

90-13329

College add -

has been replatted

SPECIAL WARRANTY DEED

Bellevue College ("Grantor") in consideration of Ten Dollars (\$10.00) and other good and valuable consideration hereby grants and conveys an undivided fifty percent (50%) interest to each of Jeff Renner and Keith Edquist as tenants-in-common (collectively "Grantee") the following described real estate:

See Exhibit "A" attached hereto

together with all hereditaments, tenements and appurtenances thereunto belonging.

Grantor covenants with Grantee that Grantor:

- 1. Is lawfully seized of such real estate and that it is free from encumbrances except easements, covenants and restrictions of record;
- 2. Has legal power and lawful authority to convey the same;
- 3. Warrants and will defend title to the real estate against the lawful claims of all persons claiming by, through or under Grantor.

DATED: August 30, 1990.

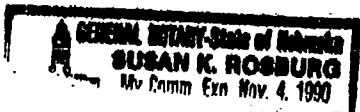
BELLEVUE COLLEGE

By: John B. Muller  
John B. Muller, President

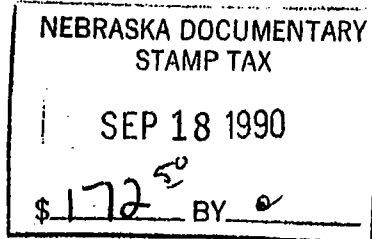
STATE OF NEBRASKA )  
                                  ) ss.  
COUNTY OF DOUGLAS )

The foregoing instrument was acknowledged before me on August 30, 1990, by John B. Muller, President of Bellevue College for and on behalf of said College.

Susan K. Rosburg  
Notary Public



RECORDED  
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FEB 4  
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FILED SARPY CO. NE.  
INSTRUMENT NUMBER  
90-13329

90 SEP 18 PM 12:55

Sharon J. Denshaw  
REGISTER OF DEEDS

13329

50¢  
cash

TA-18526

## EXHIBIT "A"

## LEGAL DESCRIPTION

A tract of land located in the Southeast Quarter of Section 26 and the Southwest Quarter of Section 25, both in Township 14 North, Range 13 East of the 6th P.M., in Sarpy County, Nebraska, more particularly described as follows:

The Point of Beginning being 455.32 feet (platted) East and 813.83 feet (platted) North of the Southeast corner of said Section 26; thence North  $66^{\circ}10'$  West, a distance of 404.26 feet; thence South  $23^{\circ}56'$  West, a distance of 129.8 feet; thence North  $66^{\circ}10'$  West, a distance of 1,014.6 feet, to a point on the South right-of-way line of Jewell Road; thence South  $90^{\circ}00'$  East, along said right-of-way line, a distance of 911.74 feet; thence South  $69^{\circ}45'$  East, along said right-of-way, a distance of 263.08 feet; thence South  $37^{\circ}01'$  East, along said right of way, a distance (242.77 feet-platted) of 259.75 feet to a point on the West right-of-way line of Lincoln Road; thence South  $01^{\circ}43'$  East, along said right-of-way, a distance of 15.0 feet; thence South  $15^{\circ}31'$  East, along said right-of-way, a distance of 125.9 feet; thence South  $04^{\circ}25'$  East, along said right-of-way, a distance of 17.0 feet, to the Point of Beginning.