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CASS COUNTY, NE.

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REGISTER OF DEEDS

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BY THE CASS COUNTY REGISTER OF DEEDS OFFICE

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MEMORANDUM OF REDEVELOPMENT CONTRACT

This Memorandum of Redevelopment Contract (“Memorandum”) is made this 17th day of April, 2018 by and between the Community Development Agency of the City of Norfolk, Nebraska (“Agency”) and Staznur, L.L.C., a Nebraska limited liability company (“Redeveloper”).

1. **Redevelopment Contract.** Agency and Redeveloper have entered into that certain Redevelopment Contract dated as of this even date, describing the public improvements being made by the Agency in the Project Area and the private improvements being made to real property owned by Redeveloper and legally described as:

BESTMANN ADDITION REPLAT ONE Lot 1 a replat of a part of Lot 2, Bestmann Addition, a part of Lot 3A and all of Lot 3B, subdivision of Lot 3, Bestmann Addition and all of Lot 4A, replat of fractional lot 4, Lot 7 and Lot 8, Bestmann Addition, all platted and recorded subdivisions in the Northwest quarter of the Northwest quarter of Section 13, Township 12 North, Range 13 East of the 6th P.M., City of Plattsmouth, Cass County, Nebraska.


2. **Tax Increment Financing.** The Redevelopment Contract provides for the capture of the TIF Revenues, as defined therein, by the Agency of the improvements to be made by the Redeveloper for a period not to exceed fifteen (15) years after the Division Date. The TIF Revenues so captured by the Agency shall be used to make the public improvements as described in the Redevelopment Contract.

3. **Redevelopment Project Valuation.** The Redevelopment Contract establishes a minimum taxable real property valuation for the Project Site of not less than One Million Eleven Thousand and No/100 Dollars (\$1,011,0000) no later than as of January 1, 2019 (the “Redevelopment Project Valuation”). The Redevelopment Contract further provides that neither Redeveloper, nor its successors and assigns, shall: (a) protest the real property valuation of the Project Area to a sum less than the Redevelopment Project Valuation; or (b) convey the Project Area, any lot in the Project Area, or structures thereon to any entity which would be exempt from the payment of real estate taxes or cause the nonpayment of such real estate taxes.

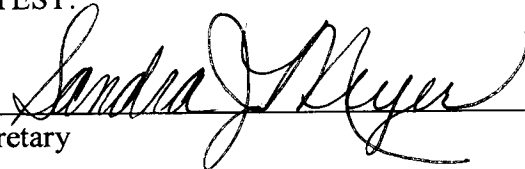
4. **Remaining Terms.** The rest and remaining terms of the Redevelopment Contract are hereby incorporated into this Memorandum as if they were set forth in full. All capitalized terms in this Memorandum that are not otherwise defined herein shall have the same meaning as set forth in the Redevelopment Contract. A full and correct copy of the Redevelopment Contract may be inspected at the Agency offices in Plattsmouth, Nebraska.

5. **Termination of Memorandum.** Unless terminated sooner in accordance with the terms of the Redevelopment Contract, this Memorandum shall be deemed to automatically terminate and be released from the Project Area as of December 31, 2033, without further action by the Agency or Redeveloper.

COMMUNITY DEVELOPMENT AGENCY
OF THE CITY OF PLATTSMOUTH,
NEBRASKA

By: 
Chairperson

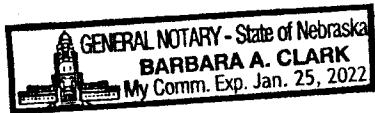
ATTEST:



Secretary

STATE OF NEBRASKA)
) ss.
COUNTY OF CASS)

The foregoing instrument was acknowledged before me this 17th day of April, 2018, by R. Paul Lambert and Sandra J. Meyer, the Chairperson and Secretary, respectively, of the Community Development Agency of the City of Plattsmouth, Nebraska, on behalf of said agency.

(S E A L)




Notary Public

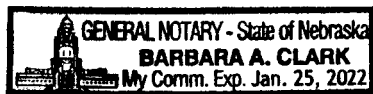
STAZNUR L.L.C., a Nebraska limited liability company,

By: T Rutter
Name: Trevor Rutter
Title: President

STATE OF NEBRASKA)
) ss.
COUNTY OF Cass)

The foregoing instrument was acknowledged before me this 17th day of April, 2018, by Trevor Rutter, the president of Staznur L.L.C., a Nebraska limited liability company, on behalf of the company.

(S E A L)



Barbara A. Clark
Notary Public