

APR 29 1982

QUIT CLAIM DEED

THIS INSTRUMENT, made this 28th day of April, in the year one thousand nine hundred and eighty-two between NUNCIO C. "ELI" CANIGLIA and GLORIA CANIGLIA, husband and wife, hereinafter referred to as the "Grantors", and VENICE INN, INC., a Nebraska corporation, hereinafter referred to as "Venice Inn".

WITNESSETH, that the said Grantors, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration to them duly paid, the receipt whereof is hereby acknowledged, have remised, released and quit-claimed, and by these presents do remise, release and forever quit-claim unto the said Venice Inn, and to its successors and assigns forever, all his, her and their right, title and interest, in and to all realty described in Exhibit "A".

The intent of this conveyance is to transfer to the Venice Inn realty which by inadvertance was intended to be conveyed on the incorporation of the Venice Inn, but by error was not, in consideration of the issuance of its shares to and at the direction of the Grantor, Nuncio C. "Eli" Caniglia, prior to his marriage to the Grantor, Gloria Caniglia. Gloria Caniglia joins in this conveyance solely to relinquish any right she may otherwise have asserted therein by reason of the marital relationship of the Grantors.

TO HAVE AND TO HOLD the above described premises unto the said Venice Inn and its successors and assigns forever so that neither the said Grantors, nor any person in his, her or their name and behalf, shall or will hereafter claim or demand any right or title to the said premises or any part thereof, but they and every one of them shall by these presents be excluded and forever barred.

Grantors affirm that the realty and easement legally described herein have been erroneously held in their name, jointly or individually, and that in fact such realty and easement have been and are the property of Venice Inn, and that to the extent held in the name of the Grantors, it has been held for and on behalf of Venice Inn.

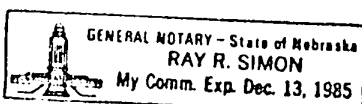
Nuncio C. "Eli" Caniglia
Nuncio C. "Eli" Caniglia

Gloria Caniglia
Gloria Caniglia

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 28th day of April, 1982 by Nuncio C. "Eli" Caniglia and Gloria Caniglia.

Ray R. Simon
Notary Public



6920 Pacific St
68106

EXHIBIT "A"

That part of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty-four (24), Township Fifteen (15) North, Range Twelve (12) East of the 6th Principal Meridian in Douglas County, Nebraska, described and bounded as follows:

Beginning at a point Thirty-three (33) feet North and 790.4 feet East of the Southwest (SW) corner of Section Twenty-four (24), Township Fifteen (15) North, Range Twelve (12) East of the 6th P.M.; thence North and parallel to the West line of 69th Avenue, 210.5 feet; thence West and parallel to the North line of Pacific Street, 367.5 feet more or less to the centerline of the channel of the Little Papillion (Papio) Creek (being the North boundary of the tract intended to be conveyed hereby and hereafter referred to as the "North Boundary"); thence Southeasterly along said centerline of said channel to a point 86.5 feet South of said North Boundary; thence due East 106.5 feet; thence Southeasterly 156.97 feet to a point 688 feet East and 33 feet North of the said Southwest corner of Section 24, Township 15 North, Range 12 East of the 6th P.M.; thence due East along the North line of Pacific Street to the point of beginning; excepting that part thereof conveyed by warranty deed to Douglas County, Nebraska filed of record on October 6, 1966, in Book 1300, Page 665 of the Deed Records of the Register of Deeds of Douglas County, Nebraska. As well as all right, title and interest in and to that certain easement which was reserved to Grantors as fully set out in Book 1301, Page 191 of Deed Records, Douglas County, Nebraska Register of Deeds.

Together with all and singular hereditaments thereunto belonging.

DOUGLAS COUNTY, NEBR.
REGISTER OF DEEDS
C. HAROLD ROSTER

1982 APR 29 PM 3:52

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Book 1685
Page 272
of Deeds

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Index
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2 Deeds