



MISC 2017031851



APR 27 2017 13:16 P 2

misc 2/a

m

FEF 16⁰⁰ FB 59-42920
BKP _____ C/O _____ COMP du
DEL _____ SCAN _____ FV _____
0

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
4/27/2017 13:16:49.75



2017031851

Page 1

NOTICE OF LEASE -
Legal Description for
Memorandum of Lease

Return Document To Lessee:

2/17/17

Jetz Service Co., Inc.
220 E. Taylor
Colorado Springs, CO 80907

Lessors:

Robert Hancock and Company
Parkwood Manor Apartments
11014-11108 Lamp Street
Omaha, NE 68154

Legal Description:

WEST PARK LOT 9 BLOCK 1 - EX SWSTLY 6 X 9 TRIA - LOT 1 & ALL LOTS 2 THRU 9 BLK 1

40175471658882
money order

Recording requested by and mail to:
JETZ SERVICE CO., INC.
220 E Taylor
Colorado Springs, CO 80907

EXHIBIT A

Page 2

MEMORANDUM OF LEASE

THIS MEMORANDUM OF LEASE is entered on February 17th, 2017 by and between Robert Hancock & Co., (hereinafter referred to as "LESSOR"), and JETZ SERVICE CO., INC., (hereinafter referred to as "LESSEE"). Lessor by these premises does lease to Lessee, and Lessee does hereby accept the possession of the room or rooms described below and located on the real property and improvements consisting of 48 multi-housing units, located at 11014-11108 Lamp Street, Omaha, NE 68154. Lessor warrants and represents that only 0 units are plumbed with their own washer and/or dryer connections.

See page 1 for Legal Description

Lessor and Lessee have entered into an unrecorded lease containing the provisions included herein and certain additional provisions. The provisions of the unrecorded lease are incorporated herein by this reference. A copy of the unrecorded lease is available for inspection by persons having a legitimate interest in the Property from the Home Office of the Lessee located at 901 NE River Road, Topeka, KS 66616.

1. **Exclusive use and possession of the Leased Premises.** Lessor does hereby grant, convey and transfer to Lessee the exclusive use and possession of certain premises, described as encompassing approximately NA square feet for its use as a laundry facility (hereinafter referred to as the "Leased Premises"). May 1st, 2017, plus any applicable renewal provisions.

3. **Assignment or Transfer.** This lease shall be binding upon the parties hereto, their respective heirs, personal representatives, successors, assigns or transferees.

4. **Non-Competition Clause.** This lease contains a covenant by the Lessor not to compete, which is binding upon, and inure to the benefit of the heirs, administrators, successors, and assigned of Lessor.

STATE OF Nebraska)
COUNTY OF Douglas) ss.

Robert Hancock & Co. LESSOR
BY: Robert Hancock

Print Name:

MANAGER of Parkwood Manor Company LLC
Title of Authorized Agent

This instrument was acknowledged before me on March 24 2017, by Robert Hancock as Managing Director of Robert Hancock & Co. (Name) (Relationship to) (Lessor)



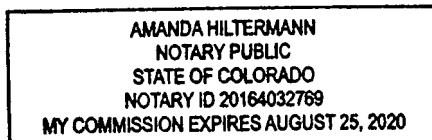
Ruth Roche
Notary Public within and for said County and State

STATE OF Colorado)
COUNTY OF El Paso) ss.

Jetz Service Co., Inc. LESSEE
BY: Christa Martin
Christa Martin Account Representative
Print Name

This instrument was acknowledged before me on April 4 2017, by Christa Martin as Acct Rep of Jetz Service Co., Inc.

My Commission expires:
8-25-2020



Amanda Hiltermann
Notary Public within and for said County and State