

DEED RECORD No. 486

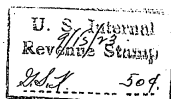
202827-OMAHA, PRINTING COMPANY, OMAHA

consolidated with the city of Omaha, Douglas County, Nebraska, as surveyed, platted and recorded.

To have and to hold all and singular the premises above mentioned and described and hereby conveyed or intended so to be unto the said party of the second part his heirs and assigns forever.

In witness whereof, the said George S. Kennedy, Referee as aforesaid, hath hereunto set his hand and seal the day and year first above written.

George S. Kennedy
Referee



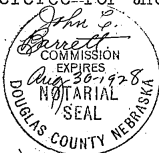
Signed, sealed and delivered in Omaha, Douglas County, Nebraska by the said George S. Kennedy, Referee and in the presence of one witness.

John C. Barrett.

State of Nebraska,)
Douglas County.) ss.

On the 15th day of September, 1923, before me came George S. Kennedy, Referee, personally known to be the individual and officer described in and who executed the above conveyance and acknowledged that he executed the same as such Referee for the uses and purposes therein set forth.

John C. Barrett
Notary Public



My commission expires on the 30 day of Aug. 1928.

State of Nebraska,)
County of Dougl as.) ss.

Entered on Numerical index and filed for Record in the Register of Deeds Office of said county the 18th day of September, A. D. 1923, at 3:00 o'clock P. M.

Harry Pearce,
Register of Deeds.

Compared by W&P.

29. Warranty Deed)
Chicago, Burlington &)
Quincy Railroad Company)
to)
Nebraska Power Company.)

THIS INDENTURE, Made this 4th day of June in the year of our Lord one thousand nine hundred twenty three, between the Chicago, Burlington & Quincy Railroad Company, a corporation organized and existing under and by virtue of the laws of the State of Illinois, party of the first part, and the Nebraska Power Company of Omaha, Nebraska, a corporation, party of the second part.

WITNESSETH, that the said party of the first part for and in consideration of the sum of One hundred sixty three thousand seventy three (\$163073.00) Dollars in hand paid, receipt whereof is hereby acknowledged, has sold and by these presents does grant, convey and confirm unto the said party of the second part, the following described premises, situated in the County of Douglas and the State of Nebraska, to-wit:

That part of government lot four (4) in section twenty three (23), township fifteen (15) north, range thirteen (13) east of the sixth P. M. described as follows:

Beginning at the intersection of the south line of Leavenworth Street as extended across said government lot 4, with the east line of the right of way of the railroad of the Union Pacific Railroad Company; thence south in said right of way line two hundred eighty two and two tenths (282.2) feet; thence continuing south on said right of way line one hundred (100) feet more or

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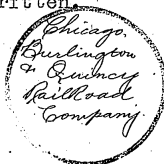
less on a curve to the left on a radius of three hundred eighty three (383) feet to the center of Marcy Street in the city of Omaha, if extended; thence continuing on a curve to the left with a radius of three hundred eighty three (383) feet two hundred sixty one and eight tenths (261.8) feet; thence south seventy six degrees forty five minutes east (S 76° 45'E) four hundred eighteen and nine tenths (418.9) Feet; thence south eighty six degrees and thirty minutes east (S 86° 30' E) two hundred nineteen and fifty five hundredths (219.55) feet; thence north sixteen degrees six minutes west (N 16° 6' W) to the south line of Leavenworth Street as extended aforesaid, thence west along the south line of Leavenworth Street to the place beginning, excepting from this description and sale that part of lot eight (8) in block two hundred eight (208), City of Omaha, which lies within the above bounded tract, the area conveyed by this instrument being four hundred eighteen thousand one hundred thirty seven (418137) square feet.

This deed is made subject to leases running from the grantor herein to C. N. Diétz Lumber Company, Hugh Murphy Company, Phoenix Construction Company, and the City of Omaha, and subject to the provisions in the Bill of Sale of the railroad tracks, of even date herewith.

And the said Chicago, Burlington & Quincy Railroad Company for itself and its successors, does hereby covenant to and with the said party of the second part, its successors and assigns, that at the time of the execution and delivery of these presents it is lawfully seized of said premises; that it has good right and lawful authority to convey the same; that they are free from incumbrance, and does hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever.

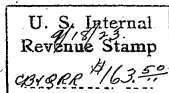
IN WITNESS WHEREOF, the said Chicago, Burlington & Quincy Railroad Company has hereunto causes its corporate seal to be affixed and these presents to be signed by its President the day and year first above written.

Attest:
C. I. Sturgis, Secretary



Chicago, Burlington & Quincy Railroad Company
By Hale Holden, President.

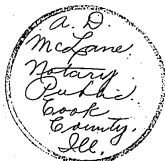
In presence of:
E. J. Alden



Approved.
As to form, Thos. J. Lawlers, Law Dept.
As to Description F. T. Darrow, Engineering Dept.
As to Property Interests, E. M. Westworth, Land and Industrial Dept.
As to Audit W. W. Henderson, Auditing Dept.

State of Illinois)
Cook County) ss. On this 4th day of June, A. D. 1923, before me a Notary Public duly commissioned and qualified in and for said county, personally came the above named Hale Holden, President, and C. I. Sturgis, Secretary of C. B. & Q. R. Co. who are personally known to me to be the identical persons whose names are affixed to the above deed as President and Secretary of said corporation, and they acknowledged the instrument to be their voluntary act and deed and the voluntary act and deed of said corporation.

WITNESS my hand and official seal at Chicago, in said County, the date aforesaid.



My commission expires Mar 22, 1927.
A. D. McLane,
Notary Public

State of Nebraska,)
County of Douglas.) ss.

Entered on Numerical index and filed for Record in the Register of Deeds Office of said county the 18th day of September, A. D. 1923, at 3:50 o'clock P. M.
Harry Pearce, Register of Deeds.

Compared by W&P.