



DEED 2003183998



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RICHARD N TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

RECEIVED

When Recorded, Return To:

Jon E. Blumenthal
Baird, Holm, McEachen, Pedersen
Hamann & Strasheim LLP
1500 Woodmen Tower
Omaha, Nebraska 68102

FEE	15.50	01-60500
BKP	9-15-11	
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SPECIAL WARRANTY DEED

BHD, L.L.C., a Nebraska limited liability company, in consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, sell, convey, and demise unto **WILLOWS DEVELOPMENT, L.L.C.**, a Nebraska limited liability company, as Grantee, the following described real property, together with all improvements and appurtenances thereto:

The real estate located in Douglas County, Nebraska, and legally described on Exhibit "A", attached hereto and incorporated herein by this reference (the "Property").

This conveyance is made by Grantor and accepted by Grantee expressly subject to all easements, restrictions, reservations and other encumbrances of record as of the date hereof, to the extent, but only to the extent, the same are valid and subsisting and affect the Property (the "Permitted Exceptions").

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in anywise belonging, unto Grantee, its successors and assigns forever; and, subject to the above described Permitted Exceptions, restrictions and reservations, Grantor does hereby bind itself and its successors, to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Dated effective as of September 11, 2003.

BHD, L.L.C., a Nebraska limited liability company

By: Barbara Udes Shaw
Barbara Udes Shaw, Its Manager

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STATE OF NEBRASKA)
)SS.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 11 day of September, 2003, by Barbara Udes Shaw, as Manager of BHD, L.L.C., a Nebraska limited liability company, on behalf of the company.

Leigh M. Johnson

Notary Public

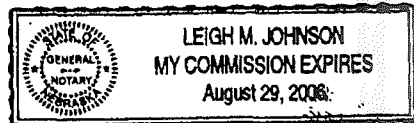


EXHIBIT A

LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID QUARTER, THENCE ALONG THE WEST LINE OF SAID QUARTER ON AN ASSIGNED BEARING OF N02°56'39"W, A DISTANCE OF 1630.82 FEET; THENCE N87°03'23"E, A DISTANCE OF 91.35 FEET; THENCE N69°40'20"E, A DISTANCE OF 81.96 FEET; THENCE S77°21'50"E, A DISTANCE OF 176.65 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 15°17'29", A RADIUS OF 100.00, AN ARC LENGTH OF 26.69 FEET, A CHORD LENGTH OF 26.61 FEET, AND A CHORD BEARING OF S04°59'25"W; THENCE ON SAID CURVE, A DISTANCE OF 26.69 FEET; THENCE S02°39'19"E, A DISTANCE OF 162.19 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 11°36'54", A RADIUS OF 200.00 FEET, AN ARC LENGTH OF 40.54 FEET, A CHORD LENGTH OF 40.48 FEET AND A CHORD BEARING OF S03°09'08"W; THENCE ON SAID CURVE, A DISTANCE OF 40.54 FEET; THENCE S08°57'35"W, A DISTANCE OF 105.09 FEET; THENCE S81°02'26"E, A DISTANCE OF 140.02 FEET; THENCE N17°37'30"E, A DISTANCE OF 43.92 FEET; THENCE N87°22'19"E, A DISTANCE OF 118.55 FEET; THENCE N23°25'46"E, A DISTANCE OF 25.26 FEET; THENCE S66°34'14"E, A DISTANCE OF 145.00 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 03°23'48", A RADIUS OF 300.00 FEET, AN ARC LENGTH OF 17.78 FEET, A CHORD LENGTH OF 17.78 FEET AND A CHORD BEARING OF N25°07'40"E; THENCE ON SAID CURVE, A DISTANCE OF 17.78 FEET; THENCE N26°49'34"E, A DISTANCE OF 26.36 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 35°28'29", A RADIUS OF 300.00 FEET, AN ARC LENGTH OF 185.75 FEET, A CHORD LENGTH OF 182.79 FEET, AND A CHORD BEARING OF N44°43'48"E; THENCE ON SAID CURVE, A DISTANCE OF 185.75 FEET; THENCE N62°18'03"E, A DISTANCE OF 78.48 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 43°11'44", A RADIUS OF 200.00 FEET, AN ARC LENGTH OF 150.78 FEET, A CHORD LENGTH OF 147.24 FEET, AND A CHORD BEARING OF N83°53'55"E; THENCE ON SAID CURVE, A DISTANCE OF 150.78 FEET; THENCE S75°11'03"E, A DISTANCE OF 6.61 FEET; THENCE S14°08'06"W, A DISTANCE OF 169.06 FEET; THENCE N87°20'41"E, A DISTANCE OF 525.41 FEET; THENCE N57°54'58"E, A DISTANCE OF 149.44 FEET; THENCE S42°07'56"E, A DISTANCE OF 140.35 FEET; THENCE S68°12'38"E, A DISTANCE OF 54.13 FEET; THENCE S69°22'10"E, A DISTANCE OF 148.31 FEET; THENCE S80°27'15"E, A DISTANCE OF 133.26 FEET; THENCE N88°12'41"E, A DISTANCE OF 201.92 FEET; THENCE N 55°36'39"E, A DISTANCE OF 25.00 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 14°06'56", A RADIUS OF 200.00 FEET, AN ARC LENGTH OF 49.27 FEET, A CHORD LENGTH OF 49.15 FEET, AND A CHORD BEARING OF S41°27'17"E; THENCE ON SAID CURVE, A DISTANCE OF 49.27 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 05°33'37", A RADIUS OF 200.00 FEET, AN ARC LENGTH OF 19.41 FEET, A CHORD LENGTH OF 19.40 FEET, AND A CHORD BEARING OF S45°43'56"E; THENCE ON SAID CURVE, A DISTANCE OF 19.41 FEET; THENCE N47°02'53"E, A DISTANCE OF 210.90 FEET; THENCE S46°50'54"E, A DISTANCE OF 88.46 FEET; THENCE N87°02'43"E, A DISTANCE OF 50.00 FEET TO A POINT ON THE EAST LINE OF SAID QUARTER; THENCE ALONG SAID EAST LINE S02°57'17"E, A DISTANCE OF 344.77 FEET; THENCE PARALLEL TO THE SOUTH LINE OF SAID QUARTER S87°34'32"W, A DISTANCE OF 517.04 FEET; THENCE PARALLEL TO THE EAST LINE OF SAID QUARTER S02°57'17" E, A DISTANCE OF 843.44 FEET TO A POINT ON THE SOUTH LINE OF SAID QUARTER; THENCE ALONG THE SAID SOUTH LINE S87°34'32"W, A DISTANCE OF 2135.52 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 70.205 ACRES, 1.879 ACRES OF WHICH IS COUNTY RIGHT-OF-WAY, MORE OR LESS.

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