

18-06302A

EXHIBIT "A"

EVERY NORTH LEGAL DESCRIPTION

LOT 9A TOGETHER WITH THE EAST 10 ACRES OF LOT 9C IN THE SOUTHEAST ONE-QUARTER OF SECTION 22, AND A REPLAT OF ALL OF LOTS 1 THROUGH 17 AND 25 THROUGH 28, PART OF LOTS 18 THROUGH 24, AVERY COMMERCIAL INDUSTRIAL PLAZA LOCATED IN THE SOUTHWEST ONE-QUARTER OF SECTION 17 OF THE NORTHWEST ONE-QUARTER OF SECTION 26, AND THE NORTHEAST ONE-QUARTER OF SECTION 27, AND A REPLAT OF LOTS 141 THROUGH 148, AVERY HILLS, T 14 N, R 13 E OF THE SIXTH P.M., SARPY COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 9A, THENCE S00°58'55"E (ASSUMED BEARING) 953.32 FEET WESTERLY R.O.W. LINE OF LOT 9A, THENCE N88°57'34"E 531.58 FEET TO THE SAID R.O.W. ON THE FOLLOWING THREE (3) DESCRIBED COURSES; (1) S12°42'12" W 879.82 FEET, (2) THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 2815.52 FEET, AN ARC LENGTH OF 603.48 FEET, AND A LONG CHORD BEARING S18°50'38"W FOR 602.33 FEET, (3) THENCE S24°59'03"W 127.03 FEET, THENCE N78°41'12"W 226.82 FEET, THENCE N01°05'32"W 442.15 FEET, THENCE S89°37'27"W 337.33 FEET, THENCE N32°53'55"W 183.76 FEET TO THE EASTERLY R.O.W. LINE OF 10TH STREET, THENCE ALONG SAID R.O.W. ON A CURVE TO THE LEFT HAVING A RADIUS OF 125.00 FEET, AN ARC LENGTH OF 126.37 FEET, AND A LONG CHORD BEARING N28°08'23"E FOR 121.06 FEET, THENCE CONTINUING ALONG SAID R.O.W. N00°49'20"W 375.97 FEET TO THE SOUTH R.O.W. LINE OF EXISTING THURSTON AVENUE, THENCE ALONG SAID R.O.W. LINE S89°10'40"W 468.05 FEET, THENCE N00°59'06"W 1357.70 FEET, THENCE N89°08'53"E 1001.58 FEET TO THE POINT OF BEGINNING. DESCRIBED TRACT CONTAINS 52.45 ACRES, MORE OR LESS, NOW KNOWN AS ALL

of the lots in Avery North Subdivision Except;
 lot 154, lots 44-49 inclusive, lots 133,
 134 and 148