

COMMONWEALTH LAND TITLE INSURANCE COMPANY

COMMITMENT FOR TITLE INSURANCE

Issued Through: OMAHA TITLE & ESCROW CO., 13917 Gold Circle, Omaha, NE 68144 / (402) 333-8100 / fax - 333-4755

Commitment No.: OT38404

File No.: 38404

SCHEDULE A

1. Effective Date: **March 6, 2000** at 8:00 am

2. Policy or Policies to be issued:

(a) ALTA Owner Policy: 10-17-92

Amount:
Premium:

Proposed Insured:

*Kathy
4 pages!*

(b) ALTA Loan Policy: 10-17-92

Amount: **\$141,100.00**
Premium: **\$307.70**

Proposed Insured:

Conv

FHA

VA

Loan Works

3. The estate or interest in the land described or referred to in this commitment and covered herein is a **Fee Simple**, and title thereto is at the effective date hereof vested in:

Briar Hills Development, L.L.P., a Nebraska Limited Liability Company

4. The land referred to in this commitment is described as follows:

Lot 127 in Briar Hills, a Subdivision, as surveyed, platted and recorded in Douglas County, Nebraska.

Omaha Title & Escrow, Inc.

Countersigned: _____
Authorized Officer or Agent

26, 1998 filed June 26, 1998 in Book 1253 at Page 168 of the Mortgage Records of Douglas County, Nebraska, executed by and between Briar Hills Development, L.L.P., a Nebraska Limited Liability Partnership, Trustor and BHD, L.L.C., a Nebraska Limited Liability Company, New Millennium L.L.P., a Nebraska Limited Liability Partnership and B-4, L.L.C., a Nebraska Limited Liability Company, Beneficiaries and Paul M. Brown, Trustee wherein payment of debt shall be paid to B-4 L.L.C., a Nebraska Limited Liability Company in the sum of \$300,000.00 plus interest.

10. Easement granted for utilities by Plat and Dedication filed February 18, 1998 in Book 2082 at Page 396 of the Records of Douglas County, Nebraska, on, over, through, under and across a five foot strip of land adjoining the front and side boundary lines; an 8 foot strip of land adjoining the rear boundary lines of all interior lots and a 16 foot strip of land adjoining the rear boundary lines of all exterior lots; with provision for said sixteen foot easement to be reduced to eight feet. Easement granted to Metropolitan Utilities District over a five foot strip of land abutting all circles.
11. Protective Covenants dated July 13, 1998 filed July 27, 1998 in Book 1257 at Page 1 of the Records of Douglas County, Nebraska, which contains certain restrictions and provision upon subject property. Easement granted for utilities installation and maintenance over a portion of land as described in the Plat and Dedication above at Book 2082, Page 396. Easement granted to Declarant and Briar Hills over a portion of land as described therein. Provision for building setback lines as contained therein. Provision for homeowners association dues and assessments as contained therein. Provision for replacement of landscape buffer and boundary fence and imposition of fees as contained therein.