



BK 2192 PG 011-012



DEED 2001 12947

Neb. Doc
Stamp Tax

9-24-01

Date

EX #15

By

JSF

RICHARD M. TAYLOR
RECORDING CLERK
COUNTY OF DOUGLAS

01 SEP 24 PM 1:37

RECEIVED

Deed 1050

FEE 1050 FB 01.60000

1 BKP 36.15.12 C/O COMP

DEL SCAN CR FV

DEED OF DISTRIBUTION BY PERSONAL REPRESENTATIVE

First National Bank of Omaha, N.A., Personal Representative of the Estate of Joy G. Swanson, Deceased,

GRANTOR, conveys and releases to Cora Kathryn Johnson, an individual, GRANTEE*, the following-described real estate (as defined in Neb. Rev. Stat. §76-201):

SEE ATTACHED EXHIBIT "A"

subject to easements and restrictions of record and subject to an existing mortgage recorded at Book 2126, Page 51, on September 20, 1976, Douglas County, Nebraska, in favor of Commercial Federal Savings & Loan Association, which Grantee accepts and agrees to pay her pro rata share.

GRANTORS have determined that the GRANTEE is the person entitled to distribution of the real estate from said estate. GRANTORS covenant with GRANTEE that GRANTORS have legal power and lawful authority to convey and release the same.

Effective October 1, 1999.

GRANTORS covenant with GRANTEE that GRANTORS have legal power and lawful authority to convey the same.

ESTATE OF JOY G. SWANSON, Deceased

FIRST NATIONAL BANK OF OMAHA, Personal Representative

By: H. David Neely, Sr.
Vice President & Trust Officer

STATE OF NEBRASKA)
)ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on the 1 day of October 1999, by H. David Neely, Sr., a Vice President & Trust Officer of First National Bank of Omaha, Personal Representative of the Estate of Joy G. Swanson, Deceased.

Laurie B. Meyers
Notary Public

LAURIE B. MEYERS
ANDERSEN, BERKSHIRE, LAURITSEN
& BROWER
8805 Indian Hills Drive, Suite 200
Omaha, NE 68114
(402) 397-0666



EXHIBIT A

PARCEL 1:

The East 635 feet of the North 330 feet of the South 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 36, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, except those parts thereof taken for street purposes, together with the East 635 feet of the South 330 feet of the North 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 36, Township 15 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, except that part thereof taken for street purposes, more particularly described as follows:

Beginning at a point 50 feet West of the Southeast corner of the Northeast 1/4 of the Southeast 1/4 of the Northeast 1/4 of said Section 36; thence (assuming the East line of said NE 1/4 of Section 36 to be North/South in direction) North along a line parallel with and 50 feet West of the East line of said Northeast 1/4 for 330.78 feet; thence N 89°37'22" W for 584.75 feet along the North line of the South 330 feet of the North 1/2 of the Southeast 1/4 of the Northeast 1/4 of said Section 36; thence South for 379.99 feet to a point of curve; thence Southeasterly along a curve to the left (having a radius of 300.0 feet) for an arc distance of 133.62 feet to a point of reverse curve; thence Southerly along a curve to the right (having a radius of 350.0) for an arc distance of 157.94 feet to a point on the South line of the North 330 feet of the South 1/2 of the Southeast 1/4 of the Northeast 1/4 of said Section 36; thence S 89°37'27" E for 521.31 feet along said South line; thence North along a line parallel with and 50 feet West of the East line of the Northeast 1/4 of said Section 36 for 330.79 to the point of beginning.

PARCEL 2:

That part of the SE 1/4 of the NE 1/4 of Section 36, T15N, R12E of the 6th P.M., Douglas County, Nebraska, described as follows: Beginning at a point which is North 1103.00 feet and N 89°38'20" W, 182.00 feet of the SE corner of the SE 1/4 of the NE 1/4 of said Section 36; thence continuing N 89°38'20" W 453.22 feet to the East line of 61st Avenue; thence S 00°00'50" E 110.28 feet on the East line of 61st Avenue; thence S 89°38'20" E 453.30 feet; thence North 110.28 feet to the point of beginning.