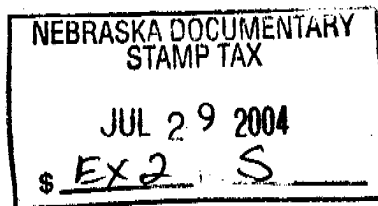


FILED SARPY CO. NE.  
INSTRUMENT NUMBER  
**2004-29104**

2004 JUL 29 A 11:49 P

*Glenn J. Downing*  
REGISTER OF DEEDS



COUNTER Sm C.E. TM  
VERIFY Sm D.E. TM  
PROOF Sm  
FEES \$ 20.50  
CHECK# \_\_\_\_\_  
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REFUND \_\_\_\_\_ CREDIT \_\_\_\_\_  
SHORT \_\_\_\_\_ NCR \_\_\_\_\_

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

PROJECT: 50-2(126)

C.N.: 21790

TRACT: 3

**KNOW ALL MEN BY THESE PRESENTS:**

THAT Mary Jean McManus and Barbara Timmerman as T.C.

hereinafter known as the Grantor, whether one or more, for and in consideration of the sum of **ONE HUNDRED EIGHTY FOUR THOUSAND SEVEN HUNDRED AND NO/100----(\$184,700.00)---DOLLARS** in hand paid do hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, the following described real estate situated in **SARPY** County, and State of Nebraska, to-wit;

A TRACT OF LAND LOCATED IN THE NORTH 20 ACRES OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 14; THENCE NORTHERLY ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER SECTION, A DISTANCE OF 2312.69 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTHERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER SECTION, A DISTANCE OF 330.38 FEET TO THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER SECTION; THENCE WESTERLY DEFLECTING 090 DEGREES, 09 MINUTES, 31 SECONDS LEFT ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER SECTION, A DISTANCE OF 85.44 FEET TO THE NORTHEAST PROPERTY CORNER OF THE GRANTOR(S) LOCATED ON THE EXISTING WESTERLY RIGHT OF WAY LINE OF HIGHWAY 50; THENCE CONTINUING WESTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER SECTION, A DISTANCE OF 152.98 FEET; THENCE SOUTHERLY DEFLECTING 092 DEGREES, 05 MINUTES, 11 SECONDS LEFT, A DISTANCE OF 330.62 FEET TO THE SOUTH PROPERTY LINE OF THE GRANTOR(S); THENCE EASTERLY DEFLECTING 087 DEGREES, 55 MINUTES, 09 SECONDS LEFT ALONG THE SOUTH PROPERTY LINE OF THE GRANTOR(S), A DISTANCE OF 133.93 FEET TO THE SOUTHEAST PROPERTY CORNER OF THE GRANTOR(S) LOCATED ON THE EXISTING WESTERLY RIGHT OF WAY LINE OF HIGHWAY 50; THENCE CONTINUING EASTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS, A DISTANCE OF 91.54 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 1.76 ACRES, MORE OR LESS, WHICH INCLUDES 0.67 ACRES, MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC RIGHT OF WAY.

THERE WILL BE NO INGRESS OR EGRESS OVER THE FOLLOWING DESCRIBED CONTROLLED ACCESS LINE LOCATED IN THE NORTH 20 ACRES OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

*RTR* Return to: Julie Westergren  
Nebraska Dept. of Roads-R.O.W. Div.  
1500 Hwy 2, Box 94759  
Lincoln, NE 68509-4759

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

**PROJECT: 50-2(126)**

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REFERRING TO THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 14; THENCE NORTHERLY ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER SECTION, A DISTANCE OF 2643.07 FEET TO THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER SECTION; THENCE WESTERLY DEFLECTING 090 DEGREES, 09 MINUTES, 31 SECONDS LEFT ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER SECTION, A DISTANCE OF 143.36 FEET TO THE POINT OF BEGINNING; THENCE SOUTHERLY DEFLECTING 095 DEGREES, 32 MINUTES, 26 SECONDS LEFT, A DISTANCE OF 331.94 FEET TO THE POINT OF TERMINATION LOCATED ON THE SOUTH PROPERTY LINE OF THE GRANTOR(S);

EXCEPT, OVER ONE ACCESS, NOT TO EXCEED 40.00 FEET IN WIDTH, THE CENTERLINE OF THE ACCESS IS LOCATED 89.29 FEET SOUTHERLY OF THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 14, AS MEASURED ALONG THE CENTERLINE OF THE PROJECT.

AND ALSO:

A TRACT OF LAND LOCATED IN THE SOUTH 60 ACRES OF THE NORTHEAST QUARTER WHICH INCLUDES PART OF TAX LOT 2 IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 14; THENCE NORTHERLY ALONG THE EAST LINE OF SAID NORTHEAST QUARTER SECTION, A DISTANCE OF 990.09 FEET; THENCE WESTERLY DEFLECTING 090 DEGREES, 09 MINUTES, 57 SECONDS LEFT, A DISTANCE OF 93.00 FEET TO THE EXISTING WESTERLY RIGHT OF WAY LINE OF HIGHWAY 50; THENCE CONTINUING WESTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS ALONG THE NORTH PROPERTY LINE OF THE GRANTOR(S), A DISTANCE OF 86.15 FEET; THENCE SOUTHERLY DEFLECTING 089 DEGREES, 10 MINUTES, 35 SECONDS LEFT, A DISTANCE OF 575.61 FEET TO THE NORTH LINE OF SAID TAX LOT 2; THENCE SOUTHERLY DEFLECTING 014 DEGREES, 24 MINUTES, 05 SECONDS LEFT, A DISTANCE OF 160.58 FEET; THENCE SOUTHERLY DEFLECTING 012 DEGREES, 48 MINUTES, 03 SECONDS RIGHT, A DISTANCE OF 124.03 FEET TO THE SOUTH LINE OF SAID TAX LOT 2; THENCE CONTINUING SOUTHERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS, A DISTANCE OF 134.42 FEET TO THE SOUTH LINE OF SAID NORTHEAST QUARTER SECTION; THENCE EASTERLY DEFLECTING 089 DEGREES, 13 MINUTES, 01 SECONDS LEFT ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER SECTION, A DISTANCE OF 57.92 FEET TO THE EXISTING WESTERLY RIGHT OF WAY LINE OF HIGHWAY 50; THENCE CONTINUING EASTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER SECTION, A DISTANCE OF 85.44 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 3.87 ACRES, MORE OR LESS, WHICH INCLUDES 1.98 ACRES, MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC RIGHT OF WAY.

THERE WILL BE NO INGRESS OR EGRESS OVER THE FOLLOWING DESCRIBED CONTROLLED ACCESS LINE LOCATED IN THE SOUTH 60 ACRES OF THE NORTHEAST QUARTER WHICH INCLUDES PART OF TAX LOT 2 IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 14; THENCE NORTHERLY ALONG THE EAST LINE OF SAID NORTHEAST QUARTER SECTION, A DISTANCE OF 990.09 FEET; THENCE WESTERLY DEFLECTING 090 DEGREES, 09 MINUTES, 57 SECONDS LEFT, A DISTANCE OF 93.00 FEET TO THE EXISTING WESTERLY RIGHT OF WAY LINE

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WARRANTY DEED – INDIVIDUAL (page 3)

PROJECT: 50-2(126)

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OF HIGHWAY 50; THENCE CONTINUING WESTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS ALONG THE NORTH PROPERTY LINE OF THE GRANTOR(S), A DISTANCE OF 86.15 FEET TO THE POINT OF BEGINNING; THENCE SOUTHERLY DEFLECTING 089 DEGREES, 10 MINUTES, 35 SECONDS LEFT, A DISTANCE OF 575.61 FEET TO THE NORTH LINE OF SAID TAX LOT 2; THENCE SOUTHERLY DEFLECTING 014 DEGREES, 24 MINUTES, 05 SECONDS LEFT, A DISTANCE OF 160.58 FEET; THENCE SOUTHERLY DEFLECTING 012 DEGREES, 48 MINUTES, 03 SECONDS RIGHT, A DISTANCE OF 124.03 FEET TO THE SOUTH LINE OF SAID TAX LOT 2; THENCE CONTINUING SOUTHERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS, A DISTANCE 134.42 FEET TO THE POINT OF TERMINATION LOCATED ON THE SOUTH LINE OF SAID NORTHEAST QUARTER SECTION;

EXCEPT, OVER ONE ACCESS, NOT TO EXCEED 40.00 FEET IN WIDTH, THE CENTERLINE OF THE ACCESS IS LOCATED 787.74 FEET NORTHERLY OF THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 14, AS MEASURED ALONG THE CENTERLINE OF THE PROJECT.

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 SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL 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.

TO HAVE AND TO HOLD the premises above described, together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, and to its successors and assigns forever.

And the Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, and with its successors and assigns that the Grantor is lawfully seized of said premises; that they are free from encumbrance; that the Grantor has good right and lawful authority to sell the same; and the grantor does hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons, whomsoever.

Signed this 30 day of January, A.D. 2004.

Barbara Timmerman

Mary Jean McManus

John J. McManus

2004 29104 C

WARRANTY DEED - INDIVIDUAL (page 4)

PROJECT: 50-2(126)

C.N.: 21790

TRACT: 3

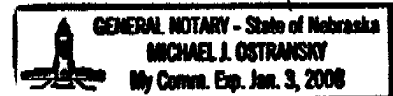
STATE OF Nebraska  
County) Sarpy )ss.

On this 30 day of January, A.D., 2004, before me, a General Notary Public, duly commissioned and qualified, personally came Mary Jean McManus ~~and John McManus~~  
John McManus  
to me known to be the identical person whose name affixed to the foregoing instrument as Grantor and acknowledged the same to be a voluntary act and deed.

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

Michael J Ostransky Notary Public.

My commission expires the 30 day of January, 2004.



STATE OF Nebraska  
County) Sarpy )ss.

On this 30 day of January, A.D., 2004, before me, a General Notary Public, duly commissioned and qualified, personally came Barbara Timmerman  
to me known to be the identical person whose name affixed to the foregoing instrument as Grantor and acknowledged the same to be a voluntary act and deed.

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

Michael J Ostransky Notary Public.

My commission expires the 30 day of January, 2004.

