

WARRANTY DEED

Return to:
Nebraska Land Title & Abstract
3910 South Street
Lincoln, NE 68506

Edna J. Gerdes, a single person ("Grantor"), in consideration of One Dollar and other valuable consideration received from Grantee, do convey unto Evon May and Linda Nelson, Successor Co-Trustees of the Edna J. Gerdes Revocable Trust, ("Grantee") the real estate (as defined in Neb. Rev. Stat. 76-201) described as follows:

Lot 78 and a part of Lots 90 and 11, Irregular Tracts located in the Southwest and Southeast Quarters of Section 21, Township 11 North, Range 5 East of the 6th P.M., Lancaster County, Nebraska and more particularly described as follows: Beginning at the Northeast corner of Lot 89 Irregular Tract, said point being on the Westerly 33.00 feet right-of-way line of NW 105th Street; thence North on said right-of-way line on an assumed bearing of N 00°26'19" E for a distance of 353.50 feet to a point on the Southerly line of Lot 78; thence on the Southerly line of Lot 78 with a curve turning to the left with an arc length of 42.27 feet, with a radius of 11559.16 feet, with a chord bearing of S 50°53'09" E, with a chord length of 42.27 feet to the Southeast corner of Lot 78; thence N 00°26'21" E for a distance of 76.87 feet to the Northeast corner of Lot 78; thence on the Northerly line of Lot 78 with a curve turning to the right with an arc length of 434.23 feet, with a radius of 11499.16 feet, with a chord bearing of N 49°40'11" W, with a chord length of 434.21 feet to the Northwesterly corner of Lot 78; thence S 00°24'11" W for a distance of 13.25 feet to a point on the Southerly 50.00 feet right-of-way line of the abandoned Burlington Northern Railroad; thence on said right-of-way line with a curve turning to the right with an arc length of 34.84 feet, with a radius of 11509.16 feet, with a chord bearing of N 48°32'40" W, with a chord length of 34.84 feet to the most Easterly corner of Lot 9; thence N 89°40'02" W on the South line of Lot 9 for a distance of 153.98 feet; thence S 18°46'46" W for a distance of 177.78 feet; thence S 21°21'39" E for a distance of 98.91 feet; thence S 10°30'49" E for a distance of 62.08 feet; thence S 03°22'31" W for a distance of 374.24 feet to a point on the centerline of Elk Creek; thence on the centerline of Elk Creek and the Northerly line of Lot 89 on the following courses; N 60°57'22" E for a distance of 82.73 feet; thence S 85°59'56" E for a distance of 135.50 feet; thence N 77°55'25" E for a distance of 68.42 feet; thence S 63°53'05" E for a distance of 28.74 feet; thence S 75°34'08" E for a distance of 158.61 feet; thence N 82°42'13" E for a distance of 53.63 feet to the Point of Beginning.

To have and to hold the Premises, together with all tenements, hereditaments and appurtenances thereto, herein granted unto the Grantee and to Grantee's successors and assigns forever.

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE as follows:

1. Grantor is lawfully seized of said Premises and it is free from encumbrances, subject, however, to any restrictions, reservations, covenants, easements and agreements of record and subject to all regular taxes and special assessments;
2. Grantor has legal power and lawful authority to convey the same; and
3. Grantor warrants and will defend the title to said Premises against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, Grantor has hereunto signed as of the 14th day of September, 2015.

BY: Evon May A.I.F.
Evon May as Attorney-in-Fact
for Edna J. Gerdes.

State of Nebraska
County of Lancaster

The foregoing instrument was acknowledged before me this 14th day of September, 2015 by Evon May, as attorney in fact on behalf of Edna J. Gerdes.

[Signature]
Notary Public

