



Nebr Doc  
Stamp Tax

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Date

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By LF

RICHARD N TARECHI  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

00 JUL 12 AM 10:53

DECLASSIFIED

# QUITCLAIM DEED

WOODLAND HOMES, INC., a Nebraska corporation, herein called the Grantor, whether one or more, in consideration of Ten and no/100 Dollars (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, quitclaims and conveys to Gerald L. Torczon, Doris J. Nicholson, David L. Ost, John R. Torczon and Barbara J. Dworak, Trustees of Sanitary and Improvement District No. 464 of Douglas County, Nebraska, Grantee, the following described real estate (as defined in Neb. Rev. Stat. §76-201) in Douglas County, Nebraska:

See Exhibit "A" attached hereto.

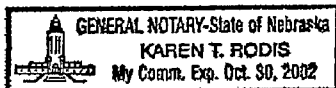
Executed: ~~June~~ <sup>July</sup> 7, 2000.

WOODLAND HOMES, INC., a Nebraska corporation

By Gerald L. Torczon  
GERALD L. TORCZON, President

STATE OF NEBRASKA )  
 ) ss.:  
COUNTY OF DOUGLAS )

The foregoing instrument was acknowledged before me this 7th day of ~~June~~ <sup>July</sup>, 2000, by GERALD L. TORCZON, President of WOODLAND HOMES, INC., a Nebraska corporation, on behalf of the corporation.



Notary Public

Return to:

John Q. Bachman  
GAINES, PANSING & HOGAN  
10050 Regency Circle, Suite 200  
Omaha, Nebraska 68114

✓ 85919

FEE 15 FB 01-60000  
BKP 30-15-11 C/O ✓ COMP ✓  
DEL ✓ SCAN dc FV ✓

# SID BOUNDARY AND TRUSTEE PARCEL

UNPLATTED  
NE 1/4, SEC 30, T15N, R11E

S87°09'33"W  
50.00'  
Point of Commencement  
SHADOW

TRUSTEE  
PARCEL

R=225.00'  
N19°31'25"W  
C=71.31'  
A=71.61'

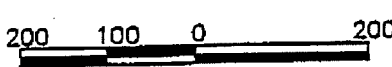
N59°37'18"E  
165.62'

Point of Beginning

R=260.00'  
N87°16'56"E  
C=1.12'  
A=1.12'

Part NE 1/4, SE 1/4,  
SEC 30, T15N, R11E

UNPLATTED



192nd STREET

70

68

65

60

55

50

SE 1/4, SE 1/4,  
SEC 30, T15N, R11E  
UNPLATTED

99016\9916SID Book Page Date June 12, 2000 Dwn.By get Job Number 99016.00-003



lamp, rynearson & associates, inc.  
engineers surveyors planners

14710 west dodge road, suite 100  
omaha, nebraska 68154-2029

ph 402-498-2498  
fax 402-498-2730

EXHIBIT "A"

### LEGAL DESCRIPTION

That part of the Northeast Quarter of the Southeast Quarter of Section 30, Township 15 North, Range 11 East of the 6<sup>th</sup> P.M., Douglas County, Nebraska, described as follows:

Commencing at the northeast corner of the Northeast Quarter of the Southeast Quarter of Section 30;

Thence South 87°09'33" West (bearings referenced to the Nebraska State Plane System NAD 1983) for 50.00 feet along the north line of the Northeast Quarter of the Southeast Quarter of Section 30;

Thence South 02°38'59" East for 138.20 feet parallel with and 50.00 feet west of the east line of the Northeast Quarter of the Southeast Quarter of Section 30 to the TRUE POINT OF BEGINNING;

Thence continuing South 02°38'59" East for 100.00 feet parallel with and 50.00 feet west of the east line of the Northeast Quarter of the Southeast Quarter of Section 30;

Thence South 79°35'37" West for 138.32 feet;

Thence along a curve to the left (having a radius of 225.00 feet and a long chord bearing North 19°31'25" West for 71.31 feet) for an arc length of 71.61 feet;

Thence North 69°37'18" East for 165.62 feet to the Point of Beginning.

Contains 0.29 acre.

May 10, 2000  
LAMP, RYNEARSON & ASSOCIATES, INC.  
99016.00 003 (Boundary Trustee Parcel)

LAMP, RYNEARSON & ASSOCIATES, INC.  
L:\99016\TEXT\9916BNDLGL.WPD



1346 366 MISC



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Nebr Doc Stamp Tax
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RICHARD N. TAKECHI  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE  
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RECEIVED

SANITARY AND IMPROVEMENT DISTRICT STATEMENT  
DOUGLAS COUNTY, NEBRASKA

STATE OF NEBRASKA     )  
                                  ) ss.  
COUNTY OF DOUGLAS    )

*misc* FEE 20.50 FB 01-60000  
4 BKP 30-15-11 C/O \_\_\_\_\_ COMP \_\_\_\_\_  
1 DEL \_\_\_\_\_ SCAN dk FY \_\_\_\_\_

DORIS J. NICHOLSON, being first duly sworn, states that she is the Clerk of Sanitary and Improvement District No. 464 of Douglas County, Nebraska, and makes the following statement regarding same:

1. District Number: 464
2. Outer Boundaries: See Exhibit "A" attached hereto *{being platted as Lots 1 thru 87, Shadow View, an Addition to Douglas County, Nebraska}*.
3. The purpose for which the District is organized are, in general, to acquire, build, improve, install, maintain, remove, renew, repair, replace, or otherwise conduct or operate electrical service lines and conduits, a system of sanitary and storm sewers, a water system, a civil defense warning system, a system of sidewalks, public highways, roads, and streets, public waterways, docks or wharfs, and related appurtenances, dikes and levees for flood protection, and public parks, playgrounds, and other recreational facilities, to contract with any one or more corporations, municipalities, or persons for electricity for illumination of public highways, roads, and streets, for gas, for police protection and security services, for water for fire protection and resale to or use by residents within the District, and for disposal of or use of facilities for disposal or refuse, sewage, or other wastes, and to perform any one or more other functions now or hereafter permitted under the provisions of Section 31-727 through 762, R.R.S. of Nebraska, 1943, as amended, or any other applicable provisions of law; and, for the effectuation of its

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John Q. Bachman  
GAINES, PANSING & HOGAN  
10050 Regency Circle, Suite 200  
Omaha, NE 68114

purposes, the powers of the District include without limitation all powers now or hereafter granted under said provisions and all other powers now or hereafter granted to public corporations under the law of Nebraska appropriate, convenient, or necessary to said purposes.

4. The District has the power to levy an unlimited property tax to pay its debt and its expenses of operation and maintenance.

5. The District is required by statute to levy special assessments on property in the District to the full extent of special benefits arising by reason of improvements installed by it and may further be required to levy such special assessments in accordance with the terms of a Subdivision Agreement with the City of Omaha.

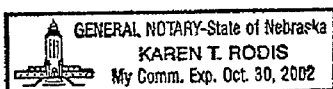
6. In all years when a budget is required by law, the District's annual budget is filed with the County Clerk, which budget shows anticipated revenue and expenses, tax rate (mill levy), and indebtedness of the District.

7. The actual current tax rate (mill levy) of the District may be obtained from the County Clerk.

8. A copy of the District's annual financial audit is on file with the Clerk of the District and the State Auditor of Public Accounts.

Doris J. Nicholson  
DORIS J. NICHOLSON, Clerk

SUBSCRIBED and sworn to before me this 20th day of July, 2000.

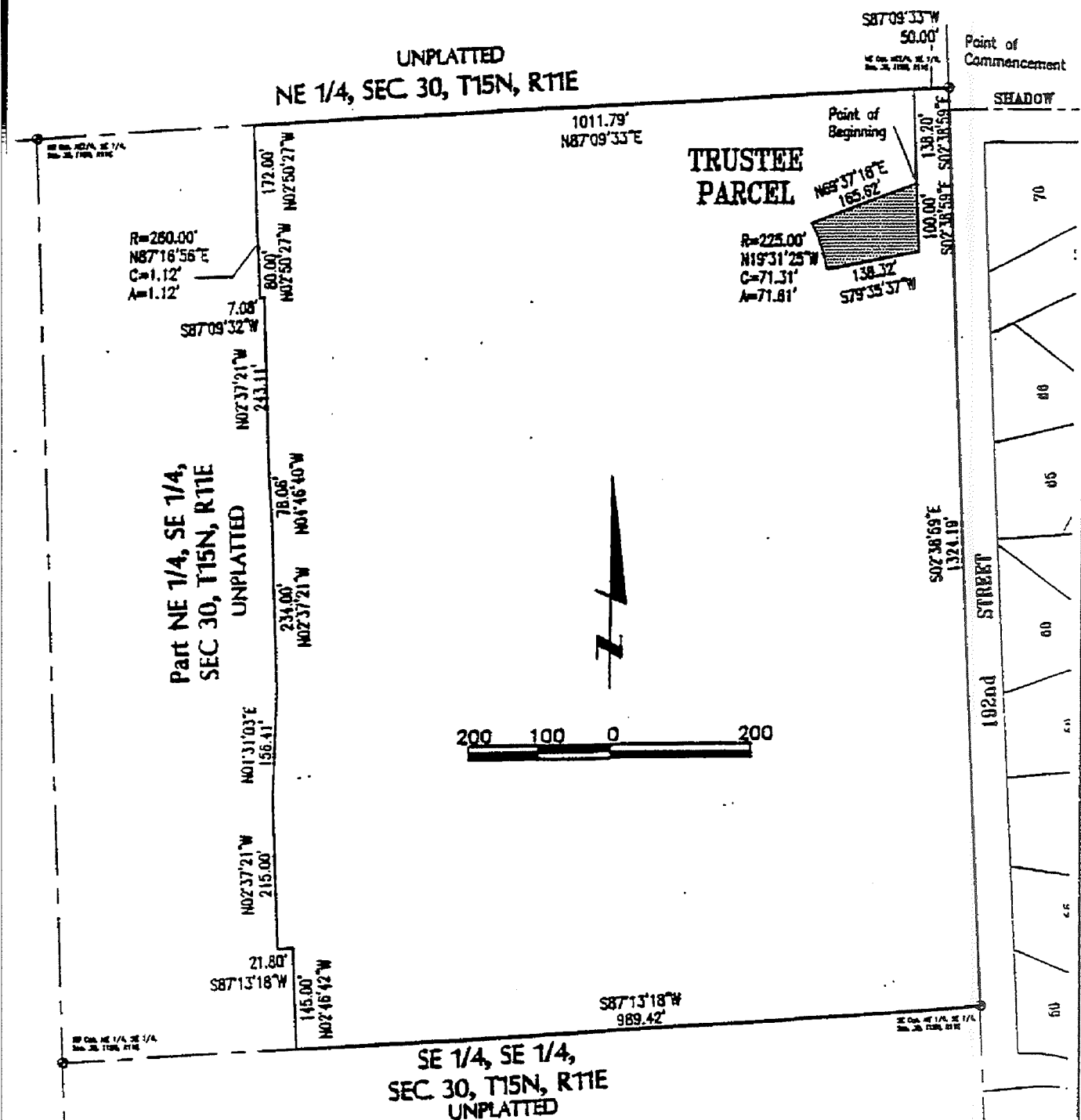


Karen T. Rodis  
Notary Public

{ NOTE: Copies filed with DOUGLAS COUNTY REGISTER OF DEEDS, OMAHA CITY CLERK, DOUGLAS COUNTY CLERK, DOUGLAS COUNTY ELECTION COMMISSIONER, DOUGLAS COUNTY SHERIFF, DOUGLAS COUNTY PLANNING DEPARTMENT, OMAHA CITY PLANNING DEPARTMENT }

SID BOUNDARY

3



99016\9916SID  
Book \_\_\_\_\_ Page \_\_\_\_\_ Date June 12, 2000 Dwn.By ast Job Number 99016.00-003



lamp, rynearson & associates, inc.  
engineers surveyors planners

14710 west dodge road, suite 100  
omaha, nebraska 68154-2029 EXHIBIT "A"

ph 402-496-2498  
fax 402-496-2730

### LEGAL DESCRIPTION

That part of the Northeast Quarter of the Southeast Quarter of Section 30, Township 15 North, Range 11 East of the 6<sup>th</sup> P.M., Douglas County, Nebraska, described as follows:

Beginning at the northeast corner of the Northeast Quarter of the Southeast Quarter of Section 30;

Thence South  $02^{\circ}38'59''$  East (bearings referenced to the Nebraska State Plane System NAD 1983) for 1324.19 feet to the southeast corner of the Northeast Quarter of the Southeast Quarter of Section 30;

Thence South  $87^{\circ}13'18''$  West for 989.42 feet along the south line of the Northeast Quarter of the Southeast Quarter of Section 30;

Thence North  $02^{\circ}46'42''$  West for 145.00 feet;

Thence South  $87^{\circ}13'18''$  West for 21.80 feet;

Thence North  $02^{\circ}37'21''$  West for 215.00 feet;

Thence North  $01^{\circ}31'03''$  East for 156.41 feet;

Thence North  $02^{\circ}37'21''$  West for 234.00 feet;

Thence North  $04^{\circ}46'40''$  West for 78.06 feet;

Thence North  $02^{\circ}37'21''$  West for 243.11 feet;

Thence South  $87^{\circ}09'32''$  West for 7.08 feet;

Thence North  $02^{\circ}50'27''$  West for 80.00 feet;

Thence along a curve to the right (having a radius of 260.00 feet and a long chord bearing North  $87^{\circ}16'55''$  East for 1.12 feet) for an arc length of 1.12 feet;

Thence North  $02^{\circ}50'27''$  West for 172.00 feet to the north line of the Northeast Quarter of the Southeast Quarter of Section 30;

Thence North  $87^{\circ}09'33''$  East for 1011.79 feet to the Point of Beginning.

Contains 30.51 acres.

May 10, 2000  
LAMP, RYNEARSON & ASSOCIATES, INC.  
99016.00 003 (Boundary Phase 1 and SID)

LAMP, RYNEARSON & ASSOCIATES, INC.  
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