

TitleCore National, LLC ORDER FORM - Lot Sale w/ Closing

PURCHASE PRICE: \$100,000.00 LOAN AMOUNT: \$0.00 CUSTOMER: TitleCore, a division of TitleCore National, LLC	ORDERED: 05/20/15 CLOSING: 05/29/15	TC1983 ENTERED BY: Dan Castro CLOSER: Merrie Gustafson PRO: Mary Flaherty
LENDER: OWNER: Reeder Family LLC, a Nebraska limited liability company and Steven G. Reeder 13506 Corby Street Omaha, NE 68164 Home: (402) 598-3506 Business: () - Tax ID: 47-0814771 Tax ID: 5666 Notes: Brenda's SSN 485-60-4661 @		BROKER: BUYER: Brady Hoefer Tax ID: <div style="border: 1px solid black; border-radius: 50%; padding: 10px; margin: 10px 0;"> @ Lot 1... 13604 Corby Lot 3... 13608 Corby </div>
PROPERTY ADDRESS & LEGAL DESCRIPTION: Champions View Replat 1, (Lot 1 & 3, Douglas County 13606 Corby Street no such address Omaha, NE		LEGAL DESCRIPTION? <div style="border: 1px solid black; border-radius: 50%; padding: 10px; margin: 10px 0;"> ☆ See Notes f/ Legals </div>

Examiner: Julie Galloway LOT 1 WHAT IS THE 1/4? _____

KEY#? 0578-0074-08 **SID?** 494 **(SUBD?)** ADD? POST? 5-15-15

RESIDENTIAL? Yes **ASSESSED?** L\$ 40000 **I\$** — **T\$** 40000

OLD TAXES? YEAR — \$ — 1st — 2nd — **PARTIAL HOMESTEAD**

NEW TAXES \$ 1054.18 1ST 1/2 Paid 2ND 1/2 Due **BYP?** Yes **EXEMPT?** No

TAXSALE? No **HELD** — **CERT#** — **GB?** No

PCMP? NO **DT** — **REASON** — **CMPP?** NO **DT** — **REASON** — **BLDP?** NO **DT** —

SPECIALS? No **LEVIED?** — \$ — # — **PAID DEV SPCL?** Yes

Security Title Plant? Clear **PATRIOT ACT?** Clear

Judgments? None **Charts?** N/A

ACCESS? Direct (11-104794) Indirect via Easement / None

ANYTHING IN NOTES TO CLSR TAB? YES X NO —

PLAT/COVS, EASE etc.. ATTACHED X NONE — SUBJECT TO —

Examiner: Julie Galloway

WHAT IS THE 1/4 1/4? _____

LOT 3

KEY#? 0578-0078-08 SID? 494 SUBD? / ADD? POST? 5-15-15

RESIDENTIAL? Yes ASSESSED? L\$ 40000 I\$ — T\$ 40000

OLD TAXES? YEAR — \$ — 1st — 2nd —

NEW TAXES \$ 1054.18 1ST 1/2 Paid 2ND 1/2 Due BYP? Yes EXEMPT? No PARTIAL HOMESTEAD

TAX SALE? NO HELD — CERT# — GB? NO

PCMP? NO DT — REASON — CMPP? NO DT — REASON — BLDP? NO DT —

SPECIALS? NO LEVIED? — \$ — # — PAID DEV SPCL? Yes

Lots 1 + 3

LIENS #total? 0

DEEDS #total? 7

Type _____ # _____

LVD RDate 6-13-08 Type QCD # 08-058826 ^{Vacated} Street (Lot 1)

Type _____ # _____

RDate 6-5-07 Type QCD # 07-063155

Type _____ # _____

RDate 10-6-04 Type WD # 04-132009

Type _____ # _____

RDate 8-18-03 Type WD # 03-156097

Type _____ # _____

RDate 6-23-03 Type WD # 03-121217

Type _____ # _____

RDate 9-25-98 Type WD # 2102-025

Type _____ # _____

RDate 9-5-95 Type WD # 2013-108

Type _____ # _____

RDate 4-27-95 Type WD # 2002-665

SELLER: Reeder Family LLC, a Nebraska limited liability company
and Steven G. Reeder

Reeder, Ste
By Steven Reeder Bre

BUYER:

Bra
Brady Hoefer

ORDER ENTRY NOTES

May 20, 15		order created by ktakara
May 20, 15	ktakara	Cash Sale. No ED. No priors. RUSH

✓ Reg. still lang be added



DEED 2008058826



JUN 13 2008 14:57 P 2

*affects
Lot 1 } vacated
Street*

Nebr Doc Stamp Tax
6-13-08
Date
\$ <u>0.02</u>
By <i>[Signature]</i>

Deed 2
 11 FB MC-06203
 C/O *[Signature]*
 C/PAL

Quitclaim Deed

Received - DIANE L. BATTIATO
 Register of Deeds, Douglas County, NE
 6/13/2008 14:57:21.58

 2008058826

Douglas County, Nebraska, a body corporate and politic, in consideration of One Dollar (\$1.00) and more received from the Grantee, does quitclaim and convey unto REEDER FAMILY LLC., the Grantee herein, the following described real property in Douglas County, Nebraska:

A parcel of land being the south ½ of the Locust Street right-of-way lying adjacent to Lots 9 and Lot 10, Champion's View, now known as lots 1 & 2, Champion's View Replat 1, a subdivisions surveyed, platted, and recorded in Douglas County, Nebraska. Said parcel contains 5375 square feet (0.12 acres) more or less, as set fourth on Exhibit A, attached hereto.

[Signature: Clare Duda]
 Clare Duda, Chair
 Board of County Commissioners

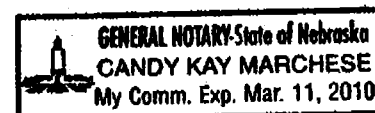
Said conveyance is in conformance with Resolution No. 258, adopted May 6, 2008.

STATE OF NEBRASKA)
) ss.
 COUNTY OF DOUGLAS)

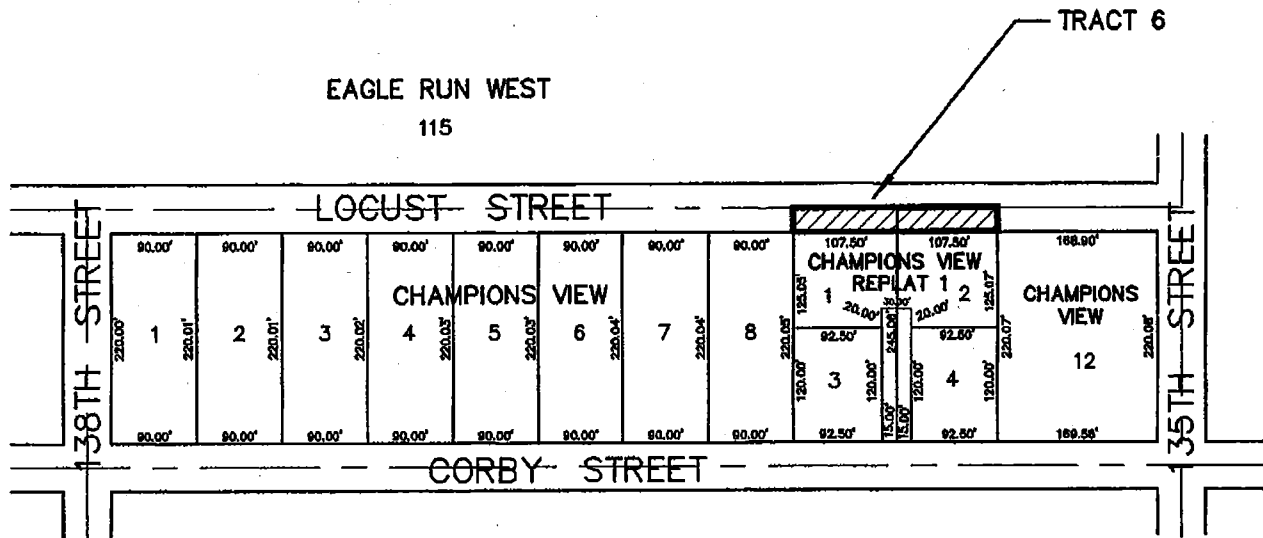
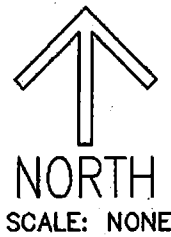
Before me, a notary public, personally came Clare Duda, Chair of the Board of County Commissioners of Douglas County, NE and acknowledged his signature as the free act and deed of Douglas County, Nebraska; Witness my hand and seal this 30 day of May, 2008.

[Signature: Candy Kay Marchese]
 Notary Public

Return to:
 Reeder Family LLC.
 13506 Corby Street
 Omaha, NE 68164



✓ 6877



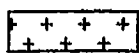



**TRACT 6
RIGHT-OF-WAY VACATION**

A PARCEL OF LAND BEING THE SOUTH 1/2 OF THE LOCUST STREET RIGHT-OF-WAY LYING ADJACENT TO LOTS 9 AND 10, CHAMPIONS VIEW, NOW KNOWN AS LOTS 1 & 2, CHAMPIONS VIEW REPLAT 1, SUBDIVISIONS SURVEYED, PLATTED, AND RECORDED IN DOUGLAS COUNTY, NEBRASKA.

SAID PARCEL CONTAINS 5375 SQUARE FEET (0.12 ACRES) MORE OR LESS.

DOUGLAS COUNTY ENGINEERS OFFICE

	R.O.W. VACATION	5375	S.F.
	PERMANENT EASEMENT		S.F.
	TEMPORARY EASEMENT		S.F.
	CONTROLLED ACCESS		

REEDER FAMILY LLC
13506 CORBY STREET
OMAHA, NE 68164

TRACT NO. 6



DEED 2007063155



JUN 05 2007 13:44 P 1

Neb. Doc Stamp Tax
6-5-07
Date
\$ 20.05
By <i>CD</i>

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
6/5/2007 13:44:19.97

2007063155

QUITCLAIM DEED

Know all men by these presents, that **Steven G. Reeder and Brenda K. Reeder**, husband and wife, GRANTOR, for and in consideration of the sum of TWO AND NO/100 DOLLARS (\$2.00) and other valuable consideration, in hand paid, does hereby quitclaim unto **Reeder Family, LLC**, a Nebraska limited liability company, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

LOTS 1, 4, 5, 6, 7, 9, 10, 23, 24, 25, 33, and 35, Block 26, GREEN MEADOWS and LOT 1, GREEN MEADOWS REPLAT 7, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, AS SURVEYED, PLATTED AND RECORDED.

Executed: May 22, 2007.

GRANTOR:

Steven G. Reeder
Steven G. Reeder

Brenda K. Reeder
Brenda K. Reeder

STATE OF NEBRASKA, COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me on May 22ND, 2007 by Steven G. and Brenda K. Reeder.



Bruce A. Klein
Notary Public

My commission expires 10/31/09

*Green Meadows
12, 13 & 14
not incl. here*

Reed MC-14316-147
FEE 11.50 FB MC-14300
BKP _____ C/O _____ COMP SK
DEL _____ SCAN _____ FV 17

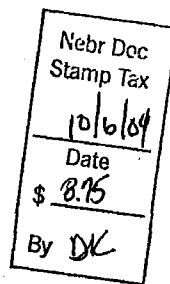
—ll—



DEED 2004132009



OCT 06 2004 10:42 P 1



Received - RICHARD TAKECHI
Register of Deeds, Douglas County, NE
10/6/2004 10:42:30.90



2004132009

WARRANTY DEED

Robert L. Faust and Kathleen M. Faust, Trustees of the Robert L. Faust and Kathleen M. Faust Living Trust Agreement DATED MARCH 3, 1993, GRANTOR, for and in consideration of the sum of TWO AND NO/100 DOLLARS (\$2.00) received from GRANTEE, conveys to **STEVEN G. REEDER** A MARRIED PERSON, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

LOT TWENTY-FIVE (25), BLOCK TWENTY-SIX (26), GREEN MEADOWS, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, AS SURVEYED, PLATTED AND RECORDED.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances except those easements of record in the office of the Register of Deeds, in Douglas County, Nebraska;
- (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.

Executed: 9-24, 2004.

GRANTOR:

Robert L. Faust
Robert L. Faust

TRUSTEE OF THE ROBERT L. FAUST AND KATHLEEN M. FAUST LIVING TRUST DATED MARCH 3, 1993

Kathleen M. Faust
Kathleen M. Faust

TRUSTEE OF THE ROBERT L. FAUST AND KATHLEEN M. FAUST LIVING TRUST DATED MARCH 3, 1993

STATE OF NEBRASKA, COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me on 9-24, 2004 by Robert L. Faust and Kathleen M. Faust



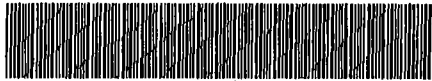
Elizabeth A. Bucklin
Notary Public

Deed 5⁰⁰ MC-14300
L
CSE _____ FB _____
BKP _____ C/O _____ COMPT _____
DEL _____ SCAN _____ FV _____

T-0483495

18773-

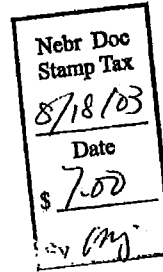
-41-



DEED 2003156297



AUG 18 2003 15:19 P 1



RICHARD M. DARECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE.

RECEIVED

WARRANTY DEED

Robert M. Kastrick and Kathleen R. Kastrick, Husband and Wife, GRANTOR, for and in consideration of the sum of TWO AND NO/100 DOLLARS (\$2.00) received from GRANTEE, conveys to **Reeder Family, LLC**, a Nebraska limited liability company, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

LOT FOURTEEN (14), BLOCK TWENTY-SIX (26), GREEN MEADOWS, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, AS SURVEYED, PLATTED AND RECORDED.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances except those easements of record in the office of the Register of Deeds, in Douglas County, Nebraska;
- (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.

Executed: Aug. 12, 2003.

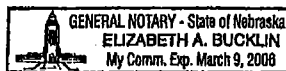
GRANTOR:

Robert M. Kastrick
Robert M. Kastrick

Kathleen R. Kastrick
Kathleen R. Kastrick

STATE OF NEBRASKA, COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me on Aug. 12, 2003 by Robert M. Kastrick and Kathleen R. Kastrick



Elizabeth A. Bucklin
Notary Public

My commission expires 3-9-06

Reeder Family LLC
13506 Corby Street
Omaha, NE 68164-2449

Handwritten: 50
FEE 50 FB MC-14300
BKP _____ C/O _____ COMP 2
DEL _____ SCAN _____



DEED 2003121217



JUN 23 2003 10:45 P 1

Nebr Doc
Stamp Tax
623-12
Date
\$525
By <i>[Signature]</i>

RICHARD H. TAYLOR
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

RECEIVED

WARRANTY DEED

Lawrence P. Dolleck and Connie L. Dolleck, Husband and Wife, GRANTOR, for and in consideration of the sum of TWO AND NO/100 DOLLARS (\$2.00) received from GRANTEE, conveys to Reeder Family, LLC, a Nebraska limited liability company, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

LOT THIRTEEN (13), BLOCK TWENTY-SIX (26), GREEN MEADOWS, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, AS SURVEYED, PLATTED AND RECORDED.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances except those easements of record in the office of the Register of Deeds, in Douglas County, Nebraska;
- (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.

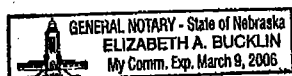
Executed: 6-18, 2003. GRANTOR:

Lawrence P. Dolleck
Lawrence P. Dolleck

Connie L. Dolleck
Connie L. Dolleck

STATE OF NEBRASKA, COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me on 18th June, 2003 by Lawrence P. Dolleck and Connie L. Dolleck



Elizabeth A. Bucklin
Notary Public

My commission expires 3-9-2006

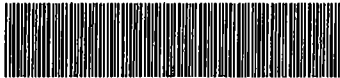
RETURN: Reeder Family LLC
13506 Conby St.
Omaha, NE 68164

Deed

FEE	5.00	FB	10-11-300
EXP	66-2014	CO	COMP
DEL	SCAN	RV	



2102 025 DEED



13518 98 025-

RICHARD N. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE
98 SEP 25 PM 3:45
RECEIVED

WARRANTY DEED

WILLIS D. KENNEDY and JOAN KENNEDY, Husband and Wife, GRANTOR, for and in consideration of the sum of Two and no/100 DOLLARS (\$2.00) received from GRANTEE, conveys to **STEVEN G. REEDER A MARRIED PERSON**, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

LOTS TWENTY-TWO (22) AND TWENTY-THREE (23), BLOCK TWENTY-SIX (26), GREEN MEADOWS, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, AS SURVEYED, PLATTED AND RECORDED.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances except those easements of record and subject to all regular taxes and special assessments;
- (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.

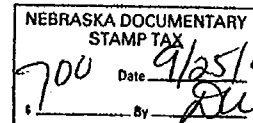
Executed September 19, 1998.

GRANTOR:

FEE 10 FB MC-143000
BNP 66-201 C/O COMP/ML
DEL SCAN de FV

Willis D. Kennedy
Willis D. Kennedy

Joan Kennedy
Joan Kennedy

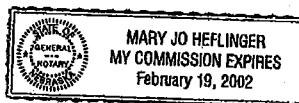


STATE OF NEBRASKA, COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me on September 19, 1998 by Willis D. Kennedy and Joan Kennedy.

Mary Jo Heflinger
Notary Public

My commission expires February 19, 2002



Steven G. Reeder
13506 W. 14th St.
Omaha NE 68164-2449

30

Steven G. Reeder
13506 Carby St.
Omaha, Ne 68164-2449

WARRANTY DEED

2013-108

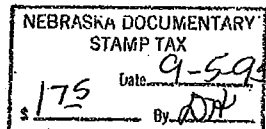
Joan D. Timmons, a single person GRANTOR, in consideration of
two and no/100 DOLLARS received from GRANTEE,

Steven G. Reeder
conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lot Twelve (12), Block Twenty-six (26), Green Meadows, a subdivision
in Douglas County, Nebraska, as surveyed, platted and recorded.

RECEIVED
SEP 5 3 08 PM '95

10537 H MC-14300
FEE 10.50 R40-201 FB
DEL CIO COMP MB
LEGAL PG SCAN KEV



GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR:

- (1) is lawfully seised of such real estate and that it is free from encumbrances
except those easements of record in the office of the Register of Deeds,
in Douglas County, Nebraska;
- (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.

Executed 25 August 1995 GRANTOR:

Joan D. Timmons
Joan D. Timmons

STATE OF
COUNTY OF

The foregoing instrument was acknowledged before me on 19... by

Notary Public
My commission expires

STATE OF County of

Filed for record and entered in Numerical Index on 19... at... o'clock... M., and
recorded in Deed Record... Page...

County or Deputy County Clerk
Register or Deputy Register of Deeds

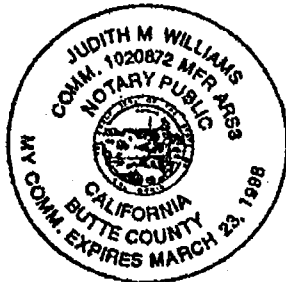
NOTARIAL SEAL AFFIXED
REGISTER OF DEEDS

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California)
County of Butte)

On 25 August, 1995 before me, JUDITH M. WILLIAMS
a Notary Public, personally appeared:

Joan M. Simmons
[] personally known to me OR [x] proved to me on the basis of satisfactory evidence
to be the person(s) whose name(s) is/are
subscribed to the within instrument and
acknowledged to me that he/she/they
executed the same in his/her/their authorized
capacity(ies), and that by his/her/their
signature(s) on the instrument the person(s),
or the entity upon behalf of which the
person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Judith M. Williams
Signature of Notary

OPTIONAL SECTION

Optional Section
Capacity Claimed by Signer

Though statute does not require the notary to fill in
the data below, doing so may prove invaluable to
person(s) relying on the document.

[x] INDIVIDUAL
[] CORPORATE OFFICER(S)

Title(s)

[] PARTNER(S) [] LIMITED
[] GENERAL
[] ATTORNEY-IN-FACT
[] TRUSTEE(S)
[] GUARDIAN/CONSERVATOR
[] OTHER:

SIGNER IS REPRESENTING:
Name of Person(s) or Entity(ies)

THIS CERTIFICATE MUST BE ATTACHED TO
THE DOCUMENT DESCRIBED AT RIGHT.

Though the data requested here is not required by law,
it could prevent fraudulent attachment of this form.

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES: 1

DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

Twenty Five

8/25/95

None

2002-665

WARRANTY DEED

Robert L. and Arlene M. Bartlett, husband and wife, GRANTOR, in consideration of

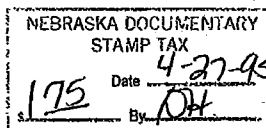
Two and no/100 DOLLARS received from GRANTEE,

Steven G. Reeder

conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lot Twenty-four (24) , Block Twenty-six (26) , Green Meadows, a subdivision
in Douglas County, Nebraska, as surveyed, platted and recorded.

4390 H MC-14300
FEE 5.50 R/6620 FB
DEL C/O COMP P
LEGAL PG SCHU



RECEIVED
APR 27 11 29 AM '95
GEORGE J. ...
REGISTER
DOUGLAS

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR:

- (1) is lawfully seised of such real estate and that it is free from encumbrances except those easements of record in the office of the Register of Deeds, in Douglas County, Nebraska;
- (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.

Executed 4/26 1995 GRANTOR:

Robert L. Bartlett

Arlene M. Bartlett

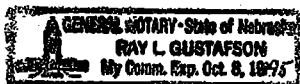
STATE OF NEBRASKA

COUNTY OF Douglas

SS.

The foregoing instrument was acknowledged before me on April 26, 1995 by

Robert L. and Arlene M. Bartlett



Ray L. Gustafson
Notary Public

My commission expires 10-8-95

NOTARIAL SEAL AFFIXED
REGISTER OF DEEDS

STATE OF NEBRASKA, County of

Filed for record and entered in Numerical Index on 19 at o'clock M., and
recorded in Deed Record Page

County or Deputy County Clerk
Register or Deputy Register of Deeds

PARC 0578 0074 08

Lot 1

FB MC STATUS 2 CLASS R

EXEMPT 0 EXEMPT TYPE

TAX DISTRICT 0189 SID 494 F- 1

PROP HOUSE HALF DIR ----STREET NAME----- TYPE SUFFIX APT AREA ZIP CODE
ADDRESS 13604 CORBY ST DOUG 68164

-----OWNER OR TAXPAYER INFORMATION-----

NAME REEDER FAMILY LLC DATE OF LAST CHANGE 09-28-2009
+ P O BOX 343 BK/PG OR DOC# 2008 58826
ADDR HOMESTEAD DELETE
CITY ARNOLDS PARK ST IA ZIP 51331 NON NUMERIC ZIP CODE

-----CURRENT VALUE-----HOMESTEAD-----

YEAR ---DATE--- ---LAND--- ---IMPR--- --TOTAL-- PAR RSN NUMBER TY CD PCT VALUE
2013 03-09-2013 40000 0 40000 YES LR

OVER 1 ACRE IND OVERRIDE AMOUNT

ADDITION NO. 06203 LOT 1 HALF BLOCK 0 HALF
CHAMPIONS VIEW REP 1 SECT TOWN RANGE PLAT 1229

-----LEGAL DESCRIPTION-----LEGAL DESCRIPTION-----

1 IRREG 2
3 4
5 6
7 8

PF1-ADFB

PF5-PNFB

PF6-PAFB

w/ South 1/2 vacated
Locust St. adj.
on North

(per QCD
08-058826)

from: Lots 9, 10 & 11
Champions View



from: Lots 12, 13 & 14
23, 24 & 25
B/K 26
Green Meadows
(Master)
& OT107421E

vests:
Steven G.
Reeder
&
Reeder
Family
LLC

PTAX 0578 0074 08

MC

REAL PROPERTY TAX INQUIRY

YEAR	TAX DIST	TOTAL VALUE	HOMESTEAD VALUE	NET VALUE	TAX BILLED	TAX PAID	INTEREST PAID	ADV
2014	0189	40000	0	40000	1,054.18	527.09	.00	0
2013	0189	40000	0	40000	1,043.64	1,043.64	16.61	0
2012	0189	2700	0	2700	69.00	69.00	2.88	0
2011	0189	2700	0	2700	68.72	68.72	3.70	5
2010	0189	2700	0	2700	66.78	66.78	.60	0
2009	0189	2700	0	2700	64.74	64.74	1.45	0

L CHAMPIONS VIEW REP 1
E LOT 1 BLOCK 0
G IRREG
A
L

REEDER FAMILY LLC
P O BOX 343

ARNOLDS PARK IA 51331

PARC 0578 0078 08

Lot 3

FB MC STATUS 2 CLASS R

EXEMPT 0 EXEMPT TYPE

TAX DISTRICT 0189 SID 494 F- 1

PROP HOUSE HALF DIR ----STREET NAME----- TYPE SUFFIX APT AREA ZIP CODE
ADDRESS 13608 CORBY ST DOUG 68164

-----OWNER OR TAXPAYER INFORMATION-----
NAME REEDER FAMILY LLC DATE OF LAST CHANGE 09-28-2009
+ P O BOX 343 BK/PG OR DOC# 2008 41386
ADDR HOMESTEAD DELETE
CITY ARNOLDS PARK ST IA ZIP 51331 NON NUMERIC ZIP CODE

-----CURRENT VALUE-----HOMESTEAD-----
YEAR ---DATE--- ---LAND--- ---IMPR--- --TOTAL-- PAR RSN NUMBER TY CD PCT VALUE
2013 03-09-2013 40000 0 40000 YES LR

OVER 1 ACRE IND OVERWRITE AMOUNT
LOT 3 HALF BLOCK 0 HALF
SECT TOWN RANGE PLAT 1229

-----LEGAL DESCRIPTION-----
1 92.50 X 120 2
3 4
5 6
7 8

PF1-ADFB

PF5-PNFB

PF6-PAFB

from: lots 9, 10 & 11
Champions View



vests:
Steven G. Reider
+ Reider Family LLC

from: lots 12, 13 & 14
23, 24 & 25
Green Meadows
(master)
+ 07107421E

PTAX 0578 0078 08

MC

REAL PROPERTY TAX INQUIRY									
TAX		TOTAL	HOMESTEAD	NET	TAX	TAX	INTEREST		
YEAR	DIST	VALUE	VALUE	VALUE	BILLED	PAID	PAID	ADV	
2014	0189	40000	0	40000	1,054.18	527.09	.00	0	
2013	0189	40000	0	40000	1,043.64	1,043.64	16.61	0	
2012	0189	2800	0	2800	71.54	71.54	2.99	0	
2011	0189	2800	0	2800	71.26	71.26	3.84	5	
2010	0189	2800	0	2800	69.24	69.24	.62	0	
2009	0189	2800	0	2800	67.14	67.14	1.51	0	

L CHAMPIONS VIEW REP 1
E LOT 3 BLOCK 0
G 92.50 X 120
A
L

REEDER FAMILY LLC
P O BOX 343

ARNOLDS PARK IA 51331

GENERAL NOTES: Lots 1 & 3, Champions View Replat 1 (different addresses & parcel #'s) - came out of Lots 9-11 Champions View - which came out of Lots 12-14 and 23-25, Block 26 Green Meadows

NOTES RE TH: Various Deeds, vest both as: Steven G. Reeder and Reeder Family, LLC

LEGALS: Lot 1, Champions View Replat 1, a Sub as SPAR in DCN, NE; together with the South 1/2 of vacated Locust Street adjoining on the North.

Lot 3, Champions View Replat 1, a Sub as SPAR in DCN, NE

=====

- Protective Covenants dated May 24, 1957 recorded May 27, 1957 in Book 321 at Page 195 of the Records of Douglas County, NE, which contains certain restrictions, conditions, provisions, limitations, and terms as contained therein.
- Corporation Quitclaim Deed recorded May 23, 1996 in Book 2033 at Page 47 of the Records of Douglas County, Nebraska, executed by and between National Development Company, Inc., grantor and Legend Development, LLC a Nebraska limited liability company which releases all of the Grantor's interest if any in the water system which serves the Green Meadows Subdivision, (the "water system"), including, but not limited to, all of the Grantor's interest, if any, in the water lines, tank, well, pump, well house and equipment which is part of the water system and the real estate and easement, in any, upon which the water system is located; except for the claim of the Grantor against Douglas County, Nebraska for breaking a water line in 1995.
- Easements reserved to MUD, OPPD, US West Communications and any other public utilities for utility installation and maintenance by Resolution Number 258 vacating portions of Locust Street, recorded May 23, 2008 at Instrument Number 2008-051078 of the Records of Douglas County, Nebraska.
- Plat and Dedication of Champions View recorded June 8, 2007 at Instrument Number 2007-064373 of the Records of Douglas County, Nebraska, which grants easement(s) to OPPD, Qwest and any cable television franchise for installation and maintenance of utility facilities on, over, through, under and across a 5 foot strip of land adjoining all front and side boundary lines; an 8 foot strip of land adjoining all rear boundary lines of interior lots. Subject to the provisions, conditions, restrictions and limitations as contained therein.
- Covenants recorded September 7, 2007 at Instrument Number 2007-102949 of the Records of Douglas County, Nebraska, which grants easement to utility companies for installation and maintenance of utility facilities. Also contains architectural control and possible dues and assessments to the Champions View Homeowners Association. Possible rear yard setbacks may apply due to vacating of Locust Street. Subject to the provisions, conditions, restrictions and limitations as contained therein. Any covenant, condition or restriction in this document indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin is omitted as provided in 42 U.S.C §3604, unless and only to the extent that the restriction (a) is not in violation of state or federal law, (b) is exempt under 42 U.S.C. § 3607, or (c) relates to a handicap, but does not discriminate against handicapped people.
- Easements granted by Plat and Dedication of Champions View Replat 1 recorded April 29, 2008 at Instrument Number 2008-041386 of the Records of Douglas County, NE, in favor of Omaha Public Power District, Qwest Corporation and any company which have been granted a franchise to provide a cable television system in the area to be subdivided, for installation and maintenance of utility facilities on, over, through, under and across a 5 foot strip of land adjoining all front and side boundary lines; an 8 foot strip of land adjoining all rear boundary lines of all lots. Plat further grants easement to MUD for installation and maintenance of utility facilities on, through, under and

across a 7.50 foot wide strip of land abutting the East line of Lot 3 and abutting the West line of Lot 4 and within the ingress/egress and utilities easement as shown therein.

- Reciprocal Permanent Access, and Utilities Easement and Maintenance Agreement recorded December 6, 2011 at Instrument Number 2011-104794 of the Records of Douglas County, NE, granted by Reeder Family, L.L.C., over a portion of property described therein.
- Permanent Sidewalk Easement recorded December 6, 2011 at Instrument Number 2011-104795 of the Records of Douglas County, NE, granted by Reeder Family, L.L.C., over a portion of property described therein.

PCMP 0578 0074 08

NO COMPLAINTS EXIST

SEL	CODE	NO.	TYPE	COMPLAINT	NOTICE	VIOL	OWNER
-----	------	-----	------	-----------	--------	------	-------

Lot 1

(X FOR INQUIRE - CPLX SCREEN)

CMPP 0578 0074 08

NO COMPLAINTS FOUND

COMP NUMB	TYPE	NOTICE DATE	RECPT DATE	CNTR	COMPLETED DATE	OWNER
--------------	------	----------------	---------------	------	-------------------	-------

ENTER Q BEFORE SELECTION(S)

BLDP 0578 0074 08

NO COMPLAINTS FOUND
CITY OF OMAHA BUILDING DEMOLITION

CODE NUMBER	OWNER	AMT BILLED	BILLED DATE	PAID DATE	ASSMT PROC.
----------------	-------	---------------	----------------	--------------	----------------

TO BLDG
NO DEMOLITION RECORDS FOUND

PFOR 0578 0074 08

NO FORECLOSURE, BANKRUPTCY, OR TAXSALE DATA EXISTS

FORECLOSURE:

1ST	DOCKET	PAGE	TRACT	FROM	TO
	COURT COSTS PAID		SPECIAL TAXES		PETITION DATE
	COURT DECREE				
	SHERIFF SALE: DATE		PRICE		BIDDER

2ND	DOCKET	PAGE	TRACT	FROM	TO
	COURT COSTS PAID		SPECIAL TAXES		PETITION DATE
	COURT DECREE				
	SHERIFF SALE: DATE		PRICE		BIDDER

BANKRUPTCY:	YEAR	CLAIM NO.	STATE
-------------	------	-----------	-------

TAX	SALE	NUMBER	FROM	TO	DATE	REASON
SALE:	DATE		YEAR	YEAR	REMOVED	

LPAS 0578 0074 08 TITLE CHECK INCOMPLETE W/O VIEWING CITY ASSESSMENT, SEE PF1
PAGE 1 PARCEL INQUIRY FOR SPECIAL ASSESSMENTS

OWNER: REEDER FAMILY LLC
P O BOX 343
ARNOLDS PARK, IA 51331

LEGAL CHAMPIONS VIEW REP 1
LOT 1 BLOCK 0
IRREG

PROP ADDR: 13604 CORBY ST

ASMT-SEQ TYPE

1 03879 01 MISCELLANEOUS

STATUS

PRINCIPAL

ACTIV

INTEREST AS OF: 05 21 2015

INTEREST DUE

TOTAL DUE

.00

.00

.00

TOTALS:

.00

.00

.00

SELECT LINE#:

AND DESIRED SCREEN (PFKEY)

END OF LIST

F3:VIEW PARCEL ASSESS

F5:PARC ASSESS RMRKS

F7:FIRST PAGE

F9:PAYMENT INQUIRY

F4:LIST INSTALLMENTS

F6:PAYMENT SCREEN

F8:NEXT PAGE

F10:PAYMENT HISTORY

ASMT 0578 0074 08 03879 01

PAGE 1 ACTIVE SPECIAL ASSESSMENT PAYMENT INQUIRY

AUTHORITY: SANITARY IMPROVEMENT DIST. 494 LEVY DATE: 06/25/2007

TYPE: MISCELLANEOUS

LEGAL: CHAMPIONS VIEW REP 1

OWNR: REEDER FAMILY LLC

LOT 1 BLOCK 0

ADDR: 13604 CORBY ST

IRREG

TOTAL # OF INSTALLMENTS 10

PAYMENT FROM: 0

AS OF: 05 21 2015

INST# ACCUMULATED DUE INSTALL DUE PRINCIPAL DUE INTEREST DUE BILL DATE

COMMENT:

* END OF LIST *

SELECT LINE# F3:VIEW PARCEL ASSESS F5:VIEW REMARKS F7:1ST PAGE F9:VIEW
F4:LIST INSTALLMENTS F6:PAYMENT HISTORY F8:NEXT PAGE COMMENT
PARCEL ASSESSMENT PAID IN FULL

HIST

ADDITION CHAMPIONS VIEW REP 1

LOT 000001 BLOCK 00000

NO MORE INSTRUMENTS FOR THIS PROPERTY

TYPE	NUMBER	FILED	DATED	BK.	PG.	AMOUNT	CHARACTER	BK.	PG.
DEED	2008041386	080429	080125			0.00	PLAT		
1. *REEDER FAMILY LLC				2.	*TO THE PUBLIC				
MISC	2008051078	080523	080506			0.00	RES		
1. *DOUGLAS COUNTY COMMISSIONERS				2.	*TO WHOM				
DEED	2008058826	080613	000000			0.00	QCD		
1. *DOUGLAS COUNTY				2.	*REEDER FAMILY LLC				
MTG	2008110879	081118	081113			258249.27	DT		
1. *REEDER FAMILY LLC				2.	*MUTUAL OF OMAHA BANK				
REL	2009009717	090204	090203			0.00	D REC	2007039675	
1. *SECURITY NATIONAL BANK OMAHA				2.	REEDER			STEVEN	
REL	2009046925	090512	090505			0.00	D REC	2008110879	
1. *MUTUAL OF OMAHA BANK				2.	*REEDER FAMILY LLC				
MTG	2010019676	100308	100226			100000.00	DT		
1. *REEDER FAMILY LLC				2.	*SECURITY NATIONAL BANK OF OMAHA				
MISC	2011104794	111206	111101			0.00	EASE		
1. *REEDER FAMILY LLC				2.	*TO WHOM				
MISC	2011104795	111206	000000			0.00	EASE		
1. *REEDER FAMILY LLC				2.	*TO WHOM				
REL	2013083472	130815	130813			0.00	D REC	2010019676	
1. *SECURITY NATIONAL BANK OF OMAHA				2.	*REEDER FAMILY LLC				

PCMP 0578 0078 08

NO COMPLAINTS EXIST

SEL	CODE	NO.	TYPE	COMPLAINT	NOTICE	VIOL	OWNER
-----	------	-----	------	-----------	--------	------	-------

Lot 3

(X FOR INQUIRE - CPLX SCREEN)

CMPP 0578 0078 08

NO COMPLAINTS FOUND

COMP NUMB	TYPE	NOTICE DATE	RECPT DATE	CNTR	COMPLETED DATE	OWNER
--------------	------	----------------	---------------	------	-------------------	-------

ENTER Q BEFORE SELECTION(S)

BLDP 0578 0078 08

NO COMPLAINTS FOUND

CITY OF OMAHA BUILDING DEMOLITION

CODE
NUMBER

OWNER

AMT
BILLED

BILLED
DATE

PAID
DATE

ASSMT
PROC.

___ TO BLDG
NO DEMOLITION RECORDS FOUND

PFOR 0578 0078 08

NO FORECLOSURE, BANKRUPTCY, OR TAXSALE DATA EXISTS

FORECLOSURE:

1ST	DOCKET	PAGE	TRACT	FROM	TO
	COURT COSTS PAID		SPECIAL TAXES		PETITION DATE
	COURT DECREE				
	SHERIFF SALE: DATE		PRICE		BIDDER

2ND	DOCKET	PAGE	TRACT	FROM	TO
	COURT COSTS PAID		SPECIAL TAXES		PETITION DATE
	COURT DECREE				
	SHERIFF SALE: DATE		PRICE		BIDDER

BANKRUPTCY:	YEAR	CLAIM NO.	STATE
-------------	------	-----------	-------

TAX	SALE	NUMBER	FROM	TO	DATE	REASON
SALE:	DATE		YEAR	YEAR	REMOVED	

LPAS 0578 0078 08 TITLE CHECK INCOMPLETE W/O VIEWING CITY ASSESSMENT, SEE PF1
PAGE 1 PARCEL INQUIRY FOR SPECIAL ASSESSMENTS

OWNER: REEDER FAMILY LLC
P O BOX 343
ARNOLDS PARK, IA 51331

LEGAL CHAMPIONS VIEW REP 1
LOT 3 BLOCK 0
92.50 X 120

PROP ADDR: 13608 CORBY ST

ASMT-SEQ TYPE

1 03879 01 MISCELLANEOUS

STATUS

ACTIV

PRINCIPAL

.00

INTEREST AS OF:

INTEREST DUE

.00

05 21 2015

TOTAL DUE

.00

TOTALS:

.00

.00

.00

SELECT LINE#:

AND DESIRED SCREEN (PFKEY)

END OF LIST

F3:VIEW PARCEL ASSESS

F5:PARC ASSESS RMRKS

F7:FIRST PAGE

F9:PAYMENT INQUIRY

F4:LIST INSTALLMENTS

F6:PAYMENT SCREEN

F8:NEXT PAGE

F10:PAYMENT HISTORY

ASMI 0578 0078 08 03879 01

PAGE 1 ACTIVE SPECIAL ASSESSMENT PAYMENT INQUIRY

AUTHORITY: SANITARY IMPROVEMENT DIST. 494 LEVY DATE: 06/25/2007

TYPE: MISCELLANEOUS

LEGAL: CHAMPIONS VIEW REP 1

OWNR: REEDER FAMILY LLC

LOT 3 BLOCK 0

ADDR: 13608 CORBY ST

92.50 X 120

TOTAL # OF INSTALLMENTS 10

PAYMENT FROM: 0

AS OF: 05 21 2015

INST# ACCUMULATED DUE INSTALL DUE PRINCIPAL DUE INTEREST DUE BILL DATE

COMMENT:

* END OF LIST *

SELECT LINE#

F3:VIEW PARCEL ASSESS F5:VIEW REMARKS

F7:1ST PAGE F9:VIEW

F4:LIST INSTALLMENTS

F6:PAYMENT HISTORY

F8:NEXT PAGE

COMMENT

PARCEL ASSESSMENT PAID IN FULL

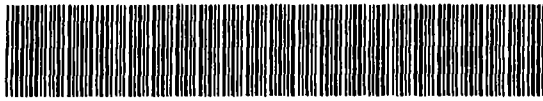
HIST

NO MORE INSTRUMENTS FOR THIS PROPERTY

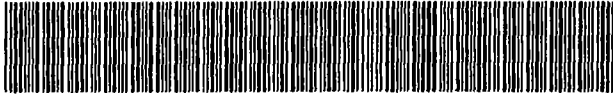
ADDITION CHAMPIONS VIEW REP 1

LOT 000003 BLOCK 00000

TYPE	NUMBER	FILED	DATED	BK.	PG.	AMOUNT	CHARACTER	BK.	PG.
DEED	2008041386	080429	080125			0.00	PLAT		
1. *REEDER FAMILY LLC				2.	*TO THE PUBLIC				
MTG	2008110879	081118	081113			258249.27	DT		
1. *REEDER FAMILY LLC				2.	*MUTUAL OF OMAHA BANK				
REL	2009009717	090204	090203			0.00	D REC	2007039675	X
1. *SECURITY NATIONAL BANK OMAHA				2.	REEDER			STEVEN	
REL	2009046925	090512	090505			0.00	D REC	2008110879	
1. *MUTUAL OF OMAHA BANK				2.	*REEDER FAMILY LLC				
MTG	2010019676	100308	100226			100000.00	DT		
1. *REEDER FAMILY LLC				2.	*SECURITY NATIONAL BANK OF OMAHA				
REL	2011099042	111117	111108			0.00	PT REC	2010019676	
1. *SECURITY NATIONAL BANK OF OMAHA				2.	*REEDER FAMILY LLC				
MISC	2011104794	111206	111101			0.00	EASE		
1. *REEDER FAMILY LLC				2.	*TO WHOM				
MISC	2011104795	111206	000000			0.00	EASE		
1. *REEDER FAMILY LLC				2.	*TO WHOM				
REL	2013083472	130815	130813			0.00	D REC	2010019676	
1. *SECURITY NATIONAL BANK OF OMAHA				2.	*REEDER FAMILY LLC				



MISC 2011104794



DEC 06 2011 11:43 P 5

misc
5/4 *2700* *MC-06203*
A *mb*

Received - DIANE L. BATTIATO
 Register of Deeds, Douglas County, NE
 12/6/2011 11:43:09.82



2011104794

RECIPROCAL PERMANENT ACCESS, AND UTILITIES EASEMENT AND MAINTENANCE AGREEMENT

THIS RECIPROCAL PERMANENT ACCESS EASEMENT AND MAINTENANCE AGREEMENT is made as of this 1st day of November, 2011, (hereinafter referred to as the "Effective Date") by Reeder Family, L.L.C., a Nebraska Limited Liability Company (hereinafter referred to as Reeder)

RECITALS:

WHEREAS, Reeder is the lawful owner of Lots 1, 2, 3 and 4, Champions View Replat 1, a subdivision in Douglas County, Nebraska;

WHEREAS, by virtue of the recording of this Reciprocal Permanent Access, and Utilities Easement and Maintenance Agreement (the "Agreement"), the above legally described real property (hereinafter referred to individually as a "Lot" and collectively as the "Lots") shall be owned, held, transferred, sold, conveyed, used, and occupied and mortgaged or otherwise encumbered subject to the provisions of this Agreement and every grantee of any interest in any said Lot, by acceptance of a deed or other conveyance of such interest, and every person or entity owning an interest in any portion of any said Lot, whether or not such deed or other conveyance of such interest shall be signed by such person and whether or not such person shall otherwise consent in writing, shall own and take subject to the provisions of this Agreement and shall be deemed to have consented to the terms hereof;

WHEREAS, grantor desires to grant for the benefit of all future owners, occupants and mortgagees of the Lots or any part thereof and their respective officers, directors, members, partners, employees, tenants, agents, contractors, customers, invitees, licensees, vendors, subtenants or concessionaires ("Permittees"), fire, rescue and other emergency vehicles, and the landowners association formed or to be formed by Reeder, a right-of-way easement, over and upon each of the Lots or any portion thereof within the area depicted on Exhibit A for the purpose of providing pedestrian and vehicular ingress and egress to the Lots, and intends that all future owners, occupants and mortgagees and any other persons hereafter acquiring any interest in any of the Lots shall hold said interest subject to certain rights, easements and privileges in, over and upon the Lots or any portion thereof for the purpose of providing pedestrian and vehicular ingress and egress, to and from the foregoing described Lots;

RETURN TO:
 THOMPSON, DRESSEN & DORNER, INC.
 10836 OLD MILL ROAD
 OMAHA, NEBRASKA 68154

NOW, THEREFORE, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, including the mutual grants and covenants contained herein, the receipt and adequacy of which are hereby acknowledged, Reeder does hereby GRANT, SELL and CONVEY unto themselves and the future owners and mortgagees of the Lots and their respective Permittees, fire, rescue and other emergency vehicles, and the landowners association formed or to be formed by Reeder, an easement for the perpetual non-exclusive right for the purpose of providing vehicular and pedestrian ingress and egress (but not parking) over and upon the Private Drive now or hereafter located upon the Lots in the area described on Exhibits A attached hereto; provided, however, that the rights herein granted to any person or entity, or anyone claiming under them, shall terminate and expire at such time as such person or entity ceases to be an owner or mortgagee of the Lots or any portion thereof, as the case may be, and such rights shall thereafter be held by the new owner or mortgagee, or anyone claiming under them.

It is further agreed as follows:

1. Nature of Easements. The foreclosure of any mortgage covering all or a portion of a Lot or Lots shall in no way affect or diminish any easements granted herein, for all such easements shall remain in full force and effect for the benefit of the grantees described herein. The easements hereby created are not public easements, but are permanent, private easements for the use and benefit of the owners, future owners, occupants, mortgagees, and their Permittees, and fire, rescue and other emergency vehicles. The parties hereto expressly disclaim the creation of any rights in or for the benefit of the public generally. It is understood and agreed that the easements shall continue for so long as any Lot remains in existence.

2. Improvements and Costs and Expenses. Reeder, its successors and assigns, shall be responsible for installing and constructing the Private Drive and related improvements, including but not limited to sanitary and storm sewers and drainage structures, within the area depicted on Exhibit A at its sole cost and expense.

3. A. Maintenance of the Private Drive. The maintenance, repair, replacement and operation of the Private Drive and related improvements shall be the responsibility of the land owner's owner's association formed or to be formed by Reeder, as Declarant, pursuant to the Declaration of Covenants, Conditions, Restrictions and Easements for Champions View Replat 1, as the same may be amended from time to time (the "Association"). The Association shall maintain, repair, operate, replace and otherwise keep the Private Drive and related improvements in good repair in its reasonable judgment and discretion. The maintenance shall include, without limitation, the following:

- (1) Maintaining the surfaces in a level, smooth and evenly covered condition with the type of surfacing material originally installed or such substitute as shall in all respects be equal in quality, use, and durability.
- (2) Removing all papers, ice and snow, mud and sand, debris, filth and refuse and thoroughly sweeping the area to the extent reasonably necessary to keep the area in a clean and orderly condition (including, without limitation, removing graffiti and repair of other damage caused by vandalism).

(3) Inspecting, maintaining, repairing and replacing any sanitary and storm sewer and drainage structures installed along the private drive.

(4) Inspecting, maintaining, repairing and replacing the lighting, if any, installed along the drive.

B. Maintenance of Reciprocal Ingress-Egress on Lots 1, 2, 3 and 4. The maintenance, repair, replacement and operation of the reciprocal easement drives located on Lot 1, 2, 3 and 4 and related improvements shall be the responsibility of the lot owner upon which the reciprocal drive is located.

4. Restrictions. No barricades, signs, fences, or other dividers will be constructed and nothing will be done to prohibit or discourage the free and uninterrupted flow of pedestrian or vehicular traffic through the access easement area.

5. Effect of Covenants. Each owner of a Lot, its successors and assigns, by the acceptance of a deed of conveyance, accepts the same subject to all restrictions, conditions, covenants, reservations, options, liens and charges, and the jurisdiction, rights and powers granted or reserved by this Agreement or to which this Agreement is subject, and all rights, benefits and privileges of every character hereby granted, created, reserved or declared and all impositions and obligations hereby imposed shall be deemed and taken to be covenants running with the land and shall bind any person or entity having at any time any interest of estate in said property, and shall inure to the benefit of such Lot owners on like manner as though the provisions, terms and restrictions of this Agreement were received and stipulated at length in each and every deed of conveyance.

6. Waiver. No covenant, restriction, condition or provision of this Agreement shall be deemed to have been abrogated or waived by reason on any failure to enforce the same at any time, irrespective of the number of violations or breaches which may occur.

7. Savings Clause. The invalidity of any covenant, restriction, condition, limitation or any other provision of this Agreement herein contained, as the case may be, shall not render the remainder of the Agreement invalid, nor any other part therein contained.

8. Amendment, Modification, Notices. /

(a) This Agreement may only be amended by the written consent and agreement of the record owners of the Lots or their successors and assigns and the Association. Any such modification or amendment shall be effective when duly recorded in the office of the Douglas County Register of Deeds.

(b) Wherever in this Agreement the consent or approval of an owner of a Lot is required, unless otherwise expressly provided herein, such consent or approval shall not be unreasonably withheld or delayed. Any request for consent or approval shall: (a) be in writing; (b) specify the section hereof which requires that such notice be given or that such consent or approval be obtained; and (c) be accompanied by such background data as is reasonably necessary to make an informed decision thereon.

(c) Notices or other communication hereunder shall be in writing and shall be sent certified or registered mail, return receipt requested, or by other national overnight courier

company, or personal delivery. Notice shall be deemed given upon receipt or refusal to accept delivery. Each party may change from time to time their respective address for notice hereunder by like notice to the other parties.

9. Governing Law. This Agreement shall be construed and governed in accordance with the laws of the State of Nebraska.

EXECUTED this 1st day of November, 2011.

Reeder Family, L.L.C.,
A Nebraska Limited Liability Company

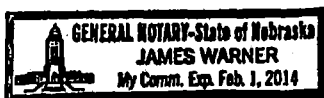
By: Steven Reeder, member
Steven Reeder, Member

ACKNOWLEDGEMENT OF NOTARY

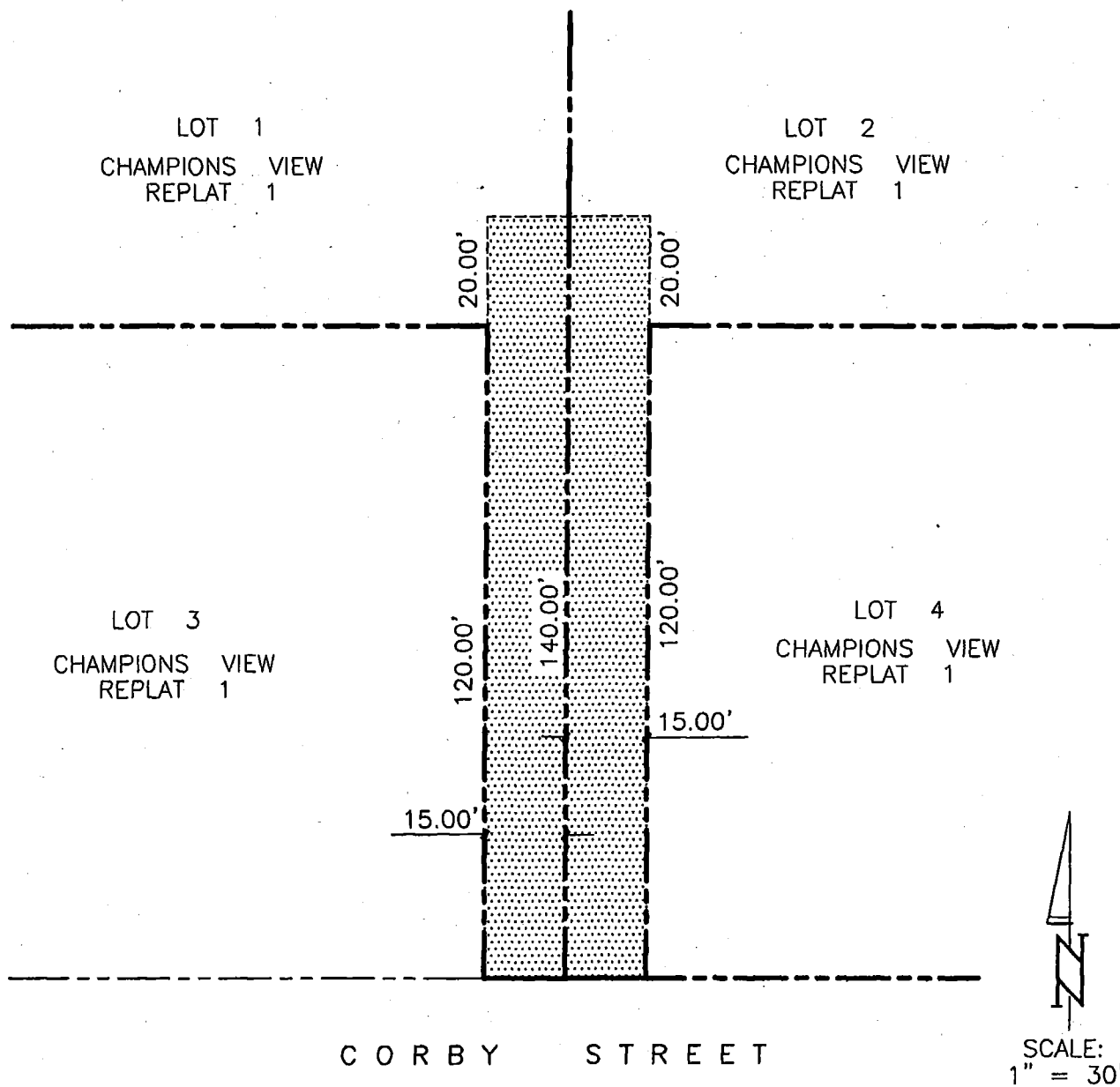
State of **NEBRASKA**)

County of **DOUGLAS**) s.s.

The foregoing Reciprocal Permanent Access and Utilities Easement and Maintenance Agreement was acknowledged before me this 1st day of November, 2011, by Steven Reeder, Member of Reeder Family, L.L.C., A Nebraska Limited Liability Company, on behalf of said Company.



James Warner
Notary Public



LEGAL DESCRIPTION

THE SOUTH 140.00 FEET OF THE EAST 15.00 FEET OF LOT 1 AND THE SOUTH 140.00 FEET OF THE WEST 15.00 FEET OF LOT 2, CHAMPIONS VIEW REPLAT 1, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA.

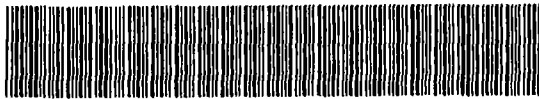
EXHIBIT "A"

STEVEN G. REEDER

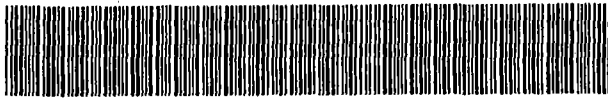
TD2 FILE NO.: 1106-109-2(ESMT)

DATE: NOVEMBER 1, 2011

THOMPSON, DREESSEN & DORNER, INC., 10836 OLD MILL ROAD, OMAHA, NEBRASKA 68154, 402-330-8860



MISC 2011104795



DEC 06 2011 11:44 P 3

3 1700 MC-06203
4 MB

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
12/6/2011 11:44:18.15



2011104795

PERMANENT SIDEWALK EASEMENT

Reeder Family, L.L.C., a Nebraska Limited Liability Company ("Grantor"), for good and valuable consideration, receipt of which is acknowledged, hereby grants and conveys a permanent sidewalk easement as follows:

Grantor is the owner of real property described as: Lots 1, 2, 3 and 4, Champions View Replat 1, a Subdivision in Douglas County, Nebraska.

Grantor hereby grants and conveys a permanent sidewalk easement and right-of-way over the portion of Grantor's property described on Exhibits "A" and "B" attached hereto and incorporated herein by this reference, for the uses and purposes hereinafter stated.

The easement shall be in favor of all future owners of said Lots 1, 2, 3 and 4, Champions View Replat 1.

The easement shall be used solely for the construction and maintenance of a sidewalk lying within the easement area of the Grantor's property. This easement shall be for the benefit of Grantee and its lessees and assigns. This easement is granted to run with the title to Grantee's property.

Grantee and its successors shall indemnify and hold Grantor and its successors harmless from and against any and all liabilities, losses, claims, costs, and other expenses which Grantor or its successors may sustain or incur in connection with the use or maintenance of the easement by Grantee, or its lessees and assigns.

Reeder Family, L.L.C.

A Nebraska Limited Liability Company

By: Steven Reeder, member
Steven Reeder, Member

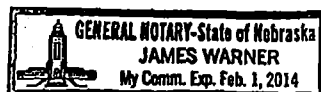
ACKNOWLEDGEMENT OF NOTARY

State of Nebraska)

) s.s.

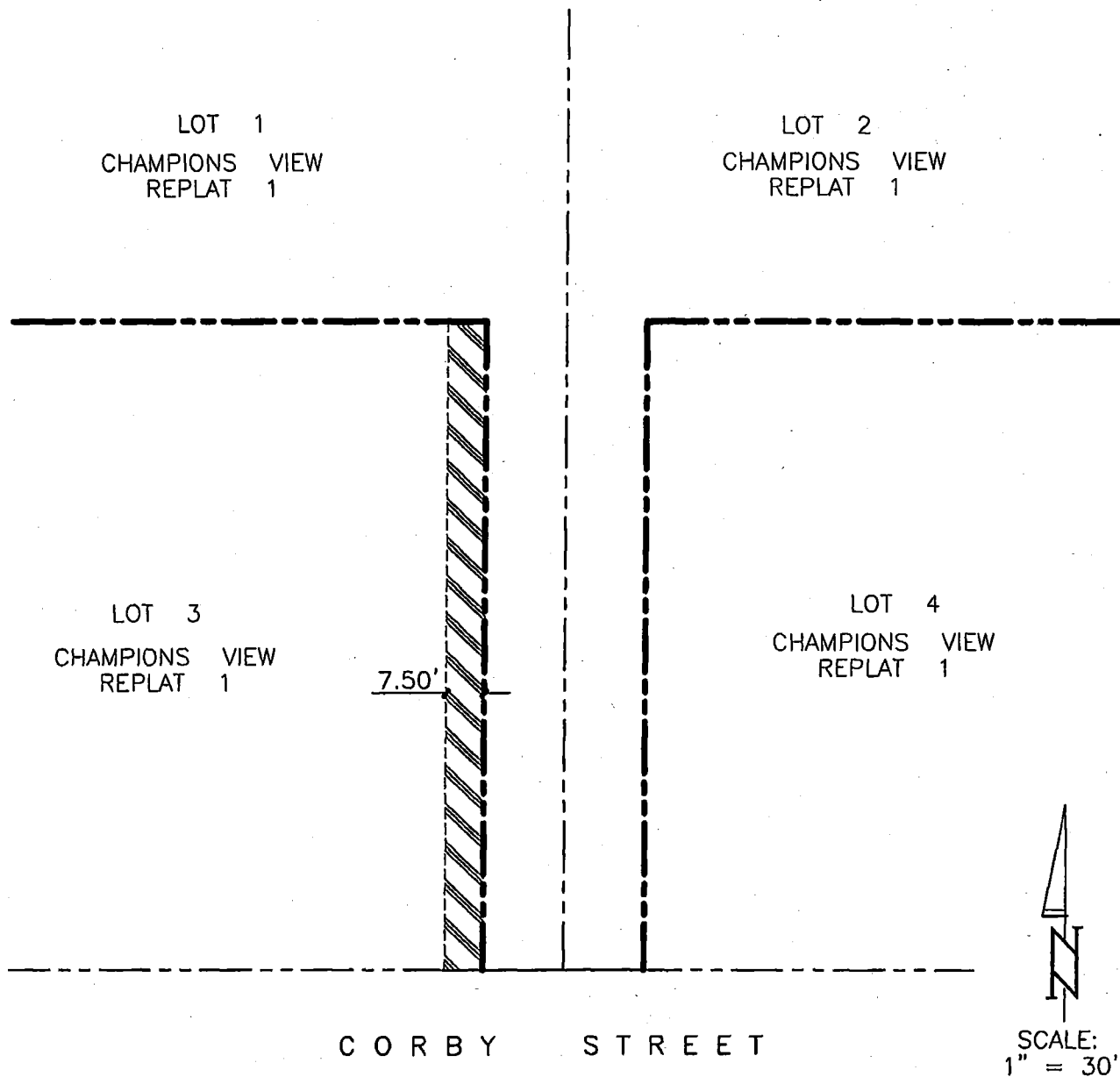
County of Douglas)

The foregoing Grant of Easement was acknowledged before me this 1st day of November, 2011 by Steven Reeder, Member of Reeder Family, L.L.C., a Nebraska Limited Liability Company on behalf of said company.



James Warner
Notary Public

Return to: Thompson, Dreessen & Dörner, Inc.
10836 Old Mill Road
Omaha, NE 68154



LEGAL DESCRIPTION

THE EAST 7.50 FEET OF LOT 3, CHAMPIONS VIEW REPLAT 1,
A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA.

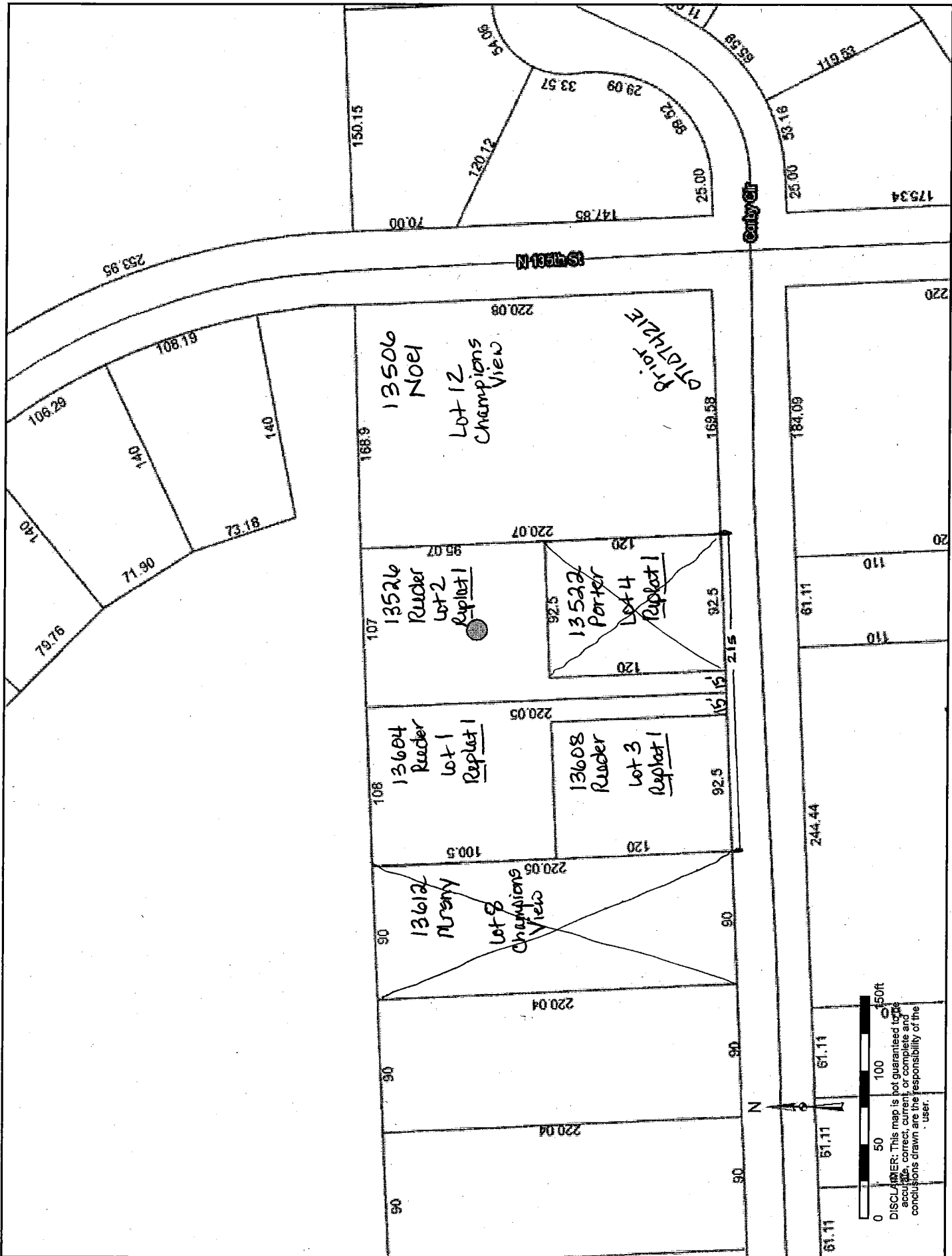
EXHIBIT "A"

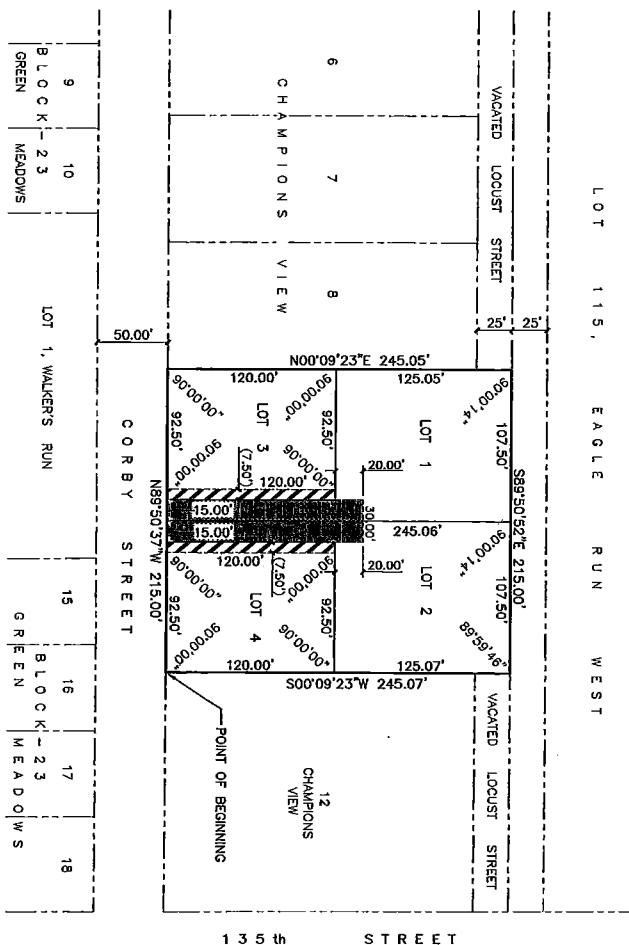
STEVEN G. REEDER

TD2 FILE NO.: 1106-109-2(ESMT)


DATE: NOVEMBER 1, 2011

THOMPSON, DREESSEN & DORNER, INC., 10836 OLD MILL ROAD, OMAHA, NEBRASKA 68154, 402-330-8860






APPROVAL OF PLANNING DIRECTOR
APPROVED AS A SUBDIVISION OF CHAMPIONS VIEW SEPT. 1, LOTS 1, 2, 3 AND 4 IN
COMPLIANCE WITH SECTION 53-10(3), OMAHA MUNICIPAL CODE, WITH PLAT REQUIREMENTS
WAIVED PER SECTION 7.08, HOME RULE CHARTER OF THE CITY OF OMAHA.

DATE: 4/26/02  PLANNING DIRECTOR

A horizontal scale bar with tick marks at 0, 30, 60, and 120 feet. The text "SCALE IN FEET" is written vertically below the bar.

NOTE:
DIMENSIONS, IN PARENTHESES PERTAIN TO EASEMENTS
 7.50 FOOT WIDE SIDEWALK EASEMENT

30.00' BY 140.00' INGRESS/EGRESS AND UTILITIES EASEMENT

CHAMPIONS VIEW REPLAT 1

LOTS 1, 2, 3 and 4

BEING A REPLAT OF LOTS 9, 10 AND 11, CHAMPIONS VIEW, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, TOGETHER WITH THE SOUTH 25.00 FEET OF VACATED LOCUST STREET ADJOINING SAID LOTS 9 AND 10 ON THE NORTH.

SURVEYOR'S CERTIFICATE

HEREBY CERTIFY THAT A BOUNDARY SURVEY WAS MADE UNDER MY DIRECT SUPERVISION OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY AND AT ALL LOT CORNERS WITHIN SAID SUBDIVISION TO BE KNOWN AS CHAMPIONS VIEW REPLAT 1, LOTS 1, 2, 3 AND 4, BEING A REPLATING OF LOTS 9, 10 AND 11, CHAMPIONS VIEW, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA, TOGETHER WITH THE SOUTH 25.00 FEET OF WACATED LOCUST STREET ADJOINING SAID LOTS 9 AND 10 ON THE NORTH, ALL MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SE CORNER OF SAID LOT 11:

THE SW CORNER OF SAID LOT 9, 215.00 FEET ON THE SOUTH LINES OF SAID LOTS 9, 10 AND 11 TO INTERSECT N69°00'31"W (ASSUMED BEARING),

ENCE N00°09'23"E 245.05 FEET ON THE WEST LINE OF SAID LOT 9 AND ITS NORTHERLY EXTENSION TO THE NORTH LINE OF THE SOUTH 25.00 FEET OF VACATED LOCUST STREET;

VACATED LOCUST STREET TO A POINT ON THE NORTHERLY EXTENSION OF THE EAST LINES OF SAID LOTS 10 AND 11;

THENCE S00°09'23"W 245.07 FEET ON THE EAST LINES OF SAID LOTS 10 AND 11 AND THEIR EXTENSION TO THE POINT OF BEGINNING.

DATE: _____

JAMES D. WARNER
NEBRASKA RLS 308

DEDICATION

BEING ALL MEN BE THESE PRESENTS; THAT WE RECEIVER FAMILY, LLC, A NEBRASKA LIMITED LIABILITY COMPANY, KNOW THE OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE, AND EMBRACED WITHIN THIS DEED, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS TO BE NUMBERED AS SHOWN, SAID SUBDIVISION DISPOSITION OF THE PROPERTIES VIEW HEREIN AT 1 AND WE DO HEREBY RATHER AND APPROVE OF THE DISPOSITION OF THE PROPERTIES VIEWS HEREIN AT 1 AND WE HEREBY GRANT A PERPETUAL EASEMENT TO THE OMAHA PUBLIC POWER DISTRICT, ONEST CORPORATION, AND ITS SUCCESSORS, THE BELONGINGS OF A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THE BELONGINGS OF A FRANCHISE TO OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSARMS, DOWN GUTS AND ANCHORS, CABLES, CONDUITS AND OTHER RELATED FACILITIES AND TO EXTEND THEREANS WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEPTION THEREOF, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEPTION ON OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND BEGINNING AT THE FRONT AND SIDE BOUNDARY LOT LINES, AT EIGHT (8) FEET WIDE STRIP OF LAND BEGINNING AT THE BACK BOUNDARY LOT LINE, AND ENDING AT THE REAR BOUNDARY LOT LINE, METROPOLITAN UTILITIES RESTRICTION OF OWNERS THEREAFTER, AND TO OTHERS GRANT PERPETUAL EASEMENTS TO MAINTAIN, REPAIR AND RENEW PIPELINES, HYDRANTS, VALVES AND OTHERS USED IN CONNECTION WITH METROPOLITAN UTILITIES RESTRICTION OF OWNERS THEREAFTER, AND TO OTHERS GRANT PERPETUAL EASEMENTS TO HEREON PIPES FOR THE TRANSMISSION OF GAS AND WATER ON, THROUGH, UNDER AND ACROSS A 7.5' AND WIDE STRIP OF LAND ABUTTING THE EAST LINE OF LOT 3 AND ABUTTING THE WEST LINE OF LOT 4 AND WITHIN THE INGRESS/EGRESS AND UTILITIES EASEMENT AS SHOWN HEREON, NO PERMANENT BUILDINGS, TREES, REMAINING FOR OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS AND OTHER PURPOSES THAT DO NOT THEN INTERFERE WITH THE ABOVESAID USES OR RIGHTS THEREIN GRANTED.

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 21 DAY OF FEBRUARY, 2008 BY STEVEN G. REEDER, MEMBER OF REEDER FAMILY, LLC, A NEBRASKA LIMITED LIABILITY COMPANY ON BEHALF OF SAID COMPANY.

ETHEL MARY STEIN of Australia
JOSEPH C. FRANCO
My Career Exp. Jan. 20, 2010

Joseph C. Franco
NOTARY PUBLIC

COUNTY TREASURER'S CERTIFICATE

THIS OFFICE THIS 56 DAY OF JANUARY, 2008.

DEPUTY

APPROVAL OF CITY ENGINEER

ALL REQUIRED PUBLIC IMPROVEMENTS HAVE BEEN COMPLETED, INSPECTED AND APPROVED BY THE PUBLIC WORKS DEPARTMENT.

APRIL 16th, 2008
DATE:

Charles H. Hargrave
CITY ENGINEER

in 5072

SCALE:	1"=60'
DATE:	JAN. 25, 2008
DRAWN BY:	RJR
CHECKED BY:	JDW
REVISION	

CHAMPIONS VIEW REPLAT 1

MINOR PLAT

ADMINISTRATIVE APPROVAL

TD² THOMPSON, DREESEN & DORNER, INC.
Consulting Engineers & Land Surveyors
 10836 OLD MILL ROAD OMAHA, NEBRASKA 68154

PHONE: 402.330.8880 FAX: 402.330.5866 EMAIL: TD2MAIL@TD2CO.COM
 WEBSITE: WWW.TD2CO.COM

PHONE: 402.330.8860 FAX: 402.330.5866 EMAIL: TD2MAIL@TD2CO.COM
WEBSITE: WWW.TD2CO.COM

HIST

NO MORE INSTRUMENTS FOR THIS PROPERTY

ADDITION CHAMPIONS VIEW

LOT 000009 BLOCK 00000

**** VACATED ****

TYPE	NUMBER	FILED	DATED	BK. PG.	AMOUNT	CHARACTER	BK. PG.
DEED	2007064373	070608	070317		0.00	PLAT ✓	
1. *REEDER FAMILY LLC					2. *TO THE PUBLIC		
MISC	2007102949	070907	070907		0.00	COVE ✓	
1. *REEDER FAMILY LLC					2. *TO WHOM		
DEED	2008041386	080429	080125		0.00	PLAT ✓	
1. *REEDER FAMILY LLC					2. *TO THE PUBLIC		

HIST

NO MORE INSTRUMENTS FOR THIS PROPERTY

ADDITION CHAMPIONS VIEW

LOT 000010 BLOCK 00000

** VACATED **

	TYPE	NUMBER	FILED	DATED	BK. PG.	AMOUNT	CHARACTER	BK. PG.
DEED		2007064373	070608	070317		0.00	PLAT ✓	
	1. *REEDER FAMILY LLC							
						2. *TO THE PUBLIC		
MISC		2007102949	070907	070907		0.00	COVE ✓	
	1. *REEDER FAMILY LLC							
						2. *TO WHOM		
DEED		2008041386	080429	080125		0.00	PLAT ✓	
	1. *REEDER FAMILY LLC							
						2. *TO THE PUBLIC		

HIST

NO MORE INSTRUMENTS FOR THIS PROPERTY

ADDITION CHAMPIONS VIEW

LOT 000011 BLOCK 00000

** VACATED **

TYPE	NUMBER	FILED	DATED	BK.	PG.	AMOUNT	CHARACTER	BK.	PG.
DEED	2007064373	070608	070317			0.00	PLAT		
1. *REEDER FAMILY LLC				2.	*TO THE PUBLIC				
MISC	2007102949	070907	070907			0.00	COVE		
1. *REEDER FAMILY LLC				2.	*TO WHOM				
DEED	2008041386	080429	080125			0.00	PLAT		
1. *REEDER FAMILY LLC				2.	*TO THE PUBLIC				

DEED 2007064373

JUN 08 2007 09:43 P 6

Receiving: DANIEL L. BATTISTO
303.207.064373

CHAMPIONS VIEW

LOTS 1 THRU 12, INCLUSIVE

BEING A REPLAT OF LOTS 1 THRU 14, INCLUSIVE, AND LOTS 23 THRU 36, INCLUSIVE, BLOCK 26, GREEN MEADOWS AND LOT 1, GREEN MEADOWS REPLAT 7, SUBDIVISIONS IN DOUGLAS COUNTY, NEBRASKA.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL CORNERS OF SAID BOUNDARY. AND THAT ALL LOT CORNERS WITHIN SAID SUBDIVISION TO BE KNOWN AS CHAMPIONS VIEW, LOTS 1 THRU 14, INCLUSIVE, AND LOTS 23 THRU 36, INCLUSIVE, BLOCK 26, GREEN MEADOWS AND OF LOT 1, GREEN MEADOWS REPLAT 7, SUBDIVISIONS IN DOUGLAS COUNTY, NEBRASKA, ALL MORE PARTICULARLY DESCRIBED AS FOLLOWS, BEGINNING AT THE SE CORNER OF LOT 1 SAID GREEN MEADOWS REPLAT 7:

THENCE N89°50'37"W (ASSUMED BEARING) 1104.54 FEET ON THE SOUTH LINE OF SAID LOT 1 AND ON THE SOUTH LINES OF SAID LOTS 23 THRU 36, INCLUSIVE, BLOCK 26, GREEN MEADOWS TO THE SW CORNER OF SAID LOT 36;
THENCE N07°00'41"W 220.00 FEET ON THE WEST LINES OF LOTS 36 AND 1, SAID BLOCK 26, TO THE NW CORNER OF SAID LOT 1;
THENCE S89°50'50"E 1104.54 FEET ON THE NORTH LINES OF LOTS 1 THRU 14, INCLUSIVE, SAID BLOCK 26, AND ON THE NORTH LINE OF SAID LOT 1, GREEN MEADOWS REPLAT 7 TO THE NE CORNER THEREOF;
THENCE S00°01'15"E 220.08 FEET ON THE EAST LINE OF SAID LOT 1, GREEN MEADOWS REPLAT 7 TO THE POINT OF BEGINNING.

MARCH 17, 2007
DATE:

APPROVAL OF CITY ENGINEER

ALL REQUIRED PUBLIC IMPROVEMENTS HAVE BEEN COMPLETED, INSPECTED AND APPROVED BY THE PUBLIC WORKS DEPARTMENT.

JAMES D. WARNER
NEBRASKA REG. 306
CITY ENGINEER

APPROVAL OF PLANNING DIRECTOR

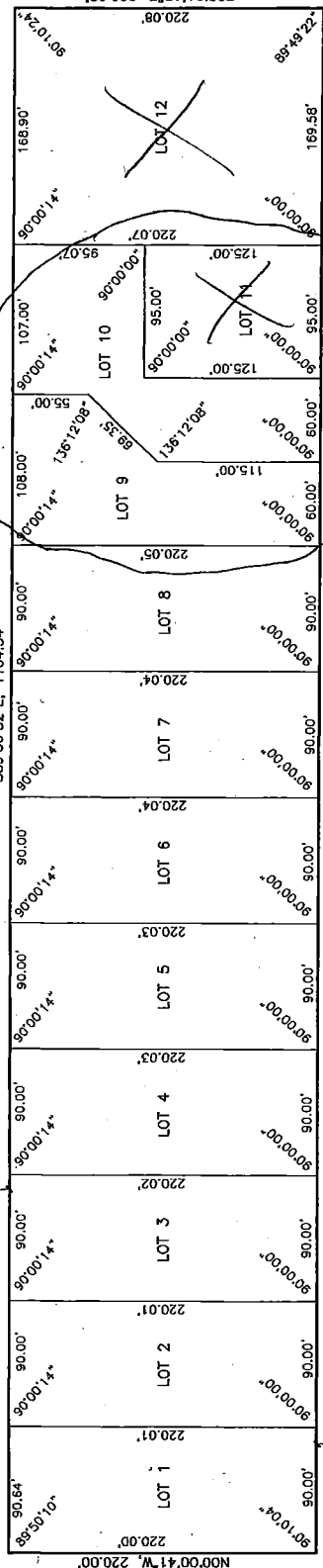
APPROVED AS A SUBDIVISION OF CHAMPIONS VIEW, LOTS 1 THRU 12, INCLUSIVE, IN COMPLIANCE WITH SECTION 53-10(3), OMAHA MUNICIPAL CODE, WITH PLAT REQUIREMENTS WAIVED PER SECTION 7.08, HOME RULE CHARTER OF THE CITY OF OMAHA.

6/7/07
DATE: 6/7/07
PLANNING DIRECTOR

LOT 115, EAGLE RUN WEST 67

LOCUST STREET

89°50'52"E, 1104.54'



CORBY STREET

N89°50'37"W, 1104.58'

POINT OF BEGINNING

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18
GREEN MEADOWS																	
LOT 1, WALKER'S RUN																	
BLOCK - 23																	

94451

DEDICATION
KNOW ALL MEN BY THESE PRESENTS, THAT WE, GARY J. PLOG, NANCY L. BARTK, F/K/A NANCY L. TYON, PATRICIA COWAN, REEDER FAMILY, LLC, AND STEVEN G. REEDER, BEING THE OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO LOTS TO BE NUMBERED AS SHOWN, SAID SUBDIVISION TO BE HEREAFTER KNOWN AS CHAMPIONS VIEW, AND WE DO HEREBY RAFFY AND APPROVE OF THE DISPOSITION OF OUR PROPERTY AS SHOWN ON THIS PLAT. AND WE DO HEREBY GRANT TO THE PUBLIC POWER AND UTILITY COMPANIES, AND TO ANY CORPORATION AND ANY COMPANY WHICH HAS BEEN GRANTED A FRANCHISE TO ERECT, OPERATE, MAINTAIN, SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSARMS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND OTHER FACILITIES AND TO EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION OF TELEPHONE, TELEVISION, CABLE TELEVISION, AND OTHER SIGNALS, AND TO ERECT, OPERATE, MAINTAIN, REPAIR, AND RENEW SUCH SYSTEMS AND THEIR KINDS AND THE RECEPTION THEREOF, INCLUDING SIGNALS PROVIDED BY CABLE TELEVISION SYSTEMS, AND THEIR RECEPTION, ON, OVER, THROUGH, UNDER AND ACROSS A FIVE (5) FOOT WIDE STRIP OF LAND ABUTTING ALL FRONT AND SIDE BOUNDARY LOT LINES AND AN EIGHT (8) FOOT WIDE STRIP OF LAND ABUTTING THE REAR BOUNDARY LINES, NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, OR OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

Patricia Cowan
PATRICIA COWAN
REEDER FAMILY, LLC
BY: *Steven G. Reeder*
STEVEN G. REEDER, MEMBER

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
GARY J. PLOG AND STEVEN G. REEDER.

ACKNOWLEDGEMENT OF NOTARY
STATE OF KANSAS) s.s.
COUNTY OF JOHNSON)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
NANCY L. BARTK, F/K/A NANCY L. TYON.

ACKNOWLEDGEMENT OF NOTARY
STATE OF IOWA) s.s.
COUNTY OF UNION)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
PATRICIA COWAN.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
STEVEN G. REEDER, MEMBER OF THE REEDER FAMILY, LLC.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
NANCY L. BARTK, F/K/A NANCY L. TYON.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
GARY J. PLOG AND STEVEN G. REEDER.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
NANCY L. BARTK, F/K/A NANCY L. TYON.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
STEVEN G. REEDER, MEMBER OF THE REEDER FAMILY, LLC.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
NANCY L. BARTK, F/K/A NANCY L. TYON.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
GARY J. PLOG AND STEVEN G. REEDER.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
NANCY L. BARTK, F/K/A NANCY L. TYON.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
STEVEN G. REEDER, MEMBER OF THE REEDER FAMILY, LLC.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
NANCY L. BARTK, F/K/A NANCY L. TYON.

ACKNOWLEDGEMENT OF NOTARY
STATE OF NEBRASKA) s.s.
COUNTY OF DOUGLAS)
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF APRIL, 2007 BY
GARY J. PLOG AND STEVEN G. REEDER.

THOMPSON, DRESSEN & DORNER, INC.
Consulting Engineers & Land Surveyors
10836 OLD MILL ROAD OMAHA, NEBRASKA 68164
TEL: (402) 330-8800 FAX: (402) 330-5866
EMAIL: TDMAIL@TDSCO.COM WEB: WWW.TDSCO.COM

1106-106-2
A11061062.DWG

MINOR PLAT
ADMINISTRATIVE APPROVAL
CHAMPIONS VIEW
DATE: MAR. 17, 2007
SCALE: 1" = 60'
DRAWN BY: RJM
CHECKED BY: JDM
REVISION:

HIST NO MORE INSTRUMENTS FOR THIS PROPERTY
ADDITION, GREEN MEADOWS

LOT 000013) BLOCK 00026

LOT 000013) BLOCK 00026

**** VACATED ****

TYPE	NUMBER	FILED
------	--------	-------

DATED BK. PG.

AMOUNT

CHARACTER

BK. PG.

DEEDNF 1957001710 570527 000000 1017 382

0.00 PLAT

1. *GREEN MEADOWS

2. *TO PUBLIC

DEED 1990003432 900327 900326 1870 452

0.00 WD ✓

1. DOLLECK

LAWRENCE

2. DOLLECK

LAWRENCE

DEED 1996006113 960523 951129 2033 47

0.00 QCD

1. *NATIONAL DEVELOPMENT COMPANY

2. *LEGEND DEVELOPMENT LLC

DEED 2003121217 030623 030618

3000.00 (WD)

1. DOLLECK

LAWRENCE

2. *REEDER FAMILY LLC

MISC 2005020069 050223 000000

0.00 SID

1. *SANITARY IMPROVEMENT DISTRICT 494

2. *TO WHOM

MISC 2006119973 061018 060911

0.00 REL EASE 1017 382

1. *COX COMMUNICATIONS INC

2. *TO WHOM

MISC 2006119974 061018 060801

```
0.00  PT REL    1017 382
```

1. *OWEST CORPORATION

2. *TO WHOM

MISC 2006119975 061018 060822

0.00 REL EASE 1017 382

1. *OMAHA PUBLIC POWER DISTRICT

2. *TO WHOM

DEED 2007064373 070608 070317

0.00 PLAT

1. *REEDER FAMILY LLC

2. *TO THE PUBLIC

NO MORE INSTRUMENTS FOR THIS PROPERTY

LOT 000014) BLOCK 00026

**** (VACATED) ****

TYPE	NUMBER	FILED	DATED	BK.	PG.	AMOUNT	CHARACTER	BK.	PG.
DEEDNF	1957001710	570527	000000	1017	382	0.00	PLAT		
1.	*GREEN MEADOWS					2.	*TO PUBLIC		
DEED	1996006113	960523	951129	2033	47	0.00	QCD		
1.	*NATIONAL DEVELOPMENT COMPANY					2.	*LEGEND DEVELOPMENT LLC		
DEED	2003156097	030818	030812			4000.00	WD		
1.	KASTRICK		ROBERT			2.	*REEDER FAMILY LLC		
MISC	2005020069	050223	000000			0.00	SID		
1.	*SANITARY IMPROVEMENT DISTRICT	494				2.	*TO WHOM		
MISC	2006119973	061018	060911			0.00	REL EASE	1017	382
1.	*COX COMMUNICATIONS INC					2.	*TO WHOM		
MISC	2006119974	061018	060801			0.00	PT REL	1017	382
1.	*QWEST CORPORATION					2.	*TO WHOM		
MISC	2006119975	061018	060822			0.00	REL EASE	1017	382
1.	*OMAHA PUBLIC POWER DISTRICT					2.	*TO WHOM		
DEED	2007064373	070608	070317			0.00	PLAT		
1.	*REEDER FAMILY LLC					2.	*TO THE PUBLIC		

HIST NO MORE INSTRUMENTS FOR THIS PROPERTY

ADDITION GREEN MEADOWS

LOT (000023) BLOCK 00026

* * (VACATED) * *

TYPE	NUMBER	FILED	DATED	BK.	PG.	AMOUNT	CHARACTER	BK.	PG.
DEEDNF	1957001710	570527	000000	1017	382	0.00	PLAT		

1. *GREEN MEADOWS

DEED 1996006113 960523 951129 2033 47

1. *NATIONAL DEVELOPMENT COMPANY 2. *LEGEND DEVELOPMENT LLC

DEED 1998013518 980925 980919 2102 25

1. KENNEDY WILLIS 2. REEDER STEVEN

MISC	2005020069	050223	000000	0.00	SID
------	------------	--------	--------	------	-----

1. *SANITARY IMPROVEMENT DISTRICT 494 2. *TO WHOM

MISC 2006119973 061018 060911 0.00 REL EASE 1017 382

1. *COX COMMUNICATIONS INC 2. *TO WHOM

MISC	2006119974	061018	060801	0.00	PT REL	1017 382
------	------------	--------	--------	------	--------	----------

1. *OWEST CORPORATION

MISC 2006119975 061018 060822 0.00 REL EASE 1017 382

1. *OMAHA PUBLIC POWER DISTRICT

DEED	2007063155	070605	070522	0.00	QCD
------	------------	--------	--------	------	-----

1. REEDER STEVEN 2. *REEDER FAMILY LLC

DEED	2007064373	070608	070317	0.00	PLAT
------	------------	--------	--------	------	------

1. *BREEDER FAMILY LLC

ADDITION GREEN MEADOWS

LOT 000024) BLOCK 00026

~~** VACATED **~~

TYPE	NUMBER	FILED	DATED	BK.	PG.	AMOUNT	CHARACTER	BK.	PG.
DEEDNF	1957001710	570527	000000	1017	382	0.00	PLAT		
1.	*GREEN MEADOWS				2.	*TO PUBLIC			
DEED	1995004390	950427	950426	2002	665	1000.00	WD		
1.	BARTLETT		ROBERT		2.	REEDER		STEVEN	
DEED	1996006113	960523	951129	2033	47	0.00	QCD		
1.	*NATIONAL DEVELOPMENT COMPANY				2.	*LEGEND DEVELOPMENT LLC			
MISC	2005020069	050223	000000			0.00	SID		
1.	*SANITARY IMPROVEMENT DISTRICT 494				2.	*TO WHOM			
MISC	2006119973	061018	060911			0.00	REL EASE	1017	382
1.	*COX COMMUNICATIONS INC				2.	*TO WHOM			
MISC	2006119974	061018	060801			0.00	PT REL	1017	382
1.	*QWEST CORPORATION				2.	*TO WHOM			
MISC	2006119975	061018	060822			0.00	REL EASE	1017	382
1.	*OMAHA PUBLIC POWER DISTRICT				2.	*TO WHOM			
DEED	2007063155	070605	070522			0.00	QCD		
1.	REEDER		STEVEN		2.	*REEDER FAMILY LLC			
DEED	2007064373	070608	070317			0.00	PLAT		
1.	*REEDER FAMILY LLC				2.	*TO THE PUBLIC			

ADDITION GREEN MEADOWS

★ ★ (VACATED) ★ ★

TYPE	NUMBER	FILED	DATED	BK.	PG.	AMOUNT	CHARACTER	BK.	PG.
DEEDNF	1957001710	570527	000000	1017	382	0.00	PLAT		
1.	*GREEN MEADOWS					2.	*TO PUBLIC		
DEED	1996006113	960523	951129	2033	47	0.00	QCD ✓		
1.	*NATIONAL DEVELOPMENT COMPANY					2.	*LEGEND DEVELOPMENT LLC		
DEED	1996011131	960828	960826	2041	355	0.00	WD ✓		
1.	FAUST		ROBERT			2.	FAUST		ROBERT
DEED	2004132009	041006	040924			5000.00	WD		
1.	FAUST		ROBERT			2.	REEDER		STEVEN
MISC	2005020069	050223	000000			0.00	SID		
1.	*SANITARY IMPROVEMENT DISTRICT 494					2.	*TO WHOM		
MISC	2006119973	061018	060911			0.00	REL EASE	1017	382
1.	*COX COMMUNICATIONS INC					2.	*TO WHOM		
MISC	2006119974	061018	060801			0.00	PT REL	1017	382
1.	*QWEST CORPORATION					2.	*TO WHOM		
MISC	2006119975	061018	060822			0.00	REL EASE	1017	382
1.	*OMAHA PUBLIC POWER DISTRICT					2.	*TO WHOM		
DEED	2007063155	070605	070522			0.00	QCD		
1.	REEDER		STEVEN			2.	*REEDER FAMILY LLC		
DEED	2007064373	070608	070317			0.00	PLAT		
1.	*REEDER FAMILY LLC					2.	*TO THE PUBLIC		

1230

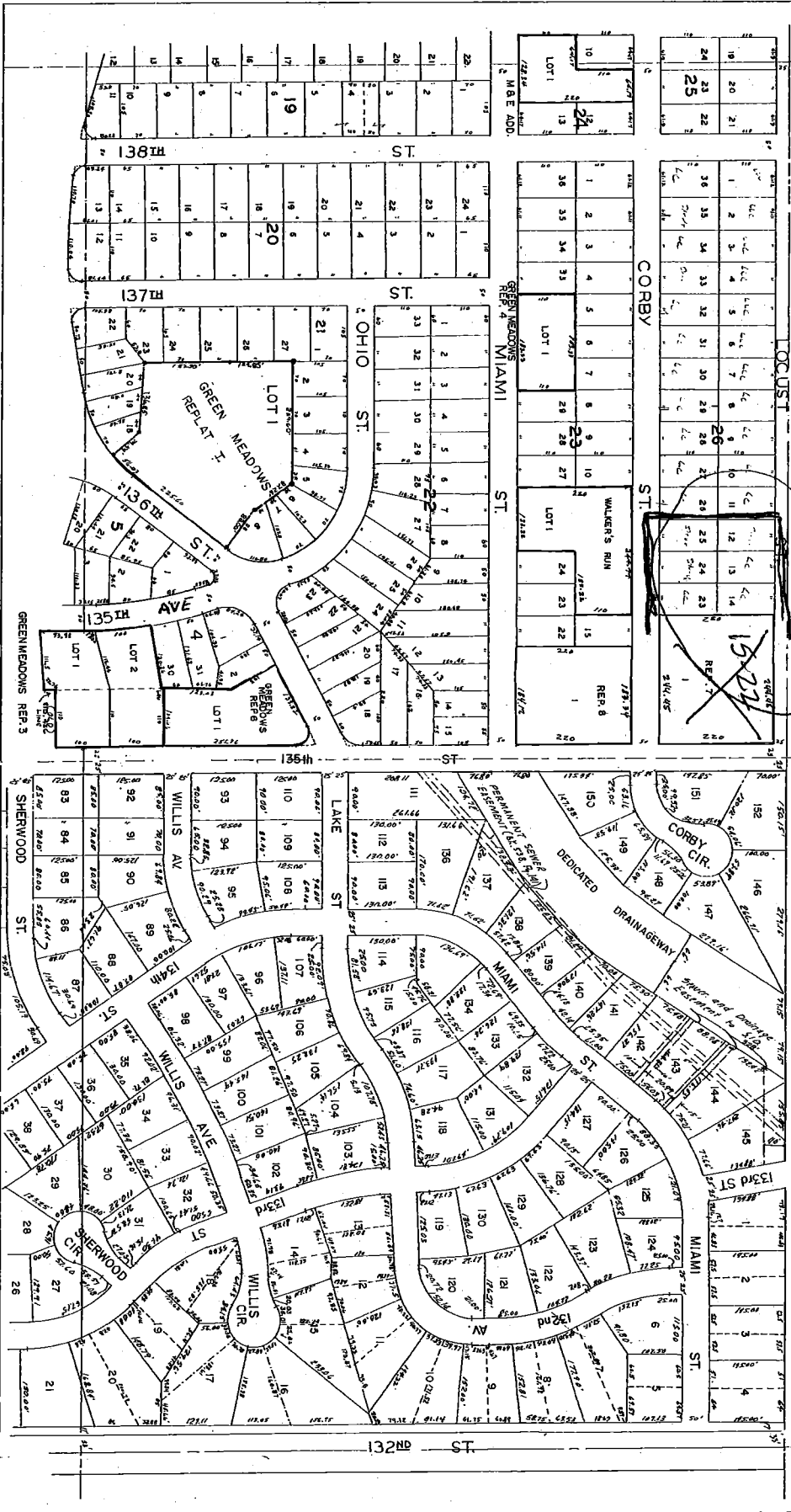
57 - 2

1229

GREEN

MEADOWS

SUNRIDGE ADD.



1227

N 1/2 SE 1/4 12-15-11

57 - 2

Chain W 1/2 SE 1/4

N 1/2 SE 1/4

Title Plant Search Results

*Search Date: 5/21/2015**Certification Date:**Found: 1 entries***County:** Douglas**Document Type:** All**Input Name:** reeder fam**Party:** First Party**Case Number:****Soundex:** Off**From Date:****Nickname:** On**Through Date:****Abbreviation:** On

First Party Second Party	File Date	Document Type	Case Number	Amount	Remarks Additional Remarks
REEDER FAMILY	12/26/2006	JDG	1067-565 <i>DSM</i>	\$0.00	<i>1/07</i>

End of Search

Title Plant Search Results

Search Date: 5/21/2015

Certification Date:

Found: 3 entries

County: Douglas

Document Type: All

Input Name: reeder ste

Party: First Party

Case Number:

Soundex: Off

From Date:

Nickname: On

Through Date:

Abbreviation: On

First Party Second Party	File Date	Document Type	Case Number	Amount	Remarks Additional Remarks
reeder steven g	2/16/1999	JDG	980-272 <i>ONE</i>	\$0.00	
reeder steven g	4/13/2001	JDG	1003-644 <i>ONE</i>	\$0.00	
REEDER STEVEN G	12/26/2006	JDG	1067-565 <i>DISM 101</i>	\$0.00	

End of Search

Title Plant Search Results

*Search Date: 5/21/2015**Certification Date:**Found: 0 entries***County:** Douglas**Document Type:** All**Input Name:** reeder bre**Party:** First Party**Case Number:****Soundex:** Off**From Date:****Nickname:** On**Through Date:****Abbreviation:** On

First Party	File Date	Document Type	Case Number	Amount	Remarks
Second Party					Additional Remarks
No entries were found which matched the search criteria.					

End of Search

Title Plant Search Results

*Search Date: 5/21/2015**Certification Date:**Found: 2 entries***County:** Douglas**Document Type:** All**Input Name:** hoefer br**Party:** First Party**Case Number:****Soundex:** Off**From Date:****Nickname:** On**Through Date:****Abbreviation:** On

First Party Second Party	File Date	Document Type	Case Number	Amount	Remarks Additional Remarks
HOEFER BRADY A	2/23/2004	JDG	1034-891 <i>DISM 404</i>	\$0.00	
HOEFER BRYAN L	5/16/1996	BKY	96-81059	\$0.00	507213951

End of Search



Sanctions List Search

This Sanctions List Search application ("Sanctions List Search") is designed to facilitate the use of the Specially Designated Nationals and Blocked Persons list ("SDN List") and all other non-SDN lists, including the Foreign Sanctions Evaders List, the Non-SDN Iran Sanctions Act List, the Part 561 list, the Sectoral Sanctions Identifications List and the Non-SDN Palestinian Legislative Council List. Given the number of lists that now reside in the Sanctions List Search tool, it is strongly recommended that users pay close attention to the program codes associated with each returned record. These program codes indicate how a true hit on a returned value should be treated. The Sanctions List Search tool uses approximate string matching to identify possible matches between word or character strings as entered into Sanctions List Search, and any name or name component as it appears on the SDN List and/or the various non-SDN lists. Sanctions List Search has a slider-bar that may be used to set a threshold (i.e., a confidence rating) for the closeness of any potential match returned as a result of a user's search. Sanctions List Search will detect certain misspellings or other incorrectly entered text, and will return near, or proximate, matches, based on the confidence rating set by the user via the slider-bar. OFAC does not provide recommendations with regard to the appropriateness of any specific confidence rating. Sanctions List Search is one tool offered to assist users in utilizing the SDN List and/or the various non-SDN lists; use of Sanctions List Search is not a substitute for undertaking appropriate due diligence. The use of Sanctions List Search does not limit any criminal or civil liability for any act undertaken as a result of, or in reliance on, such use.

[Download the SDN List](#)[Visit The OFAC Website](#)[Download the Consolidated Non-SDN List](#)[Program Code Key](#)

Lookup

Type:

Name:

ID #:

Program:

Minimum Name Score:

Address:

City:

State/Province*:

Country:

List:

Lookup Results: 0 Found

Name	Address	Type	Program(s)	List	Score▼
Your search has not returned any results.					

* U.S. states are abbreviated on the SDN and Non-SDN lists. To search for a specific U.S. state, please use the two letter U.S. Postal Service abbreviation.

SDN List last updated on: 5/21/2015 10:09:44 AM
Non-SDN List last updated on: 12/17/2014 9:16:52 AM



Sanctions List Search

This Sanctions List Search application ("Sanctions List Search") is designed to facilitate the use of the Specially Designated Nationals and Blocked Persons list ("SDN List") and all other non-SDN lists, including the Foreign Sanctions Evaders List, the Non-SDN Iran Sanctions Act List, the Part 561 list, the Sectoral Sanctions Identifications List and the Non-SDN Palestinian Legislative Council List. Given the number of lists that now reside in the Sanctions List Search tool, it is strongly recommended that users pay close attention to the program codes associated with each returned record. These program codes indicate how a true hit on a returned value should be treated. The Sanctions List Search tool uses approximate string matching to identify possible matches between word or character strings as entered into Sanctions List Search, and any name or name component as it appears on the SDN List and/or the various non-SDN lists. Sanctions List Search has a slider-bar that may be used to set a threshold (i.e., a confidence rating) for the closeness of any potential match returned as a result of a user's search. Sanctions List Search will detect certain misspellings or other incorrectly entered text, and will return near, or proximate, matches, based on the confidence rating set by the user via the slider-bar. OFAC does not provide recommendations with regard to the appropriateness of any specific confidence rating. Sanctions List Search is one tool offered to assist users in utilizing the SDN List and/or the various non-SDN lists; use of Sanctions List Search is not a substitute for undertaking appropriate due diligence. The use of Sanctions List Search does not limit any criminal or civil liability for any act undertaken as a result of, or in reliance on, such use.

[Download the SDN List](#)[Visit The OFAC Website](#)[Download the Consolidated Non-SDN List](#)[Program Code Key](#)

Lookup

Type:
Name:
ID #:
Program:

All

hoefer

Minimum Name Score:

100

Address:
City:
State/Province:*
Country:
List:

All

All

Search

Reset

Lookup Results: 0 Found

Name	Address	Type	Program(s)	List	Score▼
Your search has not returned any results.					

* U.S. states are abbreviated on the SDN and Non-SDN lists. To search for a specific U.S. state, please use the two letter U.S. Postal Service abbreviation.

SDN List last updated on: 5/21/2015 10:09:44 AM
Non-SDN List last updated on: 12/17/2014 9:16:52 AM