAX LOT 13

BEING PART OF THE NE $\frac{1}{4}$ OF SECTION 17, T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SECTION 17; THENCE S02° 37' 35"E (ASSUMED BEARING) ALONG THE EAST LINE OF THE NE $\frac{1}{4}$ OF SAID SECTION 17 (A.K.A THE CENTERLINE OF 108TH STREET), A DISTANCE OF 33.00 FEET; THENCE S87° 38' 24"W, A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING (SAID POINT BEING LOCATED ON THE SOUTH R.O.W. LINE OF HARRISON STREET AND THE WEST R.O.W. LINE OF 108TH STREET); THENCE CONTINUING S87° 38' 24"W ALONG THE SAID SOUTH R.O.W. LINE OF HARRISON STREET, A DISTANCE OF 2263.00 FEET; THENCE S00° 08' 15"W, A DISTANCE OF 995.95 FEET; THENCE S21° 21' 40"E, A DISTANCE OF 1052.34 FEET; THENCE S12° 04' 42"E, A DISTANCE OF 690.63 FEET TO A POINT LOCATED ON THE NORTHERLY R.O.W. LINE OF THE C. B. & Q RAILROAD (SAID POINT ALSO BEING LOCATED ON A CURVE); THENCE SOUTHEASTERLY ALONG A 2914.79 FOOT RADIUS CURVE TO THE RIGHT (SAID CURVE A.K.A THE NORTHERLY R.O.W. LINE OF THE C. B. & Q RAILROAD), AN ARC DISTANCE OF 1248.59 FEET (CHORD BEARING S87° 54' 37"E, CHORD DISTANCE OF 1239.04 FEET); THENCE N62° 48' 21"W ALONG THE R.O.W. LINE OF THE C. B. & Q RAILROAD, A DISTANCE OF 300.01 FEET TO A POINT LOCATED ON THE SOUTH LINE OF THE SAID NE $\frac{1}{4}$ OF SECTION 17; THENCE N87° 33' 40"E ALONG THE SAID R.O.W. LINE OF THE C. B. & Q RAILROAD (A.K.A THE SAID SOUTH LINE OF THE NE $\frac{1}{4}$ OF SECTION 17), A DISTANCE OF 303.42 FEET; THENCE S62° 48' 19"E ALONG THE SAID R.O.W. LINE OF THE C. B. & Q RAILROAD, A DISTANCE OF 151.07 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG A 3894.83 FOOT RADIUS CURVE TO THE RIGHT (SAID CURVE A.K.A. THE R.O.W. LINE OF THE C. B. & Q RAILROAD), AN ARC DISTANCE OF 251.37 FEET (CHORD BEARING S60° 56' 52"E, CHORD DISTANCE OF 251.32 FEET) TO A POINT OF TANGENCY; THENCE S59° 08' 07"E ALONG THE SAID R.O.W. LINE OF THE C. B. & Q RAILROAD, A DISTANCE OF 272.83 FEET TO A POINT LOCATED ON THE WESTERLY R.O.W. LINE OF 108TH STREET (SAID POINT ALSO BEING ON A CURVE); THENCE NORTHWESTERLY ALONG A 638.75 FOOT RADIUS CURVE TO THE LEFT (SAID CURVE A.K.A. THE WESTERLY R.O.W. LINE OF 108TH STREET), AN ARC DISTANCE OF 178.64 FEET (CHORD BEARING N20° 19' 56"W, CHORD DISTANCE OF 178.05 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY ALONG A 588.00 FOOT RADIUS CURVE TO THE RIGHT (SAID CURVE A.K.A THE WESTERLY R.O.W. LINE OF 108TH STREET), AN ARC

DISTANCE OF 468.01 FEET (CHORD BEARING N05° 32' 33"W, CHORD DISTANCE OF 455.75 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHEASTERLY ALONG A 1450.00 FOOT RADIUS CURVE TO THE LEFT (SAID CURVE A.K.A. THE WESTERLY R.O.W. LINE OF 108TH STREET), AN ARC DISTANCE OF 503.26 FEET (CHORD BEARING N07° 19' 00"E, CHORD DISTANCE OF 500.74 FEET) TO A POINT OF TANGENCY; THENCE N02° 37' 35"W ALONG THE SAID WESTERLY R.O.W. LINE OF 108TH STREET, A DISTANCE OF 1855.45 FEET TO THE POINT OF BEGINNING; EXCEPT THAT PART OF THIS DESCRIPTION THAT IS SOUTH OF THE SOUTH LINE OF THE NE $\frac{1}{4}$.

CONTAINING 127.43 ACRES ±

SECTION 17-T14N-R12E

TAX LOT 13A

BEING PART OF TAX LOT 13, LOCATED IN THE NE $\frac{1}{4}$ OF SECTION 17, T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, EXCEPT THAT PART OF TAX LOT 13 THAT WAS PLATTED INTO UNITED A.G. SUBDIVISION.

CONTAINING 66.63 ACRES

SECTION 17-T14N-R12E

LOT 14

ALL OF THE EAST HALF OF THE NW $\frac{1}{4}$ OF SECTION 17 LYING NORTH OF THE CENTERLINE OF PAPIO DRAINAGE DITCH; EXCEPT U.P. RAILROAD R.O.W. AND EXCEPT TAX LOT 9.

CONTAINING 75.32 ACRES \pm

SECTION 17 -T14N-R12E

LOT 15

ALL OF THE EAST HALF OF THE NW $\frac{1}{4}$ OF SECTION 17 LYING SOUTH OF THE CENTERLINE OF PAPIO DRAINAGE DITCH.

CONTAINING 2.00 ACRES \pm

S.W. 1/4 SECTION 17, T14N, R12E

TAX LOT 16

PART OF THE S.W. 1/4 SEC.17, T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH 1/4 CORNER OF SAID SECTION 17-14-12; THENCE S. 87°-28'-35"W., (ASSUMED BEARING) 91.89 FEET ALONG THE SOUTH LINE OF SAID SECTION 17-14-12; THENCE N. 24°-34'-46"W. 76.43 FEET TO THE POINT OF BEGINNING. SAID POINT BEING ON THE FORMER NORTH LINE OF MISSOURI PACIFIC RAILROAD R.O.W. THENCE N. 87°-22'-20"W., 35.76 FEET ALONG SAID FORMER NORTH LINE OF THE MISSOURI PACIFIC RAILROAD R.O.W.; THENCE SOUTHWESTERLY ALONG A CURVE TO THE LEFT, A CHORD BEARING S.81°-44'-28"w. 740.97 FEET, RADIUS 1959.86 FEET AN ARC DISTANCE OF 745.45 FEET CONTINUING ALONG THE FORMER NORTH LINE OF THE MISSOURI PACIFIC RAILROAD R.O.W. TO A POINT ON THE SOUTH LINE OF SECTION 17-14-12; THENCE S. 87°-28'-35"w., 409.51 FEET ALONG THE SOUTH LINE OF SECTION OF 17-14-12; THENCE N.34°-04'-32"E. 139.52 FEET; THENCE N.79°-00'-13"E., 257.16 FEET; THENCE NORTHEASTERLY ALONG A CURVE TO THE RIGHT, CHORD BEARING N. 88°-44'-57"E., 745.43 FEET, RADIUS 2201.85 FEET AN ARC DISTANCE OF 749.04 FEET; THENCE S.81°-30'-19"E., 82.14 FEET; THENCE S.24°-34'-46"E., 50.50 FEET TO THE POINT OF BEGINNING.

DESCRIBED TRACT CONTAINS 2.84 ACRES, MORE OF LESS.

EXHIBIT A

TO REAL ESTATE TRANSFER STATEMENT

T.L:16

LEGAL DESCRIPTION

PART OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE 6th P.M., SARPY COUNTY, NEBRASKA DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH 1/4 CORNER OF SAID SECTION 17-14-12; THENCE S 87°28'35" W (ASSUMED BEARING); 91.89 FEET ALONG THE SOUTH LINE OF SAID SECTION 17-14-12; THENCE N 24°34'46" W, 76.43 FEET TO THE POINT OF BEGINNING. SAID POINT BEING ON THE FORMER NORTH LINE OF THE MISSOURI PACIFIC RAILROAD R.O.W. THENCE N 87°22'20" W, 35.76 FEET ALONG SAID FORMER NORTH LINE OF THE MISSOURI PACIFIC RAILROAD R.O.W.; THENCE SOUTHWESTERLY ALONG A CURVE TO THE LEFT, CHORD BEARING S 81°44'28" W, 740.97 FEET, RADIUS 1959.86 FEET AN ARC DISTANCE OF 745.45 FEET CONTINUING ALONG THE FORMER NORTH LINE OF THE MISSOURI PACIFIC RAILROAD R.O.W. TO A POINT ON THE SOUTH LINE OF SECTION 17-14-12; THENCE S 87°28'35" W, 409.51 FEET ALONG THE SOUTH LINE OF SECTION 17-14-12; THENCE N 34°04'32" E, 139.52 FEET; THENCE N 79°00'13" E, 257.16 FEET; THENCE NORTHEASTERLY ALONG A CURVE TO THE RIGHT, CHORD BEARING N 88°44'57" E, 745.43 FEET, RADIUS 2201.85 FEET AN ARC DISTANCE OF 749.04 FEET; THENCE S 81°30'19" E, 82.14 FEET; THENCE S 24°34'46" E, 50.50 FEET TO THE POINT OF BEGINNING. DESCRIBED TRACT CONTAINS 2.84 ACRES, MORE OR LESS.

2201.85
1959.86
—
242.00

Parcel 1:

213Z
12-17

That part of the NW 1/4 of Section 17, T14N, R12E of the 6th P.M., Sarpy County, Nebraska, together with part of the West 1/2 of the NE 1/4 of said Section 17, together with part of the NW 1/4 of the SE 1/4 of said section 17, together with part of the NE 1/4 of the SW 1/4 of said Section 17, all more particularly described as follows: Commencing at the NW corner of said NW 1/4; thence S02°31'52"E (assumed bearing) 471.60 feet on the West line of said NW 1/4 to the Easterly line of the Union Pacific Railroad; thence S42°53'04"E 594.60 feet on the Easterly line of the Union Pacific Railroad to the Southerly line of Harrison Street and the point of beginning; thence Northeasterly on the southerly line of Harrison Street on the following described 18 courses; thence N55°18'15"E 64.40 feet; thence N51°52'14"E 50.09 feet; thence N50°43'49"E 100.32 feet; thence N54°14'37"E 54.03 feet; thence N50°19'56"E 46.15 feet; thence N52°26'30"E 100.13 feet; thence N53°05'31"E 233.17 feet; thence N46°48'55"E 67.74 feet; thence N43°26'40"E 102.18 feet; thence N39°07'55"E 89.76 feet; thence N55°18'15"E 85.87 feet; thence N56°46'06"E 217.08 feet; thence Northeasterly on a nontangent 1382.39 foot radius curve to the right, chord bearing N71°29'27"E, chord distance 562.81 feet, an arc distance of 566.77 feet; thence N86°13'32"E 216.10 feet on a non-tangent line; thence N87°38'24"E 452.53 feet on a line 50.00 feet South of and parallel with the North line of said NW 1/4; thence S87°47'12"E 75.24 feet to the East line of said NW 1/4; thence N02°28'23"W 6.00 feet on the East line of said NW 1/4; thence N07°38'24"E 335.68 feet on a line 50.00 feet South of and parallel with the North line of said NE 1/4; thence S00°08'15"W 978.93 feet on the West lines of Lots 4, 5 and 6, Brook Valley Business Park, a Subdivision, as surveyed, platted and recorded in said Sarpy County; thence S21°21'40"E 1052.34 feet on the West lines of Lots 4 and 33, said Brook Valley Business Park; thence S12°04'42"E 689.92 feet on the West line of said Lot 33 to the SW corner thereof; thence Southwesterly on the Northerly line of the Chicago, Burlington & Quincy Railroad on a non-tangent 2914.79 foot radius curve to the left chord bearing S67°53'56"W, chord distance 1210.60 feet, an arc distance of 1219.47 feet to the Easterly line of the Union Pacific Railroad; thence N42°53'04"W 2878.93 feet on the non-tangent Easterly line of the Union Pacific Railroad to the point of beginning.

Parcel 2:

TL 10

That part of the NW 1/4 of the NW 1/4 of Section 17, T14N, R12E of the 6th P.M., Sarpy County, Nebraska, described as follows: Commencing at the NW corner of said NW 1/4; thence S02°31'52"E (assumed bearing) 471.60 feet on the West line of said NW 1/4 to the Easterly line of the Union Pacific Railroad; thence S42°53'04"E 54.20 feet on the Easterly line of the Union Pacific Railroad to the point of beginning; thence N45°20'21"E 166.10 feet on the Southerly line of Interstate 80 to the Southerly line of Harry Anderson Avenue; thence Easterly on the Southerly line of Harry Anderson Avenue on the following described seven courses; thence N72°05'50"E 87.58 feet; thence N75°26'51"E 100.25 feet; thence N76°04'09"E 93.92 feet thence N89°10'03"E 70.17 feet; thence S70°54'08"E 68.44 feet; thence S52°36'47"E 66.55 feet; thence S36°03'41"E 76.89 feet to the North line of Harrison Street; thence Westerly on the Northerly line of Harrison Street on the following described seven courses; thence S69°34'01"W 60.88 feet; thence S57°35'41"W 100.08 feet; thence S61°30'37"W 46.25 feet; thence S55°18'15"W 54.02 feet; thence S59°52'41"W 100.32 feet; thence S56°26'59"W 50.01 feet; thence S59°37'18"W 104.54 feet to the Easterly line of the Union Pacific Railroad; thence N42°53'04"W 260.68 feet on the Easterly right-of-way line of the Union Pacific Railroad to the point of beginning.

Parcel 3:

TL 17

That part of the North 1/2 of the NW 1/4 of Section 17, T14N, R12E of the 6th P.M., Sarpy County, Nebraska, described as follows: commencing at the NW corner of said NW 1/4; thence N87°38'08"E (assumed bearing) 441.78 feet on the North line of said NW 1/4; thence S02°21'52"E 155.56 feet to the Northerly line of Harry Anderson Avenue and the point of beginning; thence Easterly on the Northerly line of Harry Anderson Avenue on the following described four courses; thence N85°08'15"E 85.31 feet; thence S80°30'46"E 133.82 feet; thence S58°31'33"E 135.91 feet; thence S26°00'54"E 125.46 feet to the Northerly line of Harrison Street; thence Easterly on the Northerly line of Harrison Street on the following described four courses; thence N67°53'15"E 229.51 feet; thence N55°17'54"E 100.07 feet; thence N56°46'22"E 222.80 feet; thence Northeasterly on a non-tangent 1482.39 foot radius curve to the right, chord bearing N62°49'39"E, chord distance 217.94 feet, an arc distance of 218.14 feet; thence S87°38'24"W 616.31 feet on a non-tangent line 33.00 feet South of and parallel with the North line of said NW 1/4 to the Southerly line of Interstate 80; thence S74°37'45"W 377.40 feet on the Southerly line of Interstate 80; thence Southwesterly on the Southerly line of Interstate 80 and on a Non-tangent 400.00 foot radius curve to the left, chord bearing S63°48'22"W 92.95 feet, an arc distance of 93.16 feet to the point of beginning.

17-14-12**Tax Lot 19**

That part of the following described tract of land located in Section 17, Township 14 North, Range 12 East,

A part of Giles Road right-of-way located in the SW1/4 of Section 17 and the NW 1/4 of Section 20, Township 14 North, Range 12 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows: Commencing at the northeast corner of Lot 8, Brook Valley II Business Park, a subdivision located in said NW 1/4 of Section 20, said point also being the point of intersection of the southerly right-of-way line of said Giles Road and the west right-of-way line of 117th Street; thence S81°15'27"W (assumed bearing) along said southerly right-of-way line of Giles Road, said line also being the northerly line of said Lot 8, Brook Valley II Business Park, a distance of 120.02 feet to the point of beginning; thence S36°19'46"W along said southerly right-of-way line of Giles Road, said line also being said northerly line of Lot 8, Brook Valley II Business Park, a distance of 180.63 feet; thence S89°43'49"W along said southerly right-of-way line of Giles Road, said line also being said northerly line of Lot 8, Brook Valley II Business Park, a distance of 155.30 feet; thence N19°16'17"E a distance of 118.58 feet; thence N81°15'27"E a distance of 225.80 feet to the point of beginning.

NE 1/4 SEC. 17-14-12

Lot 8A Brook Valley Business Park

All of Lot 8 except Lot 8B Containing 1.64 Ac.

Lot 8B Brook Valley Business Park

Lot 8 except the West 39.97 feet thereof. Containing 0.30 Ac.

Lot 5A Brook Valley Business Park

The North 210 feet of lot 5 Containing 2.22 Ac.

Lot 5B Brook Valley Business Park

All of lot 5 except lot 5A. Containing 1.94 Ac.

17-14-12

Brook Valley Business Park

Lot 13A

The South 157.00 feet of Lot 13, Brook Valley Business Park, as Platted and recorded in Section 17, T14N, R12E, of the 6th PM, Sarpy County, Nebraska.

Lot 13B

All of Lot 13, Brook Valley Business Park, as Platted and recorded in Section 17, T14N, R12E, of the 6th PM, Sarpy County, Nebraska, except Lot 13A.

NE $\frac{1}{4}$ OF SECTION 17, T14N, R12E

BROOK VALLEY BUSINESS PARK

LOT 1A

ALL OF LOT 1, BROOK VALLEY BUSINESS PARK, IN THE NE $\frac{1}{4}$ OF SECTION 17-14-12,
EXCEPT LOT 1B, BROOK VALLEY BUSINESS PARK.

CONTAINING 9.15 ACRES \pm

LOT 1B

THE NORTH 30.00 FEET OF THE WEST 456.00 FEET OF LOT 1, BROOK VALLEY
BUSINESS PARK.

CONTAINING 0.31 ACRES \pm

NE 17-14-12

LOT 2A BROOK VALLEY

ALL OF LOT 2 EXCEPT LOT 2B BROOK VALLEY
containing 25.30 ac.

LOT 2B BROOK VALLEY

The east 300.00 ft of the north 582.03 ft of lot 2 Brook Valley Busines Park
containing 4.00 ac.

NE 1/4 17-14-12

LOT 9A, BROOK VALLEY

East 175 feet of Lot 9, Brook Valley

LOT 9B, BROOK VALLEY

All that part of lot 9, Brook Valley except Lot 9A

LOT 10A, BROOK VALLEY

All that part of lot 10, Brook Valley except Lot 10B

LOT 10B, BROOK VALLEY

The West 100 feet of Lot 10, Brook Valley

NE 17-14-12

Lot 4A - Brook Valley Business Park

All fo Lot 4, Brook Valley Business Park, except Lot 4B, Brook Valley Business Park.
Containing 3.32 acres.

Lot 4B - Brook Valley Business Park

A part of Lot 4, Brook Valley Business Park, a subdivision as surveyed platted and recorded in Sarpy County, Nebraska, except that part described as follows: Beginning at the Northwest corner of said Lot 4; thence N 87-38'-24"E (an assumed bearing) 471.84 feet on the North line of said Lot 4 to the Northeast corner thereof; thence Southeasterly on the Easterly line of said Lot 4 on a non-tangent 275.00 foot radius curve to the left, chord bearing S 11-35'-43"E, chord distance 88.27 feet, an arc distance of 88.65 feet; thence S 69-10'-11"W 478.14 feet on a non-tangent line to the West line of said Lot 4; thence N 21-21'-40"W 116.97 feet on the West line of said Lot 4; thence N 00-08'-15"E 128.13 feet on the West line of said Lot 4 to the point-of-beginning and containing 2.00 acres.

NE $\frac{1}{4}$ OF SECTION 17, T14N, R12E

BROOK VALLEY BUSINESS PARK

LOT 28A

ALL OF LOT 28, BROOK VALLEY BUSINESS PARK, IN THE NE $\frac{1}{4}$ OF SECTION 17-14-12, EXCEPT LOT 28B, BROOK VALLEY BUSINESS PARK.

CONTAINING 3.62 ACRES \pm

LOT 28B

THAT PORTION OF LOT 28, BROOK VALLEY BUSINESS PARK, A SUBDIVISION IN SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SECTION 17-14-12, EAST OF THE 6TH P.M.; THENCE S02° 37' 35"E (ASSUMED BEARING) ALONG THE EAST LINE OF THE NE $\frac{1}{4}$ OF SAID SECTION 17-14-13 (A.K.A THE CENTERLINE OF 108TH STREET, A DISTANCE OF 33.00 FEET; THENCE S87° 38' 24"W, A DISTANCE OF 50.00 FEET TO THE INTERSECTION OF THE WEST R.O.W. LINE OF 108TH STREET, AND THE SOUTH R.O.W. LINE OF HARRISON STREET; THENCE S02° 37' 35"W EAST, ALONG SAID WEST R.O.W. LINE OF 108TH STREET, A DISTANCE OF 1855.45 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 1450.00 FEET, AN ARC DISTANCE OF 503.26 FEET (CHORD BEARING S07° 19' 00"W, CHORD DISTANCE OF 500.74 FEET), TO A POINT OF REVERSE CURVATURE; THENCE ON A CURVE TO THE LEFT, HAVING A RADIUS OF 588.00 FEET, AN ARCH DISTANCE OF 468.01 FEET (CHORD BEARING S05° 32' 33"E, CHORD DISTANCE OF 455.75 FEET) TO A POINT OF REVERSE CURVATURE; THENCE ON A CURVE TO THE RIGHT, AN ARC DISTANCE OF 101.76 FEET (CHORD BEARING S23° 46' 47"E, A CHORD DISTANCE OF 101.65 FEET), TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 638.75 FEET, AN ARC DISTANCE OF 76.88 FEET (CHORD BEARING S15° 46' 00"E, CHORD DISTANCE OF 76.83 FEET) TO THE INTERSECTION OF THE NORTH R.O.W. LINE OF THE BURLINGTON NORTHERN RAILROAD AND SAID EAST R.O.W. LINE OF 108TH STREET; THENCE N59° 08' 07"W, ALONG SAID NORTH R.O.W. LINE OF THE BURLINGTON NORTHERN RAILROAD, A DISTANCE OF 100.00 FEET; THENCE N70° 47' 00"E, A DISTANCE OF 68.79 FEET TO SAID EAST R.O.W. LINE OF 108TH STREET AND THE POINT OF BEGINNING.

CONTAINING 2,697.31 SQUARE FEET OR 0.062 ACRES.

SECTION 17, T14N, R12E

BROOK VALLEY BUSINESS PARK

Lot 36A

Lot 36, Brook Valley Business Park, a subdivision as surveyed, platted, and recorded in Sarpy County, Nebraska, except the Southeasterly 148.00 feet of the Southwesterly 240.03 feet thereof.

Lot 36B

The Southeasterly 148.00 feet of the Southwesterly 240.03 feet of Lot 36, Brook Valley Business Park, a subdivision as surveyed, platted, and recorded in Sarpy County, Nebraska.

Lot 38A

Lot 38, Brook Valley Business Park, a subdivision as surveyed, platted, and recorded in Sarpy County, Nebraska, except the Southwesterly 50.00 feet thereof.

Lot 38B

The Southwesterly 50.00 feet of Lot 38, Brook Valley, Business Park, a subdivision as surveyed, platted, and recorded in Sarpy County, Nebraska.