

92-09613

KNOW ALL MEN BY THESE PRESENTS:

THAT I or We, The Karloff Land Company, a Nebraska Part ship a/k/a Karloff Land Company

, herein called the grantor whether one or more,

in consideration of One (\$1.00) Dollar and other good and valuable consideration

received from grantee, do hereby grant, bargain, sell, convey and confirm unto

Construction Sciences, Inc., a Nebraska corporation

herein called the grantee whether one or more, the following described real property in

Saryy County, Nebraska

FILED SERIAL NUMBER

INSTRUMENT NUMBER
92-009613

92 MAY 15 PM 3:39

See Exhibit "A" attached hereto and by reference herein.

REGISTER OF DEEDS

P.O.O.F.	<u>W. P. W.</u>
D.E.	<u>W. P. W.</u>
Verify	<u>W. P. W.</u>
Filed	<u>W. P. W.</u>
Checked	<u>W. P. W.</u>
Fee \$	<u>20.50</u>

NEBRASKA DOCUMENTARY	
STAMP TAX	
Date	<u>2209.50</u> BY <u>W. P. W.</u>
	<u>5.15-92</u>

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantee and to grantee's heirs and assigns forever.

And the grantor does hereby covenant with the grantee and with grantee's heirs and assigns that grantor is lawfully seized of said premises; that they are free from encumbrance except easements and restrictions of record and ad valorem real estate taxes

that grantor has good right and lawful authority to convey the same; and that grantor warrants and will defend the title to said premises against the lawful claims of all persons whomsoever.

Dated May 14 1992.

THE KARLOFF LAND COMPANY

By: Schroeder Karloff Partner

STATE OF Nebraska }
County Douglas } ss. On this 14 day of May, 1992, before me, the undersigned a Notary Public, duly commissioned and qualified for in said county, personally came Etha M. Karloff

(SEAL)



to me known to be the identical person or persons whose name is or names are affixed to the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.
Witness my hand and Notary Seal the day and year last above written.
My Commission expires the 29 day of November, 1992

STATE OF }
County } ss. Entered on numerical index and filed for record in the Register of Deeds, Office of said County the day of 19....., at o'clock and minutes M., and recorded in Book of at page.....

By 009613 Deputy Reg. of Deeds

92-09613A

LEGAL DESCRIPTION
KARLOFF - CHERRY RIDGE PROPERTY

Part of Tax Lot 18A, a tax lot located in the N 1/2 of the NW 1/4 of Section 14, and also part of Tax Lot 1, a tax lot located in the SW 1/4 of the NW 1/4 of said Section 14, lying North of a county road, all located in Township 14 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows:

Commencing at the N 1/4 corner of said Section 14; thence S00°07'51"E, (assumed bearing) along the East line of said NW 1/4 of Section 14, a distance of 90.00 feet to a point on the South right-of-way line of Harrison Street, said point also being the point of beginning; thence continuing S00°07'51"E, along said east line of the NW 1/4 of Section 14, said line also being the west line of Willow Creek Replat I, a subdivision located in the NE 1/4 of said Section 14, a distance of 1234.25 feet to the Southwest corner of Lot 117, said Willow Creek Replat I, said point also being on the North right-of-way line of Meredith Street and said point also being the Southeast corner of said N 1/2 of the NW 1/4 of Section 14; thence S89°26'11"W along said North right-of-way line of Meredith Street, said line also being the South line of said N 1/2 of the NW 1/4 of Section 14, a distance of 1339.17 feet to the point of intersection of said North right-of-way line of Meredith Street and the West right-of-way line of Jasper Avenue, said point also being the Northeast corner of said SW 1/4 of the NW 1/4 of Section 14; thence S00°10'38"E, along the east line of said SW 1/4 of the NW 1/4 of Section 14, a distance of 1044.13 feet to the point of intersection of said East line of the SW 1/4 of the NW 1/4 of Section 14 and the Northerly right-of-way line of a county road; thence along said Northerly right-of-way line of a county road on the following described courses; thence N77°59'25"W, a distance of 514.03 feet; thence S87°20'25"W, a distance of 195.97 feet; thence Northwesterly on a curve to the right with a radius of 154.20 feet, a distance of 167.20 feet, said curve having a long chord which bears N61°35'47"W, a distance of 159.13 feet; thence N30°31'58"W, a distance of 263.00 feet; thence Northwesterly on a curve to the left with a radius of 1121.52 feet, a distance of 343.70 feet, said curve having a long chord which bears N39°18'44"W, a distance of 342.36 feet; thence N48°05'30"W, a distance of 160.37 feet to the point of intersection of said Northerly right-of-way line of a county road and the Easterly right-of-way line of 156th Street; thence N00°14'04"W along said Easterly right-of-way line of 156th Street, a distance of 747.57 feet; thence N89°45'56"E along said Easterly right-of-way line of 156th Street, a distance of 17.00 feet; thence N00°14'04"W along said Easterly right-of-way line of 156th Street, a distance of 179.51 feet to a point on the south line of Tax Lot 14, a tax lot located in said NW 1/4 of Section 14; thence N89°30'49"E, along the

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South line of said Tax Lot 14, a distance of 350.00 feet to the Southeast corner of said Tax Lot 14; thence N00°14'04"W along the East line of said Tax Lot 14, a distance of 535.00 feet to the Southwest corner of Tax Lot 18B, a tax lot located in said NW 1/4 of Section 14; thence N89°30'49"E along said South line of Tax Lot 18B, a distance of 35.00 feet to the Southeast corner of said Tax Lot 18B; thence N00°14'04"W along the East line of said Tax Lot 18B, a distance of 40.00 feet to a point on said South right-of-way line of Harrison Street; thence Easterly along said South right-of-way line of Harrison Street on the following described courses; thence N89°30'49"E, a distance of 65.00 feet; thence N00°14'04"W, a distance of 10.00 feet; thence N89°30'49"E, a distance of 290.00 feet; thence N00°14'04"W, a distance of 25.00 feet; thence N89°30'49"E, a distance of 243.00 feet; thence S00°14'04"E, a distance of 4.00 feet; thence N89°30'49"E, a distance of 634.00 feet; thence S00°14'04"E, a distance of 17.00 feet; thence N89°30'49"E, a distance of 33.55 feet; thence S00°29'11"E, a distance of 174.54 feet; thence N89°26'10"E, a distance of 378.92 feet to a point on the Southerly extension of the East line of Tax Lot 17, a tax lot located in said NW 1/4 of Section 14; thence N00°07'51"W, along the East line of said Tax Lot 17 and the Southerly extension thereof, a distance of 174.03 feet to a point on said South right-of-way line of Harrison Street; thence Easterly along said South right-of-way line of Harrison Street on the following described courses; thence N89°30'49"E, a distance of 232.40 feet; thence N00°07'51"W, a distance of 21.00 feet; thence N89°30'49"E, a distance of 302.00 feet; thence S41°28'47"E, a distance of 53.00 feet; thence N89°30'49"E, a distance of 30.60 feet to the point of beginning.

Said tract of land contains an area of 94.208 acres, more or less.

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And also part of said Tax Lot 1, a tax lot located in said SW 1/4 of the NW 1/4 of Section 14, lying North and South of the Chicago Burlington and Quincy Railroad right-of-way and South of said county road, all located in said Township 14 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows:

Beginning at the point of intersection of said Easterly right-of-way line of 156th Street and the Southerly right-of-way line of said county road; thence along said Southerly right-of-way line of a county road on the following described courses; thence S48°05'30"E (assumed bearing) a distance of 115.12 feet; thence Southeasterly on a curve to the right with a radius of 1071.52 feet, a distance of 328.38 feet, said curve having a long chord which bears S39°18'44"E, a distance of 327.09 feet; thence S30°31'58"E, a distance of 263.00 feet; thence Easterly on a curve to the left with a radius of 204.20 feet, a distance of 221.42 feet, said curve having a long chord which bears S61°35'47"E, a distance of 210.73 feet; thence N87°20'25"E, a distance of 189.54 feet; thence S77°59'25"E, a distance of 2.18 feet to the point of intersection of said Southerly right-of-way line of a county road and the Northerly right-of-way line of said Chicago Burlington and Quincy Railroad; thence Westerly along said Northerly right-of-way line of the Chicago Burlington and Quincy Railroad on the following described courses; thence S85°04'26"W, a distance of 343.29 feet; thence S77°59'25"W, a distance of 306.42 feet; thence Northwesterly on a curve to the left with a radius of 13101.11 feet, a distance of 143.93 feet, said curve having a long chord which bears N78°18'18"W, a distance of 143.93 feet; thence Northwesterly on a curve to the left with a radius of 5697.71 feet, a distance of 18.65 feet, said curve having a long chord which bears N78°42'49"W, a distance of 18.65 feet to a point on said Easterly right-of-way line of 156th Street; thence N00°14'04"W, along said Easterly right-of-way line of 156th Street, a distance of 581.30 feet to the point of beginning.

Said tract of land contains an area of 3.967 acres, more or less.

Said tracts of land contains an area of 98.175 acres, more or less.

BK.#