



DEED 2003132834



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Nebr Doc Stamp Tax
<u>11103</u>
Date
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By <u>CC</u>

RICHARD H. TAKECHI  
REGISTER OF DEEDS

RECEIVED

**WARRANTY DEED – CORPORATION (page 1)**

PROJECT: 6-7(164)

C.N.: 21899

TRACT: 1

KNOW ALL MEN BY THESE PRESENTS:

THAT SGD Westridge, L.L.C.

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 **TWO THOUSAND SEVEN HUNDRED FORTY AND NO/100----(\$2,740.00)----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 PART OF LOT 2, KVI-132ND STREET PLAZA, DOUGLAS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

REFERRING TO THE NORTHEAST CORNER OF SAID LOT 2; THENCE SOUTHERLY A DISTANCE OF 204.039 METERS (669.42 FEET) ALONG THE EASTERLY PROPERTY LINE OF SAID LOT 2, TO THE POINT OF BEGINNING; THENCE WESTERLY DEFLECTING 099 DEGREES 17 MINUTES 29 SECONDS RIGHT, A DISTANCE OF 21.845 METERS (71.67 FEET) TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF WEST DODGE ROAD; THENCE EASTERLY DEFLECTING 175 DEGREES 55 MINUTES 08 SECONDS LEFT, A DISTANCE OF 22.159 METERS (72.70 FEET) ALONG SAID NORTHERLY RIGHT OF WAY LINE OF WEST DODGE ROAD TO THE EASTERLY PROPERTY LINE OF SAID LOT 2; THENCE NORTHERLY DEFLECTING 103 DEGREES 22 MINUTES 21 SECONDS LEFT, A DISTANCE OF 1.598 METERS (5.24 FEET) ALONG SAID EASTERLY PROPERTY LINE TO THE POINT OF BEGINNING, CONTAINING 17.225 SQUARE METERS (185.41 SQUARE FEET), MORE OR LESS, WHICH INCLUDES 0.000 SQUARE METERS (0.00 SQUARE FEET), MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC RIGHT OF WAY.

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY. SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

Return to: Daryl Behrends  
Nebraska Dept. of Roads-R.O.W. Div.  
1500 Hwy 2, Box 94759  
Lincoln, NE 68509-4759

*Deed*  
2  
1

FEE	<u>20.50</u>	FB	<u>59-2/330</u>
BKP	_____	C/O	_____
DEF	_____	SCAN	_____
		COMP	<u>2</u>
		FV	_____

**WARRANTY DEED – CORPORATION (page 2)**

**PROJECT: 6-7(164)**

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**TRACT: 1**

TO HAVE AND TO HOLD said real property, hereby known to include real estate together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto THE 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 lawful claims of all persons, whomsoever.

Duly executed this 22 day of April, 2003.

SGD Westridge, LLC  
Corporation

ATTEST:

Christine McKinney

X BY:

James Bonds, sec.  
Cheryl Andrews  
Treasurer

WARRANTY DEED – CORPORATION (page 3)

PROJECT: 6-7(164)

C.N.: 21899

TRACT: 1

STATE OF Nebraska )  
 )ss.  
Douglas County)

On this 27<sup>th</sup> day of April, A.D., 2003, before me, a General Notary Public, duly commissioned and qualified, personally came Sheri L. Andrews and Jerry H. Banks the duly authorized representatives of SGD Unstridge, LLC

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 voluntary act and deed.

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

Constance C. McKenney Notary Public.

My commission expires the 12<sup>th</sup> day of August, 2006.



STATE OF \_\_\_\_\_ )  
 )ss.  
\_\_\_\_\_ County)

On this \_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_, 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 voluntary act and deed.

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

\_\_\_\_\_ Notary Public.

My commission expires the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

# Resolution

BE IT RESOLVED, that DONALD D. BIENHOFF, V.P.  
(Corporate Officer)  
and JERRY G. BANKS, SEC.  
(Corporate Officer) of the  
SGD WESTRIDGE, LLC  
(Corporation) are hereby authorized

and directed for, and on behalf of the Board of Directors, to execute all necessary documents to convey title to corporate property for highway purposes to the State of Nebraska, Department of Roads.

I further certify that the Board of Directors of the SGD WESTRIDGE, LLC  
(Corporation) has, and at the time of the adoption of said resolution, had full power and lawful authority to adopt the foregoing resolution and to confer the powers therein granted to the persons named who have full power and authority to exercise the same.

Duly executed this 22 day of April, 2003.

X Sherie L Andrews Treasurer

ATTEST: Estace McKenney

Project No.: 6-7(164)  
C.N.: 21899  
Tract No.: 1  
Owner's Name: SGD Westridge L.L.C.