



1917 139 DEED



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WARRANTY DEED-CORPORATION(page 1)

PROJECT: F-275-7(1018)

C.N.: 20256C

TRACT: 3 AND 7A

KNOW ALL MEN BY THESE PRESENTS:

THAT CHILDRENS MEMORIAL HOSPITAL FOUNDATION

organized and existing under and by virtue of the laws of the State of Nebraska hereinafter known as the Grantor, for and in consideration of the sum of SIX THOUSAND SEVEN HUNDRED SIXTY EIGHT AND NO/100--(\$6,768.00)-- DOLLARS in hand paid, does hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, the following described real property situated in DOUGLAS County, and State of Nebraska, to-wit;

A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE EASTERLY A DISTANCE OF 440.00 FEET ALONG THE NORTH LINE OF SAID QUARTER SECTION; THENCE SOUTHERLY DEFLECTING 112 DEGREES, 02 MINUTES, 48 SECONDS RIGHT, A DISTANCE OF 86.04 FEET ALONG THE EAST LINE OF THE PROPERTY OWNED BY THE GRANTOR(S); THENCE WESTERLY DEFLECTING 072 DEGREES, 34 MINUTES, 55 SECONDS RIGHT, A DISTANCE OF 409.65 FEET TO A POINT ON THE WEST LINE OF SAID QUARTER SECTION; THENCE NORTHERLY DEFLECTING 086 DEGREES, 07 MINUTES, 14 SECONDS RIGHT, A DISTANCE OF 46.69 FEET ALONG SAID LINE TO THE POINT OF BEGINNING CONTAINING 0.62 ACRES, MORE OR LESS, WHICH INCLUDES 0.34 ACRES, MORE OR LESS PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

THERE WILL BE NO INGRESS OR EGRESS OVER THE FOLLOWING DESCRIBED CONTROLLED ACCESS LINE LOCATED IN THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA:

REFERRING TO THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE EASTERLY A DISTANCE OF 440.00 FEET ALONG THE NORTH LINE OF SAID QUARTER SECTION; THENCE SOUTHERLY DEFLECTING 112 DEGREES, 02 MINUTES, 48 SECONDS RIGHT, A DISTANCE OF 86.04 FEET ALONG THE EAST LINE OF THE PROPERTY OWNED BY THE GRANTOR(S) TO THE POINT OF BEGINNING; THENCE WESTERLY DEFLECTING 072 DEGREES, 34 MINUTES, 55 SECONDS RIGHT, A DISTANCE OF 376.58 FEET TO A POINT ON THE EASTERLY EXISTING COUNTY ROAD RIGHT OF WAY LINE; THENCE SOUTHERLY DEFLECTING 093 DEGREES, 52 MINUTES, 46 SECONDS LEFT, A DISTANCE OF 500.00 FEET ALONG SAID RIGHT OF WAY LINE TO THE POINT OF TERMINATION;

AND ALSO:

A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

P.O. Box 94759 State Capitol Lincoln NE 68509-4759

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NW NW

NW 1/4

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NW NW NE

BEGINNING AT THE NORTHEAST CORNER OF SAID QUARTER SECTION; THENCE WESTERLY A DISTANCE OF 2109.08 FEET ALONG THE NORTH LINE OF SAID QUARTER SECTION; THENCE SOUTHERLY DEFLECTING 105 DEGREES, 40 MINUTES, 08 SECONDS LEFT, A DISTANCE OF 84.03 FEET ALONG THE WEST LINE OF THE PROPERTY OWNED BY THE GRANTOR(S); THENCE EASTERLY DEFLECTING 089 DEGREES, 11 MINUTES, 51 SECONDS LEFT, A DISTANCE OF 186.72 FEET TO A POINT ON THE SOUTHERLY EXISTING HIGHWAY RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 014 DEGREES, 51 MINUTES, 59 SECONDS RIGHT, A DISTANCE OF 1200.03 FEET ALONG SAID RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 009 DEGREES, 51 MINUTES, 55 SECONDS RIGHT, A DISTANCE OF 202.74 FEET; THENCE EASTERLY DEFLECTING 011 DEGREES, 08 MINUTES, 14 SECONDS LEFT, A DISTANCE OF 505.42 FEET TO A POINT ON THE EAST LINE OF SAID QUARTER SECTION; THENCE NORTHERLY DEFLECTING 087 DEGREES, 53 MINUTES, 12 SECONDS LEFT, A DISTANCE OF 56.52 FEET ALONG SAID LINE TO THE POINT OF BEGINNING CONTAINING 2.12 ACRES, MORE OR LESS, WHICH INCLUDES 1.59 ACRES, MORE OR LESS PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

THERE WILL BE NO INGRESS OR EGRESS OVER THE ABOVE DESCRIBED TRACT FROM OR TO THE REMAINDER OF SAID QUARTER SECTION.

EXCEPT OVER ONE UNRESTRICTED ACCESS NOT TO EXCEED 40 FEET IN WIDTH, UNLESS A DEDICATED PUBLIC ROAD IS APPROVED AT THIS LOCATION, WHICH PUBLIC ROAD WILL NOT EXCEED 70 FEET IN WIDTH, THE CENTERLINE OF WHICH IS LOCATED WESTERLY 536.38 FEET FROM THE EAST LINE OF SAID QUARTER SECTION AS MEASURED ALONG THE HIGHWAY CENTERLINE.

AND ALSO:

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

NW NE

REFERRING TO THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTHERLY A DISTANCE OF 33.00 FEET ALONG THE WEST LINE OF SAID QUARTER SECTION TO THE POINT OF BEGINNING; THENCE SOUTHERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS A DISTANCE OF 23.52 FEET ALONG SAID LINE; THENCE EASTERLY DEFLECTING 093 DEGREES, 05 MINUTES, 01 SECONDS LEFT, A DISTANCE OF 295.12 FEET TO A POINT ON THE SOUTHERLY EXISTING HIGHWAY RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 175 DEGREES, 25 MINUTES, 48 SECONDS LEFT, A DISTANCE OF 294.79 FEET ALONG SAID LINE TO THE POINT OF BEGINNING CONTAINING 0.08 ACRES, MORE OR LESS.

THERE WILL BE NO INGRESS OR EGRESS OVER THE FOLLOWING DESCRIBED CONTROLLED ACCESS LINE LOCATED IN THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 15 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, NEBRASKA:

NW NE

REFERRING TO THE NORTHWEST CORNER OF SAID QUARTER SECTION; THENCE SOUTHERLY A DISTANCE OF 56.52 FEET ALONG THE WEST LINE OF SAID QUARTER SECTION TO THE POINT OF BEGINNING; THENCE EASTERLY DEFLECTING 093

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DEGREES, 05 MINUTES, 01 SECONDS LEFT, A DISTANCE OF 295.12 FEET TO A POINT ON THE SOUTHERLY EXISTING HIGHWAY RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 004 DEGREES, 34 MINUTES, 12 SECONDS RIGHT, A DISTANCE OF 453.98 FEET ALONG SAID RIGHT OF WAY LINE TO THE POINT OF TERMINATION

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO ITS SUCCESSORS AND ASSIGNS ALL RIGHTS TO OIL AND GAS MINERALS IN OR ON THE ABOVE DESCRIBED REAL PROPERTY. SAID GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID OIL AND GAS MINERAL RIGHTS NOR SHALL SAID GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS IN EXTRACTING SAID OIL AND GAS MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.;

To have and to hold said real property, hereby known to include real estate together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto said STATE OF NEBRASKA, DEPARTMENT OF ROADS, and to its successors and assigns forever.

Said Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, and with its successors and assigns; that said Grantor is lawfully seized of said real property; that said real property is free from encumbrance; that said Grantor is duly authorized to sell said real property; that said Grantor warrants and will defend that title to said real property against the lawfull claims of all persons, whomsoever.

Duly executed this 19 day of November, 1991.

SEAL

CHILDRENS MEMORIAL HOSPITAL FOUNDATION
Corporation

ATTEST:

Lori L. Lehman

BY:

Jean W. Fonda Chairman
as ~~President~~ of Childrens Mem. Hospital
Foundation.

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STATE OF NEBRASKA)
) ss.
Douglas County)

On this 19th day of November, A.D., 1991,
before me, a General Notary Public, duly
commissioned and qualified, personally came
Jere W. Fonda, Chairman,
the duly authorized representatives of _____
Childrens Memorial Hospital Foundation
who acknowledged that he, she or they held the
position or title set forth in the instrument,
that he, she or they signed the instrument on
behalf of the corporation by proper authority and
that the instrument was the act of the
corporation and are to me known to be said duly
authorized representative or representatives and
the identical person or persons who signed
the foregoing instrument and acknowledged the
execution thereof to be his, her or their volunt-
act and deed.



WITNESS my hand and notarial seal the day
and year last above written.

Notary Public.
My commission expires the 30th day of March, 1994.

STATE OF NEBRASKA)
) ss.
_____ County)

On this ____ day of November, A.D., 1991,
before me, a General Notary Public, duly
commissioned and qualified, personally came

the duly authorized representatives of _____

who acknowledged that he, she or they held the
position or title set forth in the instrument,
that he, she or they signed the instrument on
behalf of the corporation by proper authority and
that the instrument was the act of the
corporation and are to me known to be said duly
authorized representative or representatives and
the identical person or persons who signed
the foregoing instrument and acknowledged the
execution thereof to be his, her or their volunt-
ary act and deed.

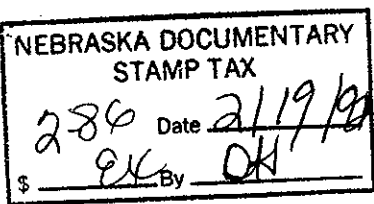
WITNESS my hand and notarial seal the day
and year last above written.

Notary Public.
My commission expires the ____ day of _____, 19__.

Deed
RECEIVED
FEB 19 10 27 AM '92
GEORGE J. BUGLEWICZ
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

1765

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