

2.1

92-9773A

McGrath, North
272 So. 15th St. #1100
Omaha, Ne 68102
David C. Nelson

WARRANTY DEED

RENCOR, LTD., a Delaware corporation, Grantor, whether one or more,
in consideration of One Dollar (\$1.00) and other good and valuable
consideration, receipt of which is hereby acknowledged, conveys to

FRANK B. CERNIK, Trustee, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. § 76-201) in

Douglas County, Nebraska:

See Exhibit "A"

RECEIVED
MAR 12 3 18 PM '93
GEORGE J. BOGARD
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

CASH 2597B BK 1946 D 86-515 FB 61-36635
TYPE Deed PG 30-31 C/O 1 COMP VP SCAN JA
FEE 11.50 OF Deed LEGL PG 31 MC FV

NEBR DOC STAMP TAX
5-86 Date 3-12-93
\$ 01 By JD

Grantor covenants (jointly and severally, if more than one) with the Grantee that Grantor:

- (1) is lawfully seised of such real estate and that it is free from encumbrances subject to easements, reservations, convenants and restrictions of record;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons.

Executed:August 1....., 19.87.

..... Rencor, Ltd., a Delaware corporation

By Frank B. Cernik
Frank B. Cernik, President

State of NEBRASKA

County of Douglas

The foregoing instrument was acknowledged before me on ...August 1, 1987.....
by Frank B. Cernik, President of Rencor, Ltd., a Delaware corporation.

STATE OF NEBRASKA

GENERAL NOTARY - State of Nebraska
CINDY SUSTER
My Comm. Exp. July 17, 1988

Cindy Suster
Notary Public

County of

Filed for record and entered in Numerical Index on

at o'clockM., and recorded in Deed Record, Page

By:
County or Deputy County Clerk
Register of Deeds or Deputy Register of Deeds

12875 Seawville Dr
68137

EXHIBIT "A"

Lot 1, together with all of Lot 3 except the West 60 feet thereof, Southwest Park, a subdivision located in Douglas County, Nebraska; and

A part of Lot 2, Southwest Park, a Subdivision located in the SE 1/4 of Section 36, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Northeast corner of said Lot 2, Southwest Park; thence along the West right-of-way line of 132nd Street, on the following described courses; thence $S00^{\circ}12'23''W$, (assumed bearing) a distance of 90.13 feet; thence $S02^{\circ}30'21''W$, a distance of 89.72 feet; thence Easterly on a curve to the right with a radius of 35.00 feet, a distance of 53.59 feet, said curve having a long chord which bears $S46^{\circ}22'12''W$, a distance of 48.51 feet to a point on the North right-of-way line of "B" Street, thence, along said North right-of-way line of "B" Street, on the following described courses; thence $N89^{\circ}45'52''W$ a distance of 28.05 feet; thence Southwesterly, on a curve to the left with a radius of 295.00 feet, a distance of 241.45 feet, a said curve having a long chord which bears $S66^{\circ}44'12''W$, a distance of 234.77 feet; thence $S47^{\circ}14'45''W$, a distance of 17.99 feet; thence Northerly, on a curve to the right with a radius of 60.00 feet, a distance of 135.83 feet, said curve having a long chord which bears $N67^{\circ}54'00''W$, a distance of 108.63 feet to a point on the East right-of-way line of "A" Street; thence, along said East right-of-way line of "A" Street, on the following described courses; thence Northerly, on a curve to the right with a radius of 433.02 feet, a distance of 23.89 feet, said curve having a long chord which bears $N01^{\circ}27'54''W$, a distance of 23.89 feet; thence $N00^{\circ}06'57''E$, a distance of 154.28 feet; thence Northwesterly, on a curve to the left with a radius of 125.00 feet, a distance of 116.02 feet; said curve having a long chord which bears $N26^{\circ}28'21''W$, a distance of 111.90 feet to the Northwest corner of said Lot 2, Southwest Park; thence $S89^{\circ}51'16''E$, along the North line of said Lot 2, Southwest Park, a distance of 447.13 feet to the Point of Beginning.