

162-176

PROJECT: F-73-2(126)

WARRANTY DEED-CORPORATION(page 1)  
AFE: R-548

TRACT: 156

KNOW ALL MEN BY THESE PRESENTS:

THAT Benchmark Homes, Inc.

organized and existing under and by virtue of the laws of the State of Nebraska hereinafter known as the Grantor, for and in consideration of the sum of FOURTEEN THOUSAND EIGHT HUNDRED SEVENTY FIVE AND NO/100--(\$14,875.00)-- DOLLARS in hand paid, does hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, the following described real property situated in SARPY County, and State of Nebraska, to-wit;

A TRACT OF LAND LOCATED IN LOTS 34 THRU 41, AVERY HILLS ADDITION, CITY OF BELLEVUE, SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 39; THENCE NORTHERLY A DISTANCE OF 296.52 FEET ALONG THE EASTERLY 15TH STREET RIGHT OF WAY LINE TO THE NORTHWEST CORNER OF SAID LOT 41; THENCE SOUTHERLY DEFLECTING 172 DEGREES, 55 MINUTES, 54 SECONDS RIGHT, A DISTANCE OF 253.18 FEET; THENCE SOUTHEASTERLY DEFLECTING 049 DEGREES, 37 MINUTES, 14 SECONDS LEFT, A DISTANCE OF 28.50 FEET; THENCE EASTERLY DEFLECTING 024 DEGREES, 09 MINUTES, 04 SECONDS LEFT, A DISTANCE OF 378.56 FEET ALONG THE NORTHERLY EXISTING HIGHWAY RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 174 DEGREES, 25 MINUTES, 26 SECONDS RIGHT, A DISTANCE OF 304.58 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 001 DEGREES, 43 MINUTES, 59 SECONDS RIGHT, A DISTANCE OF 125.26 FEET ALONG SAID RIGHT OF WAY LINE TO THE POINT OF BEGINNING CONTAINING 13169.60 SQUARE FEET, MORE OR LESS.

THERE WILL BE NO INGRESS OR EGRESS OVER THE FOLLOWING DESCRIBED CONTROLLED ACCESS LINE LOCATED IN LOTS 24 THRU 41, AVERY HILLS ADDITION, CITY OF BELLEVUE, SARPY COUNTY, NEBRASKA:

REFERRING TO THE SOUTHWEST CORNER OF SAID LOT 39; THENCE NORTHERLY A DISTANCE OF 50.29 FEET ALONG THE SOUTHERLY 15TH STREET RIGHT OF WAY LINE TO THE POINT OF BEGINNING; THENCE EASTERLY DEFLECTING 099 DEGREES, 09 MINUTES, 36 SECONDS RIGHT, A DISTANCE OF 31.56 FEET; THENCE SOUTHEASTERLY DEFLECTING 024 DEGREES, 09 MINUTES, 04 SECONDS RIGHT, A DISTANCE OF 28.50 FEET; THENCE EASTERLY DEFLECTING 024 DEGREES, 09 MINUTES, 04 SECONDS LEFT, A DISTANCE OF 378.56 FEET; THENCE EASTERLY DEFLECTING 005 DEGREES, 34 MINUTES, 34 SECONDS LEFT, A DISTANCE OF 120.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 32; THENCE EASTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS A DISTANCE OF 187.22 FEET ALONG THE NORTHERLY EXISTING HIGHWAY RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 015 DEGREES, 56 MINUTES, 11 SECONDS RIGHT, A DISTANCE OF 160.58 FEET ALONG SAID RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 031 DEGREES, 00 MINUTES, 32 SECONDS LEFT, A DISTANCE OF 71.02 FEET ALONG SAID RIGHT OF WAY LINE; THENCE SOUTHEASTERLY DEFLECTING 035 DEGREES, 56 MINUTES, 15 SECONDS RIGHT, A DISTANCE OF 223.38 FEET ALONG SAID RIGHT OF WAY LINE TO THE POINT OF TERMINATION.

*W* 01046

162-176A

PROJECT: F-73-2(126) WARRANTY DEED-CORPORATION (page 2)  
AFE: R-548

TRACT: 156

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO ITS SUCCESSORS AND ASSIGNS ALL RIGHTS TO OIL AND GAS MINERALS IN OR ON THE ABOVE DESCRIBED REAL PROPERTY. SAID GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID OIL AND GAS MINERAL RIGHTS NOR SHALL SAID GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS IN EXTRACTING SAID OIL AND GAS MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

To have and to hold said read property, hereby known to include real estate together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto said STATE OF NEBRASKA, DEPARTMENT OF ROADS, and to its successors and assigns forever.

Said Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, and with its successors and assigns; that said Grantor is lawfully seized of said real property; that said real property is free from encumbrance; that said Grantor is duly authorized to sell said real property; that said Grantor warrants and will defend that title to said real property against the lawful claims of all persons, whomsoever.

Duly executed this 8<sup>th</sup> day of Oct, 1986 SEAL

*Michael McCormack, Trustee*

Michael McCormack, Trustee

*Benchmark Homes Inc*  
BENCHMARK HOMES INC  
Corporation

ATTEST:

STATE OF Ne ) ss.  
*Angela* County)

BY:

*J.C. Czekowski*

On this 8<sup>th</sup> day of October, A.D., 1986, before me, a General Notary Public, duly commissioned and qualified, personally came

J.C. CZEKOWSKI

the duly authorized representatives of

BENCHMARK HOMES INC

who acknowledged that he, she or they held the position or title set forth in the instrument, that he, she or they signed the instrument on behalf of the corporation by proper authority and that the instrument was the act of the corporation and are to me known to be said duly authorized representative or representatives and the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.

WITNESS my hand and notarial seal the day and year last above written.

*Joseph P. Scolaro* Notary Public.  
My commission expires the 7<sup>th</sup> day of Oct, 1989.

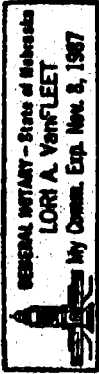


162-176B

STATE OF NEBRASKA )  
 ) ss.  
COUNTY OF DOUGLAS )

On this 24th day of Nov., A.D., 1986, before me, a General Notary Public, duly commissioned and qualified, personally came Michael McCormack, Trustee, who acknowledged that he held the position set forth in the instrument and the identical person who signed the foregoing instrument and acknowledged the execution thereof to be his voluntary act and deed.

WITNESS my hand and notarial seal the    day and year last above written.



Lori A. Van Fleet  
Notary Public

My commission expires the 8th day of November, 1987.

1986

FILED SAKPA CO. NE  
BOOK 162 UNDEEDS  
PAGE 176

NEBRASKA DOCUMENTARY  
STAMP TAX  
JAN 20 1987  
\$ sent BY BW

1987 JAN 20 PM 2:20

Shirley D. Dunning  
REGISTER OF DEEDS