

RECEIVED

FEB 9 10 01 AM '96

GEORGE J. ...
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

NEBRASKA DOCL...
STAMP TAX
Date 2-9-96
ET 15-86 BK



1438B 01-602
FEE 1.00 R 12-16-17 FB
DEL C/O COMPY
LEGAL PG 12 SCAN Y FV

Joseph C. BYAM
BYAM & BYAM
317 American Nat Bldg
8990 W. Dodge Rd,
Omaha, NE 68114

DEED OF DISTRIBUTION
BY
PERSONAL REPRESENTATIVE

HAROLD COOK, Personal Representative of the Estate of Katherine C. Pilcher, Deceased, pursuant to appointment by the County Court of Douglas County, Nebraska, GRANTOR, conveys and releases to JOHN H. PILCHER, JEANNE P. MAHER, CHARLES E. PILCHER, and DONNA MAY GROTE, as tenants in common, GRANTEES, the following described real estate (as defined in Nebraska Revised Statutes Section 76-201):

See attached Exhibit "A"

subject to covenants, easements, and restrictions of record.

GRANTOR has determined that the GRANTEES are the persons entitled to distribution of the real estate from said estate. GRANTOR covenants with GRANTEES that GRANTOR has legal power and lawful authority to convey and release the same.

EXECUTED: January 25, 1996.

Harold Cook

Harold Cook, Personal Representative of the Estate of Katherine C. Pilcher, Deceased

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) ss

The foregoing instrument was acknowledged before me on January 25, 1996, by HAROLD COOK, Personal Representative of the Estate of Katherine C. Pilcher, Deceased.

GENERAL NOTARY-State of Nebraska
JOSEPH C. BYAM
My Comm. Exp. Nov. 30, 1998

[Signature]
Notary Public

Legal Description of West 18 Acres of
 NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec 12 T 16 N R 12 E of
 the 6th PM in Douglas County, Nebr.

More particularly described as follows:

Beginning at the SW corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Sec 12 T 16 N R 12 E of the 6th PM in Douglas County, Nebr.; thence north grid bearing N $0^{\circ}-03'$ E, 1320 ft; thence east N $90^{\circ}-00'$ E, 594 ft; thence south $0^{\circ}-03'$ W, 1320.2 ft; thence due west bearing S $90^{\circ}-00'$ W, 594 ft to place of beginning. Containing 18.000 Acres, excepting County Road on the west and County Road on the south. 18.000

South Cny Rd	
0.425 Acre	
West Cnty Rd	
1.000 Acres	1.425
Net	<u>16.575 Acres</u>

NW NE

Note: the south line of the NE $\frac{1}{4}$ of Sec 12-15-12 was assumed as due E-N-

Also together with the south 10.65 Acres of the west $\frac{1}{2}$ of the SE $\frac{1}{4}$ of S 1-T 16 N R 12 E of the 6th PM, Douglas County, Nebr., more particularly described as follows: Beginning at the NW corner of NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec T 16 N R 12 E of the 6th PM, Douglas County, Nebr, thence north grid bearing N $0^{\circ}-03'$ E along the west line of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Sec 1 T 16 N R 13 E of the 6th PM, 351.9 ft; thence due east bearing N $90^{\circ}-00'$ E, 1318.5 ft; thence south bearing S $0^{\circ}-01'$ W, 351.9 ft to the NE corner of NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec 12-16-12, thence due west along the north line of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec 12-16-12, bearing S $90^{\circ}-00'$ W 1318.5 ft to place of beginning. Containing 10.65 acres, except the west 33 ft thereof taken for County Road. Total Acres. 10.65

Less road Acres	0.267
Net Acres	<u>10.383</u>

SW SE

Note: the south line of said W $\frac{1}{2}$ of SE $\frac{1}{4}$ of Sec 1 T 16 N R 12 E is assumed as due east, grid bearing N $90^{\circ}-00'$ E.

Wm. G. Provaznik
 Wm. G. Provaznik PE

April 5, 1964

EXHIBIT "A"