



UCC 2015003421



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Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
1/15/2015 11:04:21.04



2015003421

(A)

THE ABOVE SPACE IS FOR REGISTER OF DEEDS RECORDING DATA

UCC RECORDING COVER SHEET

UCC
6 PGS
4 ATTACHMENTS
(2) LOTS / SECTIONS

LEGAL DESCRIPTION:

(IF NOT CONTAINED IN INSTRUMENT)

RETURN TO:

CSC01

CHECK NUMBER

1436670

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS

| | |
|--|--|
| A. NAME & PHONE OF CONTACT AT FILER (optional) Corporation Service Company 1-800-858-5294 | |
| B. E-MAIL CONTACT AT FILER (optional) SPRFiling@cscinfo.com | |
| C. SEND ACKNOWLEDGMENT TO: (Name and Address) 95141156 - 339860 Corporation Service Company 801 Adlai Stevenson Drive Springfield, IL 62703 Filed In: Nebraska (Douglas) | |

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S NAME: Provide only one Debtor name (1a or 1b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 1b, leave all of item 1 blank, check here ☐ and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

| | | | | |
|---|--------------------------|---------------------|-------------------------------|----------------------|
| 1a. ORGANIZATION'S NAME ANDERSON PROPERTIES CO. | | | | |
| OR | 1b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX |
| 1c. MAILING ADDRESS 17950 Burt Street | | CITY Omaha | STATE NE | POSTAL CODE 68118 |
| | | | COUNTRY USA | |

2. DEBTOR'S NAME: Provide only one Debtor name (2a or 2b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here ☐ and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

| | | | | |
|-------------------------|--------------------------|---------------------|-------------------------------|-------------|
| 2a. ORGANIZATION'S NAME | | | | |
| OR | 2b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX |
| 2c. MAILING ADDRESS | | CITY | STATE | POSTAL CODE |
| | | | COUNTRY | |

3. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGNOR SECURED PARTY): Provide only one Secured Party name (3a or 3b)

| | | | | |
|--|--------------------------|---------------------|-------------------------------|----------------------|
| 3a. ORGANIZATION'S NAME First National Bank of Omaha | | | | |
| OR | 3b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX |
| 3c. MAILING ADDRESS 1620 Dodge Street Stop 3202 | | CITY Omaha | STATE NE | POSTAL CODE 68197 |
| | | | COUNTRY USA | |

4. COLLATERAL: This financing statement covers the following collateral:

The Collateral is described on Exhibit "A" attached hereto and pertains to the real estate in Douglas County, Nebraska, legally described on Exhibit "B" attached hereto.

5. Check only if applicable and check only one box: Collateral is ☐ held in a Trust (see UCC1Ad, item 17 and Instructions) ☐ being administered by a Decedent's Personal Representative

6a. Check only if applicable and check only one box:

☐ Public-Finance Transaction ☐ Manufactured-Home Transaction ☐ A Debtor is a Transmitting Utility

6b. Check only if applicable and check only one box:

☐ Agricultural Lien ☐ Non-UCC Filing

7. ALTERNATIVE DESIGNATION (if applicable): ☐ Lessee/Lessor ☐ Consignee/Consignor ☐ Seller/Buyer ☐ Bailee/Bailor ☐ Licensee/Licenser

8. OPTIONAL FILER REFERENCE DATA: 101012 -

95141156

UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS

9. NAME OF FIRST DEBTOR: Same as line 1a or 1b on Financing Statement; if line 1b was left blank because Individual Debtor name did not fit, check here ☐

9a. ORGANIZATION'S NAME

ANDERSON PROPERTIES CO.

OR
9b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

10. DEBTOR'S NAME: Provide (10a or 10b) only one additional Debtor name or Debtor name that did not fit in line 1b or 2b of the Financing Statement (Form UCC1) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name) and enter the mailing address in line 10c

10a. ORGANIZATION'S NAME

OR
10b. INDIVIDUAL'S SURNAME

INDIVIDUAL'S FIRST PERSONAL NAME

INDIVIDUAL'S ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

10c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

11. ☐ ADDITIONAL SECURED PARTY'S NAME or ☐ ASSIGNOR SECURED PARTY'S NAME: Provide only one name (11a or 11b)

11a. ORGANIZATION'S NAME

OR
11b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

11c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

12. ADDITIONAL SPACE FOR ITEM 4 (Collateral):

13. ☒ This FINANCING STATEMENT is to be filed [for record] (or recorded) in the REAL ESTATE RECORDS (if applicable)

14. This FINANCING STATEMENT:

☐ covers timber to be cut

☐ covers as-extracted collateral

☒ is filed as a fixture filing

15. Name and address of a RECORD OWNER of real estate described in item 16 (if Debtor does not have a record interest):

16. Description of real estate:

The Collateral is described on Exhibit "A" attached hereto and pertains to the real estate in Douglas County, Nebraska, legally described on Exhibit "B" attached hereto.

17. MISCELLANEOUS:

EXHIBIT "A"

The collateral consists of the real estate described on Exhibit "B" attached hereto and by this reference incorporated herein (the "Real Estate"), together with the following to the extent that such collateral is deemed governed by the Uniform Commercial Code:

(a) all structures, buildings and improvements of every kind and description now or at any time hereafter located or placed on the Real Estate (the "Improvements");

(b) all of Debtor's interest in machinery, appliances, apparatus, equipment and fixtures now or hereafter located in, upon or under the Real Estate or the Improvements, or any part thereof, and used or usable in connection with any present or future operation thereof, and all additions thereto and replacements therefore;

(c) all articles of personal property and any additions to, substitutions for, changes in or replacements of the whole or any part thereof, including, without limitation, all furniture and furnishings, now or at any time hereafter affixed to, attached to, placed upon or used in any way in connection with the use, enjoyment, occupancy or operation of the Real Estate or the Improvements, or any portion thereof, and owned by the Debtor or in which Debtor now has or hereafter acquires an interest;

(d) all of the rents, royalties, issues and profits of the Real Estate and the Improvements, or arising from the use or enjoyment of all or any portion thereof or from any lease, license, concession, occupancy agreement or other agreement pertaining thereto (the "Rents and Profits"), and all right, title and interest of Debtor in and to all leases, licenses and occupancy agreements of the Real Estate or of the Improvements now or hereafter entered into and all right, title and interest of Debtor thereunder, including, without limitation, cash or securities deposited thereunder to secure performance by tenants, lessees or licensees, as applicable, of their obligations thereunder;

(e) all building materials and supplies now or hereafter placed on the Real Estate or in the Improvements;

(f) all proceeds of the conversion, voluntary or involuntary, of any of the foregoing into cash or liquidated claims, including, without limitation, proceeds of insurance and condemnation awards; and

(g) all other greater rights and interests of every nature in the Real Estate and the improvements and in the possession or use thereof and income therefrom, whether now owned or subsequently acquired by Debtor.

EXHIBIT "B"

Legal Description

Parcel 1: Lot 6, West Dodge Plaza, an Addition to the City of Omaha, in Douglas County, Nebraska.

Parcel 2: That part of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 16, Township 15 North, Range 12 East of the 6th P.M., in Douglas County, Nebraska, described as follows: Commencing at the NE corner of said NE $\frac{1}{4}$; thence South (assumed bearing) 869.93 feet on the East line of said NE $\frac{1}{4}$; thence West 91.82 feet to the point of beginning, said point being the NE corner of a tract of land referred to as "Parcel B" in a "Warranty Deed" recorded in Book 1454 at Page 33 of the Douglas County Records, said corner also being on the West line of 102nd Street; thence continuing West 874.74 feet on the North line of said "Parcel B" to the NW corner thereof; thence S05°39'19"E 247.20 feet on the West line of said "Parcel B"; thence East 859.00 feet on a line 36.00 feet North of and parallel with the South line of said "Parcel B" to the East line thereof; thence North 182.61 feet on the East line of said "Parcel B" and on the West line of 102nd Street; thence Northwesterly on the East line of said "Parcel B" and on the West line of 102nd Street on a 237.50 foot radius curve to the left, chord bearing N07°44'36"W, chord distance 63.97 feet, an arc distance of 64.15 feet to the point of beginning.

NE SW
SE SW

Parcel 3: That part of the East 1/2 of the Southwest 1/4 of Section 16, Township 15 North, Range 12 East of the 6th P.M., in Douglas County, Nebraska, more particularly described as follows: Commencing at the NE corner of the NE $\frac{1}{4}$; thence South (assumed bearing) 1433.93 feet on the East line of said NE $\frac{1}{4}$; thence West 83.20 feet to the point of beginning, said point being the SE corner of a tract of land referred to as "Parcel A" in a "Warranty Deed" recorded in Book 1454 at Page 33 of the Douglas County Records, said corner also being on the West line of 102nd Street; thence continuing West 779.80 feet on the South line of said "Parcel A" to the SW corner thereof; thence Northwesterly on the West line of said "Parcel A" on a 1025.92 foot radius curve to the right, chord bearing N19°18'30"W chord distance 201.14 feet, an arc distance of 201.46 feet; thence N05°39'19"W 128.80 feet on the West line of said "Parcel A" and its Northerly extension; thence East 859.00 feet on a line 36.00 feet North of and parallel with the North line of said "Parcel A" to a point on the Northerly extension of the East line of said "Parcel A" said point also being on the West line of 102nd Street; thence South 318.00 feet on the East line of said "Parcel A" and its extension and on the West line of 102nd Street to the point of beginning.

NE SW
SE SW

Parcel 4: That part of the Southwest Quarter of Section 16, Township 15 North, Range 12 East of the 6th P.M., in the City of Omaha, in Douglas County, Nebraska, more particularly described as follows: Commencing at the Northeast corner of said Southwest Quarter; thence South (assumed bearing) 1433.93 feet on the East line of said Southwest Quarter; thence West 83.20 feet to the point of beginning, said point also being the Southeast corner of a tract of land deeded to Metro Lincoln-Mercury as described in Book 1454 at Page 33 of the Deed Records of Douglas County, Nebraska; thence continuing West 535.00 feet on the South line of said Metro Lincoln-Mercury tract; thence South 180.00 feet on a line 535.00 feet West of and parallel to the West line of

NE SW
SE SW

102nd Street; thence East 535.00 feet on a line 180.00 feet South of and parallel to the South line of said Metro Lincoln-Mercury tract, to the West line of 102nd Street; thence North 180.00 feet on the West line of 102nd Street to the point of beginning.