

#6140

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NEBRASKA DOCUMENTARY
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CASS COUNTY, NE.

2004 AUG 24 AM 9:43

AUG 24 2004

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011818 OF 000 PG 554

PATRICIA WEISINGER
REGISTERED OF DEEDS

\$ 0.00 BY DM

*6746 *2050

COMPLAINT

WARRANTY DEED - CORPORATION (page 1)

PROJECT: 80-9(832)

C.N.: 12450A

TRACT: 3

KNOW ALL MEN BY THESE PRESENTS:

THAT DESIGN Homes INC.

Organized and existing under and by virtue of the laws of the State of Wisconsin hereinafter known as the Grantor, for and in consideration of the sum of **ONE THOUSAND SEVEN HUNDRED FIFTY AND NO/100**—**(\$1,750.00)**—**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 **CASS** County, and State of Nebraska, to-wit:

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 12 NORTH, RANGE 9 EAST OF THE SIXTH PRINCIPAL MERIDIAN, CASS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHWEST CORNER OF SAID QUARTER SECTION; THENCE NORTHERLY A DISTANCE OF 663.92 FEET ALONG THE WEST LINE OF SAID QUARTER SECTION TO A POINT ON THE NORTHERLY EXISTING INTERSTATE 80 RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 089 DEGREES, 58 MINUTES, 57 SECONDS RIGHT, A DISTANCE OF 50.00 FEET ALONG SAID RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 02 SECONDS LEFT, A DISTANCE OF 261.00 FEET ALONG SAID RIGHT OF WAY LINE; THENCE EASTERLY ON A 615.60 FOOT RADIUS CURVE TO THE LEFT, DEFLECTION TO THE INITIAL TANGENT BEING 000 DEGREES, 00 MINUTES, 01 SECONDS RIGHT, A DISTANCE OF 397.80 FEET, SUBTENDING A CENTRAL ANGLE OF 037 DEGREES, 01 MINUTES 28 SECONDS ALONG SAID RIGHT OF WAY LINE; THENCE NORTHEASTERLY ON A 6772.75 FOOT RADIUS CURVE TO THE LEFT, DEFLECTION TO THE INITIAL TANGENT BEING 000 DEGREES, 13 MINUTES, 41 SECONDS RIGHT, A DISTANCE OF 233.01 FEET, SUBTENDING A CENTRAL ANGLE OF 001 DEGREES, 58 MINUTES 16 SECONDS ALONG SAID RIGHT OF WAY LINE; THENCE NORTHEASTERLY ON A 17013.74 FOOT RADIUS CURVE TO THE LEFT, DEFLECTION TO THE INITIAL TANGENT BEING 003 DEGREES, 23 MINUTES, 53 SECONDS LEFT, A DISTANCE OF 84.46 FEET, SUBTENDING A CENTRAL ANGLE OF 000 DEGREES, 17 MINUTES 04 SECONDS ALONG SAID RIGHT OF WAY LINE TO THE POINT OF BEGINNING; THENCE NORTHEASTERLY ON A 17013.74 FOOT RADIUS CURVE TO THE LEFT, DEFLECTION TO THE INITIAL TANGENT BEING 000 DEGREES, 00 MINUTES, 00 SECONDS A DISTANCE OF 93.64 FEET, SUBTENDING A CENTRAL ANGLE OF 000 DEGREES, 18 MINUTES 55 SECONDS ALONG SAID RIGHT OF WAY LINE; THENCE NORTHWESTERLY DEFLECTING 090 DEGREES, 57 MINUTES, 06 SECONDS LEFT, A DISTANCE OF 25.44 FEET; THENCE SOUTHWESTERLY DEFLECTING 089 DEGREES, 45 MINUTES, 45 SECONDS LEFT, A DISTANCE OF 93.42 FEET; THENCE SOUTHEASTERLY DEFLECTING 089 DEGREES, 45 MINUTES, 56 SECONDS LEFT, A DISTANCE OF 24.02 FEET TO A POINT ON THE NORTHERLY EXISTING INTERSTATE 80 RIGHT OF WAY LINE TO THE POINT OF BEGINNING CONTAINING 0.05 ACRES, MORE OR LESS.

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

PROJECT: 80-9(832)

WARRANTY DEED - CORPORATION (page 2)

C.N.: 12450A

TRACT: 3

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.

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 19th day of May, 2004.

X _____ DESIGN HEROES INC
Corporation

ATTEST: _____

X: 

PROJECT: 80-9(832) WARRANTY DEED - CORPORATION (page 3) TRACT: 3
C.N.: 12450A

STATE OF Wisconsin)
) ss.
 Eau Claire)
) County)

On this 19 day of May, A.D., 2004, before me, a General Notary Public, duly commissioned and qualified, personally came SEBBY IRVING

the duly authorized representatives of Charity Bank

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

LISA K. JOHNSON
Notary Public - State of Wisconsin
My Commission Expires February 19, 2006



Lisa K. Johnson Notary Public
LISA K. JOHNSON
Notary Public - State of Wisconsin
My Commission Expires February 19, 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____.

6172

Resolution

BE IT RESOLVED, that JEFF IRVINE
(Corporate Officer)

and _____ of the
(Corporate Officer)

DESIGN HOMES INC are hereby authorized
(Corporation)

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 DESIGN HOMES INC
(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 19th day of MAR, 20 04.

X 

ATTEST: _____

Project No.: 80-9(832)

C.N.: 12450A

Tract No.: 3

Owner's Name: Design Homes, Inc., a Wisconsin Corporation

#2563

NEBRASKA DOCUMENTARY
STAMP TAX

FILED
CASS COUNTY, NE.

APR 06 2004

2004 APR -6 AM 9:09

\$ 0.42 BY pm

EX-180 00 PG 48/1
PATRICIA WEISINGER
REGISTER OF DEEDS
#2563 1550

COMPARED

PROJECT: 80-9(828)

QUITCLAIM DEED - CORPORATION (page 1)

C.N.: 12455

TRACT: 12 & 12A

KNOW ALL MEN BY THESE PRESENTS:

THAT Design Homes INC.

Organized and existing under and by virtue of the laws of the State of Mississippi

hereinafter known as the Grantor, for and in consideration of the sum of **THREE HUNDRED FIFTY AND NO/100---(\$350.00)---DOLLARS** in hand paid, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, convey remise, release and forever quitclaim unto THE STATE OF NEBRASKA, DEPARTMENT OF ROADS, the following described real property situated in **CASS** County, and State of Nebraska, to-wit;

A TRACT OF LAND LOCATED IN PART OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 12 NORTH, RANGE 9 EAST OF THE SIXTH PRINCIPAL MERIDIAN, CASS COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHWEST CORNER OF SAID QUARTER SECTION; THENCE NORTHERLY A DISTANCE OF 653.92 FEET ALONG THE WEST LINE OF SAID QUARTER SECTION; THENCE EASTERLY DEFLECTING 089 DEGREES, 58 MINUTES, 55 SECONDS RIGHT, A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING; THENCE EASTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS A DISTANCE OF 29.76 FEET ALONG THE NORTHERLY EXISTING INTERSTATE 80 RIGHT OF WAY LINE; THENCE NORTHERLY DEFLECTING 089 DEGREES, 57 MINUTES, 24 SECONDS LEFT, A DISTANCE OF 50.19 FEET; THENCE WESTERLY DEFLECTING 089 DEGREES, 59 MINUTES, 58 SECONDS LEFT, A DISTANCE OF 29.78 FEET TO A POINT ON THE EASTERLY EXISTING HIGHWAY 63 RIGHT OF WAY LINE; THENCE SOUTHERLY DEFLECTING 090 DEGREES, 01 MINUTES, 34 SECONDS LEFT, A DISTANCE OF 50.21 FEET ALONG SAID RIGHT OF WAY LINE TO THE POINT OF BEGINNING CONTAINING 0.03 ACRES, MORE OR LESS.

THERE WILL BE NO INGRESS OR EGRESS OVER THE FOLLOWING DESCRIBED CONTROLLED ACCESS LINE LOCATED IN PART D, BLOCK 145, PARCEL 568 OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 12 NORTH, RANGE 9 EAST OF THE SIXTH PRINCIPAL MERIDIAN, CASS COUNTY, NEBRASKA:

REFERRING TO THE SOUTHWEST CORNER OF SAID QUARTER SECTION; THENCE NORTHERLY A DISTANCE OF 653.92 FEET ALONG THE WEST LINE OF SAID QUARTER SECTION; THENCE EASTERLY DEFLECTING 089 DEGREES, 58 MINUTES, 55 SECONDS RIGHT, A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY DEFLECTING 180 DEGREES, 00 MINUTES, 00 SECONDS LEFT, A DISTANCE OF 50.00 FEET TO A POINT ON THE WEST LINE OF SAID QUARTER SECTION; THENCE NORTHERLY DEFLECTING 090 DEGREES, 01 MINUTES, 05 SECONDS RIGHT, A DISTANCE OF 550.25 FEET TO THE POINT OF TERMINATION.

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

PROJECT: 80-9(828) QUITCLAIM DEED - CORPORATION (page 2) TRACT: 12 & 12A
C.N.: 12455

EXCEPT OVER A FRONTAGE ROAD TO BE BUILT AS PART OF HIGHWAY PROJECT 80-9(828), THE ENTRANCE OF SAID FRONTAGE ROAD IS LOCATED NORTHERLY 1228.80 FEET FROM THE SOUTH LINE OF SAID QUARTER QUARTER SECTION AS MEASURED ALONG THE HIGHWAY PROJECT 80-9(828) CENTERLINE.

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 said real property, hereby known to include real estate together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto said STATE OF NEBRASKA, DEPARTMENT OF ROADS, and to its successors and assigns forever.

Duly executed this 13 day of JANUARY, 2004.

ATTEST _____
DESIGNERIES INC
Corporation

X By: [Signature]

By: _____

482

#2563

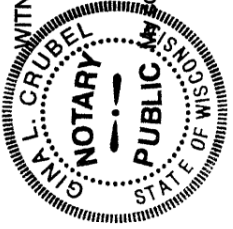
PROJECT: 80-9(828) QUITCLAIM DEED - CORPORATION (page 3) TRACT: 12 & 12A
C.N.: 12455

STATE OF Wisconsin)
Cleawford)ss.
County)

On this 13th day of JANUARY, A.D., 2004, before me, a General Notary Public, duly commissioned and qualified, personally came JERRY PERINE

the duly authorized representatives of Deiler Homes, Inc.

who acknowledged that he, she or they held the position or title set forth in 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
Gina L. Crubel Notary Public.

My commission expires the 13 day of February, 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 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____.

JUL 2 2 2003

FILED
CASS COUNTY, NE.

\$ 662.66 BY OTM

2003 JUL 22 PM 2:30

BOOKS OF DA 110 678
PATRICIA MEISINGER
REGISTER OF DEEDS
6919 550

COMPLETED

WARRANTY DEED

KNOW THAT ALL MEN BY THESE PRESENTS THAT Herbert J. LaVigne, herein called the grantor whether one or more, in consideration of One Dollar and other valuable consideration received from grantees, do hereby bargain, sell, convey, and confirm unto Design Homes, Inc., a Wisconsin Corporation, the following described real property in CASS County, Nebraska:

A tract of land located in the Southwest Quarter of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska, more particularly described as follows:

Commencing at a point 50.00 feet East of and 654.50 feet North of the Southwest corner of said Section 26, Township 12, Range 9; thence South 89 degrees 49 minutes 40 seconds East a distance of 261.00 feet to a point of curve; thence along a circular curve to the left having a radius of 615.60 feet and subtended by a chord 302.13 feet in length bearing North 75 degrees 58 minutes 02 seconds East to the point of beginning; (said point of beginning is a point on said circular curve) thence continuing along said circular curve having a radius of 615.60 feet and subtended by a chord 92.47 feet in length and bearing North 57 degrees 27 minutes 09 seconds East to a point of curve; thence; along a circular curve to the left having a radius of 6,775.50 feet and subtended by a chord 232.99 feet in length and bearing North 56 degrees 28 minutes 02 seconds East to a point of curve; thence along a circular curve to the left having a radius of 17,013.70 feet and subtended by a chord 560.69 feet in length and bearing North 45 degrees 55 minutes 31 seconds East; thence North 89 degrees 34 minutes 40 seconds West a distance of 675.00 feet; thence South 00 degrees 00 minutes 00 seconds East a distance of 573.44 feet to the point of beginning.

To have and hold above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantees and their assigns, or to the heirs and assigns of the survivor of them forever.

And the grantor does hereby covenant with the grantees and their assigns and with the heirs and assigns of the survivor of them that grantor is lawfully seized of said premises; that they are free from any encumbrance except covenants, easements and restrictions of record; all regular taxes and special assessments, except those levied or assessed subsequent to date hereof; that grantor has good right and lawful authority to convey the same; and that grantor warrants and will defend the title to said premises against the lawful claims of all persons whomsoever.

Executed July 3, 2003


Herbert J. LaVigne

STATE OF NEBRASKA
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 3 day of July, 2003 by
Herbert J. LaVigne,


Notary Public



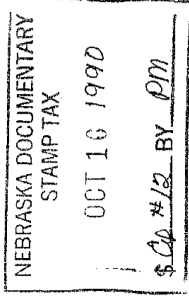
QUITCLAIM DEED

ALMA K. LAVIGNE, GRANTOR, in consideration of One Dollar (\$1.00) and other valuable consideration DOLLARS received from GRANTEE, HERBERT J. LAVIGNE,

quitclaims to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

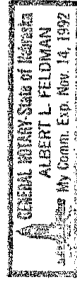
Pt. D, Block 145, P568, SW One-Quarter, Southwest One-Quarter, Section 26-12-9, 4.86 acres, as surveyed, platted and recorded in Cass County, Nebraska.

This Deed is given pursuant to a Decree of Dissolution of Marriage entered by the Douglas County District Court on the 9 day of August, 1990, in a case entitled "Alma K. Lavigne, Petitioner, vs. Herbert J. Lavigne, Respondent," and appearing at docket 881, No. 418.



Executed... 19 90 Alma K. Lavigne, Grantor

STATE OF NEBRASKA COUNTY OF DOUGLAS The foregoing instrument was acknowledged before me on ALMA K. LAVIGNE, Grantor



Notary Public My commission expires

STATE OF NEBRASKA, County of ... Filed for record and entered in Numerical Index on 19 90 at 9:22 o'clock A. M., and recorded in Deed Record 149, Page 155 Doc # 242 \$550

COMPARED

Register or Deputy Register of Deeds

WARRANTY DEED

JOHN M. McCABE & MARCIA K. McCABE Grantor, whether one or more,
husband and wife
in consideration of SEVENTEEN THOUSAND FIVE HUNDRED AND NO/100--(\$17,500.00)--

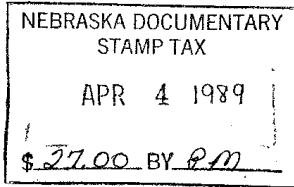
-----, receipt of which is hereby acknowledged, conveys to

HERBERT J. LaVIGNE, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. § 76-201) in

CASS County, Nebraska:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE PART HEREOF



Filed for Record 4-4-89 At 2:40 P.M.
In Book 145 of Deed Page 568
Register of Deeds, Cass Co., NE Patricia M. Mearns
Doc # 29 \$10.50

Grantor covenants (jointly and severally, if more than one) with the Grantee that Grantor:

- (1) is lawfully seised of such real estate and that it is free from encumbrances
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons.

Executed: March 14, 1989

John M. McCabe
John M. McCabe

Marcia K. McCabe
Marcia K. McCabe

State of Nebraska

County of Douglas

The foregoing instrument was acknowledged before me on March 14, 1989
by John M. McCabe and Marcia K. McCabe

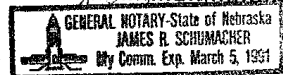


Exhibit A

A tract of land located in the SW 1/4 of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska, more particularly described as follows: Commencing at a point 50 feet east of 654.5 feet North of the Southwest corner of said Section 26-12-9; thence S 89 degrees 49'40" East a distance of 261.0 feet to a point of curve; thence along a circular curve to the left having a radius of 615.6 feet and subtended by a chord 302.13 feet in length and bearing N 75 degrees 58'02" East to the point of beginning; (Said point of beginning is a point on said circular curve) thence continuing along said circular curve having a radius of 615.6 feet and subtended by a chord 92.47 feet in length and bearing N 57 degrees 27'09" E to a point of curve; thence along a circular curve to the left having a radius of 6,775.5 feet and subtended by a chord 232.99 feet in length and bearing N 56 degrees 28'02" E to a point of curve; thence along a circular curve to the left having a radius of 17,013.7 feet and subtended by a chord 560.69 feet in length and bearing N 45 degrees 55'31" E, thence N 89 degrees 34'40" W a distance of 675.0 feet; thence S 00 degrees 00'00" E a distance of 573.44 feet to the point of Beginning. Ingress-egress easement as described in the Warranty Deed filed at Book 114, Page 376.

WARRANTY DEED

HELEN BAUDER

GRANTOR, in consideration of

Ten Dollars (\$10.00) and other valuable consideration ~~DOLLARS~~ received from GRANTEE,
JOHN M. McCABE

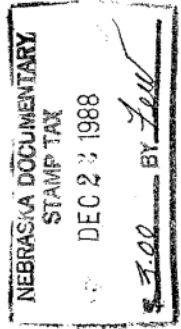
conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A tract of land located in the SW $\frac{1}{4}$ of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska; more particularly described as follows: Commencing at a point 50 feet east and 654.5 feet north of the Southwest corner of said Section 26-12-9; thence S89°49'40"E a distance of 261.0 feet to a point of curve; thence along a circular curve to the left having a radius of 615.6 feet and subtended by a chord 302.13 feet in length and bearing N75°58'02"E to the Point of Beginning; (Said point of beginning is a point on said circular curve) thence continuing along said circular curve having a radius of 615.6 feet and subtended by a chord 92.47 feet in length and bearing N57°27'09"E to a point of curve; thence along a circular curve to the left having a radius of 6,775.5 feet and subtended by a chord 232.99 feet in length and bearing N56°28'02"E to a point of curve; thence along a circular curve to the left having a radius of 17,013.7 feet and subtended by a chord 560.69 feet in length and bearing N45°55'31"E; thence N89°34'40"W a distance of 675.0 feet; thence S00°0'00"E a distance of 573.44 feet to the Point of Beginning. Said tract of land contains 4.86 acres.

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

- (1) is lawfully seized of such real estate and that it is free from encumbrances
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.

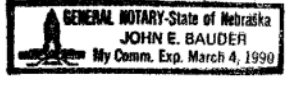
Executed Nov. 29 19 88



Helen Bauder
Helen Bauder

STATE OF NEBRASKA)
COUNTY OF Douglas) SS.

The foregoing instrument was acknowledged before me on Nov. 29 1988
by Helen Bauder



John E. Bauder
Notary Public
My commission expires

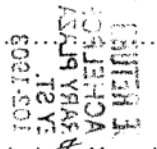
STATE OF NEBRASKA, County of Cass

Filed for record and entered in Numerical Index on 33 dec 19 88 at 9:47 o'clock A. M., and recorded in Deed Record 145 Page 194

COMPARED

*# 5.50
dec # 781
5.50*

Patricia Messinger
County or Deputy County Clerk
Register or Deputy Register of Deeds



TRUSTEE'S DEED

Norwest Bank Nebraska, N.A., Trustee, f/k/a Norwest Capital Management & Trust Co., Nebraska, Trustee, f/k/a The United States National Bank, Trustee, under the Merle C. Fimple Trust dated April 17, 1983, as amended, GRANTOR, in consideration of Ten Dollars (\$10.00) received from GRANTEE, John M. McCabe, conveys to GRANTEE, the following described real estate (as defined in §76-201 R.R.S. (Reissue 1986):

A tract of land located in the SW¼ of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska; more particularly described as follows: Commencing at a point 50 feet east and 654.5 feet north of the Southwest corner of said Section 26-12-9; thence S89°49'40"E a distance of 261.0 feet to a point of curve; thence along a circular curve to the left having a radius of 615.6 feet and subtended by a chord 302.13 feet in length and bearing N75°58'02"E to the Point of Beginning; (Said point of beginning is a point on said circular curve) thence continuing along said circular curve having a radius of 615.6 feet and subtended by a chord 92.47 feet in length and bearing N57°27'09"E to a point of curve; thence along a circular curve to the left having a radius of 6,775.5 feet and subtended by a chord 232.99 feet in length and bearing N56°28'02"E to a point of curve; thence along a circular curve to the left having a radius of 17,013.7 feet and subtended by a chord 560.69 feet in length and bearing N45°55'31"E; thence N89°34'40"W a distance of 675.0 feet; thence S00°0'00"E a distance of 573.44 feet to the Point of Beginning. Said tract of land contains 4.86 acres.

NEBRASKA DOCUMENTARY
STAMP TAX
DEC 2 1988
\$ 5.00 BY *JLL*

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) Is lawfully seized of such real estate and that it is free from encumbrances except easements and restrictions of record and all subsequent taxes and assessments;
- (2) Has legal power and lawful authority to convey same;

COMPARED

Filed for Record 12-30-88 At 9:45 A.M.
In Book 145 of Deeds Page 192
Register of Deeds, Cass Co., NE *Patricia Messinger*
Dec 28 1988 \$10.50

1050

#280

(3) Warrants and will defend title to the real estate against any acts of the GRANTOR.

Executed: November 25, 1988.

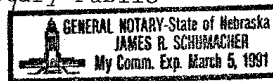
Harry P. Yosten
Harry P. Yosten,
Trustee

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on the 25th day of November, 1988 by Harry Yosten, Vice President, Norwest Bank Nebraska, N.A., Trustee of the Merle C. Fimple Trust.

J. R. Schumacher
Notary Public

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



Filed for record and entered in Numerical Index on _____, 1988 at _____ o'clock ____ .M. and recorded in Deed Record _____ Page _____.

County or Deputy County Clerk
Register or Deputy Register
of Deeds

NOTARY PUBLIC
JAMES R. SCHUMACHER

219

CERTIFICATE OF COUNTY COURT PROCEEDING
INVOLVING REAL ESTATE

IN THE COUNTY COURT OF DOUGLAS COUNTY, NEBRASKA

This is to certify that there is pending in the County Court of Douglas County, Nebraska, a proceeding entitled In the Matter of the Estate of William A. Bauder, Sr., Doc. 136, Page 367, which is a proceeding involving the probate of an estate in which proceeding the following described real estate is involved:

An undivided one half (1/2) interest in: A tract of land located in the SW 1/4 of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska; more particularly described as follows: Commencing at a point 50 feet east and 654.5 feet north of the Southwest corner of said Section 26-12-9; thence S89°49'40"E a distance of 261.0 feet to a point of curve; thence along a circular curve to the left having a radius of 615.6 feet and subtended by a chord 302.13 feet in length and bearing N75°58'02"E to the Point of Beginning; (Said point of beginning is a point on said circular curve) thence continuing along said circular curve having a radius of 615.6 feet and subtended by a chord 92.47 feet in length and bearing N57°27'09"E to a point of curve; thence along a circular curve to the left having a radius of 6,775.5 feet and subtended by a chord 232.99 feet in length and bearing N56°28'02"E to a point of curve; thence along a circular curve to the left having a radius of 17,013.7 feet and subtended by a chord 560.69 feet in length and bearing N45°55'31"E; thence N89°34'40"W a distance of 675.0 feet; thence S00°00'00"E a distance of 573.44 feet to the Point of Beginning. Said tract of land contains 4.86 acres.

COMPARED

Doc # 219
Filed for Record 5-19-88 At 8:30 A.M.
In Book 11 of 11700 Page 527
Register of Deeds, Cass Co., Neb. *(Signature)*
4/6/88



(Signature)
~~County Judge/Registrar~~
Clerk Magistrate

FILE

IN COUNTY COURT OF DOUGLAS COUNTY, NEBRASKA

IN THE MATTER OF THE ESTATE OF) BOOK 136 PAGE 367
)
 WILLIAM A. BAUDER, SR.)
)
 Deceased.) FORMAL ORDER FOR COMPLETE
) SETTLEMENT AFTER INFORMAL
) TESTATE PROCEEDING

Upon consideration of the Petition for Complete Settlement of the Personal Representative of this estate, the Court finds and determines that:

1. The required notices have been given or waived.
2. Decedent died testate on August 2, 1986, and was domiciled in the County of Douglas, State of Nebraska.
3. Decedent left an instrument purporting to be the last Will, dated April 24, 1981, which was executed in due form of law; Decedent had authority and capacity to make and execute said Will, which was filed in this Court upon Application for Informal Probate of the instrument.
4. On August 21, 1986, Helen J. Bauder, was duly appointed and qualified as Personal Representative of the estate and has continued to qualify and act as Personal Representative of the estate from time of appointment. The Personal Representative has collected and managed the assets of the estate, filed an Inventory and Final Accounting herein, paid all lawful claims against the estate and performed all other acts required by the laws of the State of Nebraska pertaining to estates of decedents.
5. The Decedent was survived by the following named heirs at law related as indicated:

11249

Helen J. Bauder	Wife
William A. Bauder, Jr.	Son
John E. Bauder	Son
Sally Johnson	Daughter
Donna L. Pettit	Daughter
Jeanette Seburg	Daughter.

6. Due Notice to Creditors has been published in compliance with Nebraska Probate Code section 30-2483 and proof thereof filed herein.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED by the Court that:

A. The findings hereinabove made should be and they are hereby made a part of the Decree of this Court as fully as if set out at length herein.

B. The last Will, dated April 24, 1981 of the Decedent, previously informally probated is hereby declared to be valid and formally probated.

C. The sole and only heirs at law of the Decedent are those listed in the above findings.

D. The Final Accounting of the Personal Representative is hereby allowed and approved as filed herein.

E. Court costs are due herein in the amount of \$ 89.00.
F. The Personal Representative be, and hereby is authorized and directed to deliver and distribute title and possession of the assets of the estate to the distributees in the amount and manner set forth in the Schedule of Distribution filed with the Petition for Complete Settlement After Informal Testate Proceeding.

G. Distributions previously made by the Personal Representative and reported on the Final Accounting are hereby approved and ratified.

H. The Authority of the Personal Representative shall terminate, the Personal Representative shall be discharged from further claims or demands from interested persons, and the surety on the Personal Representative's bond, if any, shall be released when the following conditions have been met:
 Receipt filed with the Court by Helen J. Bauder.

DATED this 11th day of May, 1988.

BY THE COURT:

JANE H. PROCHASKA

County Judge

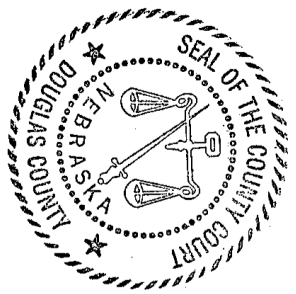
STATE OF NEBRASKA } I, Clerk of the County Court,
 COUNTY OF DOUGLAS } of Douglas County, Nebraska, do
 hereby certify the foregoing copy, consisting of 3 pages, to be a full, true and correct copy of the original record thereof, now remaining on file in said court; that I have the legal custody and control of said original record; and that the seal of said Court is hereto affixed.

WITNESS my hand and the seal of said Court at Omaha this 11th day of May 1988

Clerk of the County Court

BY Shelley Jergle
 Registrar Deputy

O.K. JK



Last Will and Testament

OF

WILLIAM A. BAUDER, SR. 136-347

I, WILLIAM A. BAUDER, SR. of Omaha, Douglas County, Nebraska, do hereby make and publish the following as and for my Last Will and Testament, and do hereby revoke all other wills, codicils and testamentary instruments heretofore made by me.

ARTICLE I

HELEN J. BAUDER is my wife. For brevity, she is referred to throughout this will as "my spouse".

My only living children are WILLIAM A. BAUDER, JR., DONNA L. PETTIT, JOHN E. BAUDER, JEANETTE SEBURG and SALLY JOHNSON. References herein to "my children" include them and any children of mine born or legally adopted after the execution of this will. Such after born or adopted children shall have no right in my estate other than those granted by this will.

ARTICLE II

I nominate my spouse as Executrix of my will and estate. Should my spouse fail or decline to qualify or cease to act as Executrix, I nominate my son, John E. Bauder, of Omaha, Nebraska, and my son, William A. Bauder, Jr., of Omaha, Nebraska, as the successor Co-Executors in such office.

My Executrix and any successor in such office shall herein be referred to as my "personal representative".

In the event my spouse or my sons shall serve as personal representative, I direct that they be permitted to serve without bond. If, notwithstanding this direction, any bond be required by any law, rule or order of court, no surety or sureties shall be required thereon. However, if a surety or sureties are required thereon, then only an nominal bond shall be required.

ARTICLE III

I direct my personal representative to pay out of the assets of my estate all of my legal debts, my funeral expenses, and all costs of administration of my estate.

ARTICLE IV

I give and bequeath to my spouse all furniture, household furnishings, clothing, jewelry, personal effects and all of my other articles of personal use or ornament if my spouse survives me, otherwise to my surviving children to be divided equally between them as they may determine, but if they fail to agree upon such division within a period of six (6) months after my death then as my personal representative shall determine.

ARTICLE V

I devise and bequeath all of the rest, residue and remainder of my property and estate of whatsoever kind and wheresoever situated to my spouse, if my spouse survives me and if the death of my spouse does not occur prior to the time my estate is distributed; otherwise, I devise and bequeath said property to my children who are surviving me, share and share alike. If any of my children shall fail to survive me and shall leave issue surviving, it is my intention that the share of such child shall not lapse, but shall pass to the surviving issue of said child of mine, share and share alike. If any of my children shall fail to survive me and shall leave no issue surviving, the share of such deceased child shall be distributed among my surviving children, share and share alike. I direct that any property over which I shall have power of appointment at the date of my death shall be distributed in accordance with the provisions of this Article V.

ARTICLE VI

In the administration of my estate pursuant to this will, the personal representative shall have the following powers, duties and discretions, in addition to others now or hereafter conferred by law, to be exercised in their absolute discretion in any capacity

4249

to which such powers may be applicable:

- (a) To retain any property of my estate for distribution in kind;
- (b) To compromise, pay or otherwise settle any of my secured or unsecured debts, due or not due, in full or in part, at or after my death;
- (c) To convey, dispose of, sell, lease, trade, or mortgage or otherwise deal in or with any part or parts of any of the real or personal property of my estate, privately or otherwise, for any purpose, and to fix the prices, terms and conditions thereof;
- (d) To make any elections available under federal and state taxing and revenue laws and regulations; which shall be binding upon all beneficiaries;
- (e) To vote any corporate stock that is in my estate, or any options thereon, either personally or by proxy, and to continue to do so until the final distribution of my estate; and,
- (f) To in general do anything for such consideration and upon such terms as in the absolute discretion and judgment of my Executrix and personal representative is determined for any purpose or purposes.

ARTICLE VII

If my spouse and I should die under such circumstances that the order of our deaths cannot be established by proof, it shall be conclusively presumed for all purposes of this will that my spouse survived me.

IN WITNESS WHEREOF, I, WILLIAM A. BAUDER, SR., have set my hand and seal to this my will on this 24 day of April, 1981.

William A. Bauder, Sr.
WILLIAM A. BAUDER, SR., Testator

STATE OF NEBRASKA)
) SS:
COUNTY OF DOUGLAS)

WE, WILLIAM A. BAUDER, SR., Michael L. Kazer
and Michael V. Dunham, the Testator and witnesses, respectively, whose names are assigned to the foregoing instrument, being first duly sworn, do hereby declare to the undersigned authority that the Testator signed and executed the instrument as his Last Will and Testament and that he had signed willingly and that

he executed it as his free and voluntary act for the purposes therein expressed; and, that each of the witnesses, in the presence and hearing of the Testator, signed the will as witnessed and that to the best of their knowledge, the Testator was at that time eight-
een or more years of age or was not at that time a minor and was of sound mind and under no constraint or undue influence.

FILED
COUNTY COURT
PROBATE DIVISION

AUG 21 1986

DOUGLAS COUNTY, NEBRASKA

William A. Bauder, Sr.
WILLIAM A. BAUDER, SR., Testator

Michael L. Lutzer
Witness

Michael V. Buehner
Witness

SUBSCRIBED AND SWORN to and acknowledged before me by WILLIAM A. BAUDER, SR., the Testator, and subscribed and sworn to before me by Michael L. Lutzer and Michael V. Buehner, witnesses, this 21st day of April, 1981.

Sandra M. Glade
Notary Public



8249

CERTIFICATE TO PROBATE OF WILL Form 39B

5-X

IN THE COUNTY COURT OF DOUGLAS COUNTY, NEBRASKA

STATE OF NEBRASKA,)
) ss.
County of Douglas,)

In the Matter of the Estate of
WILLIAM A. BAUDER, SR.,
Deceased.)
Book 136 Page 367

I, ROBERT C. MCGOWAN, County Judge/Registrar in and for said County,
do hereby certify that on August 21st, 1986, the foregoing instrument purporting to be the
last Will and Testament of William A. Bauder, Sr., deceased, filed in this Court on

August 21st, 1986, was as duly proved, approved, probated and allowed as the last Will
and Testament of said deceased,

and the same was recorded in the Records of the County Court aforesaid.

That decedent was domiciled in Omaha, Douglas County, Nebraska, admitted to probate.
That said Will was informally admitted to probate.

FILED
COUNTY COURT
PROBATE DIVISION



AUG 21 1986

DOUGLAS COUNTY, NEBRASKA

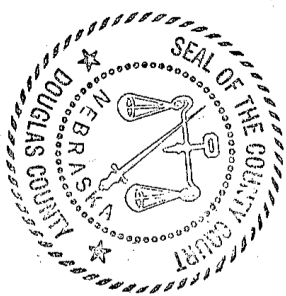
IN WITNESS WHEREOF, I have hereunto set my hand,
and affixed the Seal of the said County Court, at
Omaha, on the date first above mentioned.

Robert C. McGowan
County Judge/Registrar

66#3000

R:

Stephen L. Gerdes
8701 West Dodge Road, Suite 404
Omaha, Nebraska 68114-3407



STATE OF NEBRASKA }
COUNTY OF DOUGLAS } ss. I, Clerk of said County, do hereby certify that foregoing true, consisting of 5 pages, to be a full, true and correct copy of the original record of the case, heretofore mentioned, and that I have the original record and certified a full and true record; and that the seal of said County is hereto affixed.

WITNES MY HAND AND THE SEAL OF SAID COURT AT OMAHA, NEBRASKA, this 17th day of May, 1980

Clerk of the County Court
BY David Stangle
Register Deputy

Handwritten mark

NEBRASKA DOCUMENTARY
STAMP TAX

FEB 22 1988

\$ Cp # 15 BY BM

DEED OF DISTRIBUTION
BY
PERSONAL REPRESENTATIVE

Helen J. Bauder, Personal Representative of the Estate of William A. Bauder, Sr., Deceased, GRANTOR, conveys and releases to Helen J. Bauder, GRANTEE, the following described real estate (as defined in Neb.Rev.Stat. 76-201):

An undivided one half (1/2) interest in: A tract of land located in the SW 1/4 of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska; more particularly described as follows: Commencing at a point 50 feet east of 654.5 feet north of the Southwest corner of said Section 26-12-9; thence S89°49'40"E of a distance of 261.0 feet to a point of curve; thence along a circular curve to the left having a radius of 615.6 feet and subtended by a chord 302.13 feet in length and bearing N75°58'02"E to the Point of Beginning; (Said point of beginning is a point on said circular curve) thence continuing along said circular curve having a radius of 615.6 feet and subtended by a chord 92.47 feet in length and bearing N57°27'09"E to a point of curve; thence along a circular curve to the left having a radius of 6,775.5 feet and subtended by a chord 232.99 feet in length and bearing N56°28'02"E to a point of curve; thence along a circular curve to the left having a radius of 17,013.7 feet and subtended by a chord 560.69 feet in length and bearing N45°55'31"E; thence N89°34'40"W a distance of 675.0 feet; thence S00°00'00"E a distance of 573.44 feet to the Point of Beginning. Said tract of land contains 4.86 acres.

subject to easements and restrictions of record.

GRANTOR has determined that the GRANTEE is the person entitled to distribution of the real estate from said estate. GRANTOR covenants with GRANTEE that GRANTOR has legal power and lawful authority to convey and release the same.

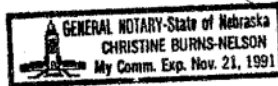
DATED this 16 day of February, 1987.

Helen J. Bauder
Helen J. Bauder, Personal Representative
Estate of William A. Bauder, Sr., Deceased

STATE OF NEBRASKA)
) ss:
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on February 16, 1988, by Helen J. Bauder, Personal Representative of the Estate of William A. Bauder, Sr., Deceased.

Christine Burns Nelson
NOTARY PUBLIC



FILED FOR RECORD 2-22-88 AT 11:32
PAGE 188
REGISTER OF DEEDS, CASS CO., NEBR.
Book # 324
\$ 55.00
COMPARED
Christine Burns Nelson

#223

TRUSTEE'S DEED

NORWEST BANK NEBRASKA, N.A. (formerly, The United States National Bank of Omaha), Trustee, GRANTOR, in consideration of One Dollar and other Valuable Consideration, receive from

GRANTEE, HELEN J. BAUDER, Personal Representative of the Estate of William A. Bauder, Sr. and

Conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

An undivided one half (1/2) interest in: A tract of land located in the SW 1/4 of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska; more particularly described as follows: Commencing at a point 50 feet east and 654.5 feet north of the Southwest corner of said Section 26-12-9; thence S89°49'40"E a distance of 261.0 feet to a point of curve; thence along a circular curve to the left having a radius of 615.6 feet and subtended by a chord 302.13 feet in length and bearing N75°58'02"E to the Point of Beginning; (Said point of beginning is a point on said circular curve) thence continuing along said circular curve having a radius of 615.6 feet and subtended by a chord 92.47 feet in length and bearing N57°27'09"E to a point of curve; thence along a circular curve to the left having a radius of 6,775.5 feet and subtended by a chord 232.99 feet in length and bearing N56°28'02"E to a point of curve; thence along a circular curve to the left having a radius of 17,013.7 feet and subtended by a chord 560.69 feet in length and bearing N45°55'31"E; thence N89°34'40"W a distance of 675.0 feet; thence S00°00'00"E a distance of 573.44 feet to the Point of Beginning. Said tract of land contains 4.86 acres.

subject to easements and restrictions of record.

- GRANTOR covenants with GRANTEE that GRANTOR: (1) is lawfully seized of such real estate and that it is free from encumbrances, (2) has legal power and lawful authority to convey the same, (3) warrants and will defend title to the real estate against any acts of the GRANTOR.

Executed this 16 day of November, 1987.

NORWEST BANK NEBRASKA, N.A., Trustee

BY: Helen York Vice President

11:30 FILED FOR RECORD 2-22-88 AT 11:30 A.M. IN BOOK 443, CT. Deed. REGISTER OF DEEDS, CASS CO., NEBR. Patricia Manning COMPARED PAGE 186 Doc # 223 \$1050

NEBRASKA DOCUMENTARY STAMP TAX FEB 22 1988 \$4 #2 BY DM

FIDELITY NATIONAL TITLE INSURANCE CO. E - 1253

WARRANTY DEED

THIS INDENTURE WITNESSETH: That the Grantor, AMOCO OIL COMPANY, (formerly The American Oil Company), a corporation organized and existing under and by virtue of the laws of the State of Maryland, for and in consideration of the sum of TWENTY-SEVEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$27,500.00), to it in hand paid, conveys and warrants to THE UNITED STATES NATIONAL BANK OF OMAHA, Trustee, whose address is 20th & Farnam Streets, P. O. Box 3408, Omaha of the County of Douglas and State of Nebraska, the following described real estate, situated in the County of Cass, and State of Nebraska, to wit:

A tract of land located in the SW $\frac{1}{4}$ of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska; more particularly described as follows: Commencing at a point 50 feet east and 654.5 feet north of the southwest corner of said Section 26-12-9; thence S 89°49'40" E a distance of 261.0 feet to a point of curve; thence along a circular curve to the left having a radius of 615.6 feet and subtended by a chord 302.13 feet in length and bearing N 75°58'02" E to the point of beginning; (Said point of beginning is a point on said circular curve) thence continuing along said circular curve having a radius of 615.6 feet and subtended by a chord 92.47 feet in length and bearing N 57°27'09" E to a point of curve; thence along a circular curve to the left having a radius of 6,775.5 feet and subtended by a chord 232.99 feet in length and bearing N 56°28'02" E to a point of curve; thence along a circular curve to the left having a radius of 17,013.7 feet and subtended by a chord 560.69 feet in length and bearing N 45°55'31" E; thence N 89°34'40" W a distance of 675.0 feet; thence S 00°00'00" E a distance of 573.44 feet to the Point of Beginning. Said tract of land contains 4.86 acres.

J.K.

Grantor granting a thirty foot ingress-egress easement described as follows:

A tract of land located in the SW $\frac{1}{4}$ of Section 26, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska; more particularly described as follows: Beginning at a point 50 feet east and 654.5 feet north of the southwest corner of said Section 26-12-9; thence S 89°49'40" E a distance of 261.0 feet to a point of curve; thence along a circular curve to the left having a radius of 615.6 feet and subtended by a chord 302.13 feet in length and bearing N 75°58'02" E to a point on said circular curve; thence N 00°00'00" W a distance of 30.0 feet; thence S 75°58'02" W along a line parallel to the South boundary line of the easement area, and continuing parallel along the entire southerly boundary line of said easement area to a point 50 feet east and 684.5 feet north of the southwest corner of said Section 26-12-9; thence 30 feet south to the point of beginning.

It is agreed that Grantee shall pay all costs of building or extending any roadway as it may deem necessary. Grantee and Grantor shall thereafter share maintenance of the easement area in proportion to each party's use of said area.

SUBJECT ONLY to the following:

1. Easement to the State of Nebraska for control of outdoor advertising, filed March 29, 1965 in Book 9 Misc., Page 342, records of Cass County, Nebraska (copy attached).

NEBRASKA DOCUMENTARY STAMP TAX SEP 19 1974 \$30.25 BY *[Signature]*

FILED FOR RECORD 9-19-74 AT 8:20 A.M. IN BOOK 114 OF Deeds REGISTER OF DEEDS, CASS CO., NEBR. *[Signature]* # 12.25
PAGE 376
Doc # 174



R.E. Savage, Assistant Secretary

ATTEST:

V.H. Dolan, Regional Vice President

AMOCO OIL COMPANY

IN WITNESS WHEREOF, the said grantor has caused this instrument to be signed by its Regional Vice President, and its corporate seal to be hereto affixed

The foregoing covenants shall run with the land and be binding on said grantee, its successors, grantees and assigns, and inure to the benefit of the grantor herein, its successors and assigns.

The grantee herein hereby covenants and agrees for itself, its successors and assigns, that no building or other structure shall be placed on said premises described as follows: Beginning at the SW corner of the property conveyed, thence N 200', thence E 90' to the SE property line, thence SW to the point of beginning, unless approved by grantor.

a. The grantee herein hereby covenants and agrees for itself, its successors and assigns, that no part of the real estate herein conveyed shall be used by said grantee, its successors, grantees or assigns for the purpose of conducting or carrying on the business of selling, handling or dealing in gasoline, kerosene, benzol, naphtha, greases, lubricating oils, or any fuel to be used for internal combustion engines, or lubricants in any form.

- 6. The following covenants and agreements of the Grantee:
5. Zoning laws and municipal regulations, if any; building line restrictions, use restrictions, and building restrictions of record, if any; and any party wall agreements of record.
4. Taxes and special assessments against the said premises, if any.
3. Existing leases, easements, sidetrack and license agreements, if any.
2. Permanent easement for the control of outdoor advertising as contained in condemnation filed July 16, 1963 in Book 8 Miscellaneous, Page 567, records of Cass County, Nebraska (copy attached).



[Signature]
Notary Public

Witness my hand and official seal, the date last aforesaid,
My commission expires on the 6th day of July, 1927.

On this 13th day of August, 1927, before me, a Notary Public in and for said County and State, personally came the above-named V. H. Dolan, Regional Vice President of Amoco Oil Company, a Maryland corporation, who is personally known to me to be the identical person whose name is affixed to the above instrument as regional vice president of said corporation, and acknowledged the instrument to be his voluntary act and deed and the voluntary act and deed of said corporation.

STATE OF KANSAS)
) SS.)
COUNTY OF JOHNSON)

Witness my hand and Notarial Seal the day and year last above written.

(HAROLD C. ELLIOTT
(GENERAL NOTARY SEAL
(COMMISSION EXPIRES
(NOV. 3, 1971
(STATE OF NEBRASKA

CORPORATION WARRANTY DEED
The American Oil Company
To:
State of Nebraska
Warranty Deed-Corporation
S-46 (3)
Class 61
Item 401

THIS INDENTURE, Made this 20th day of November A. D., 1968 between
The American Oil Company a corporation organized and existing under and by virtue of the laws of the State
of Maryland, party of the first part, and The State of Nebraska, party of the second part,
WITNESSETH, That the said part of the first part for and in consideration of the sum of - - Twenty Five and
no/100-----DOLLARS in hand paid, receipt whereof is hereby acknowledged, has sold and by these presents
does grant, convey and confirm unto the said part of the second part, the following described premises, situated
in Cass County, and State of Nebraska, to-wit:

A tract of land located in the westerly Part of the South Half of the Southwest Quarter of Section
26, Township 12 North, Range 9 East of the 6th P. M., Cass County, Nebraska, described as follows:
Referring to the Southwest Corner of said Section 26; thence easterly on the South Line of the
South Half of the Southwest Quarter of said Section 26 a distance of 50.0 feet; thence northerly on
a line 50.0 feet easterly from and parallel to the West line of said South Half of the Southwest Quarter
a distance of 1,254.5 feet to the point of beginning, said point being on the easterly Existing Highway
Right of Way Line; thence continuing northerly on the last described course produced a distance of
50.0 feet to a point on the northerly Property Line; thence westerly on said Property Line a distance
of 17.0 feet to a point 33.0 feet easterly from said West Line, said point being on said Existing
Highway Right of Way Line; thence southerly on said Existing Highway Right of Way Line a distance of 52.8
feet to the point of beginning, containing 0.01 acre, more or less, being the acreage hereby secured.

NEBRASKA DOCUMENTARY
STAMP TAX
APR 28 1969
\$ 4.05
Betty Philpot, Register of Deeds

COMPARED

Harold C. Elliott Notary Public
Harold C. Elliott

My Commission expires the 3 day of Nov., 1971

Filed 28 April 1969 at: 9:10 A. M.
Betty Philpot, Register of Deeds
\$ 4.05

State of Nebraska

Warranty Deed-Corporation
S-46 (3)
Class 61
Item 401

THIS INDENTURE, Made this 20th day of November A. D., 1968 between
The American Oil Company a corporation organized and existing under and by virtue of the laws of the State
of Maryland, party of the first part, and The State of Nebraska, party of the second part,
WITNESSETH, That the said part of the first part for and in consideration of the sum of - - Twenty Five and
no/100-----DOLLARS in hand paid, receipt whereof is hereby acknowledged, has sold and by these presents
does grant, convey and confirm unto the said part of the second part, the following described premises, situated
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Right of Way Line; thence continuing northerly on the last described course produced a distance of
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feet to the point of beginning, containing 0.01 acre, more or less, being the acreage hereby secured.

NEBRASKA DOCUMENTARY
STAMP TAX
APR 28 1969
\$ 4.05
Betty Philpot, Register of Deeds

COMPARED

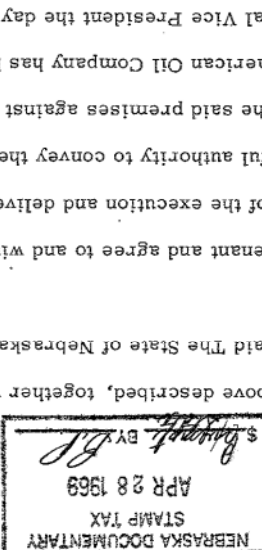
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Betty Philpot, Register of Deeds
\$ 4.05

State of Nebraska

Warranty Deed-Corporation
S-46 (3)
Class 61
Item 401



And the said The American Oil Company
for itself or its successors, does hereby covenant and agree to and with the said parties of the second part and
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 encumbrance
does hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever.
IN WITNESS WHEREOF, the said The American Oil Company has hereunto caused its corporate seal to be affixed
and these presents to be signed by its Regional Vice President the day and year first above written.

Signed, sealed and delivered in presence of
APPROVED AS TO FORM WEH

Leslie P. Crane, Jr. (THE AMERICAN OIL COMPANY) (1922)
Sharon Swift (BALTIMORE, MD.) ()
By V. H. Dolen (Regional Vice President)
V. H. Dolen, Regional Vice President

Blue Border
100% LINEN LEDGER

EXHIBIT
11-10-68



STATE OF ~~MISSOURI~~ MISSOURI)
 Jackson County)
)
) SS
)
)

On this 20th day of November, 1968 before me, the undersigned, a Notary Public in and for said County, personally came V. H. Dolen, Regional Vice-President of The American Oil Company to me personally known to be the President and the identical person whose name is affixed to the above conveyance, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of the said The American Oil Company and that the Corporate seal of the said The American Oil Company was thereto affixed by its authority.

Witness my hand and Notarial Seal at Kansas City in said County the day and year last above written.

My Commission expires the 25th day of April, 1971.

(ESTHER GAYLORD)
 (NOTARY PUBLIC)
 (JACKSON COUNTY, MO.)
 Esther Gaylord
 Notary Public

THE AMERICAN OIL COMPANY
 114 EAST ARMOUR BLVD.
 KANSAS CITY, MISSOURI

SECRETARY'S CERTIFICATE

This is to certify that A WARRANTY DEED DATED NOVEMBER 20th, 1968 CONVEYING TITLE TO THE STATE OF NEBRASKA OF REAL ESTATE LOCATED IN CASS COUNTY, AND STATE OF NEBRASKA, was executed by V. H. Dolen, Regional Vice President, for and on behalf of The American Oil Company, a Maryland corporation, pursuant to authority granted to the President under the terms of a resolution adopted by the Board of Directors on September 20, 1965, which provided that the President may delegate such authority. This further certifies that the President delegated such authority to Regional Vice President.

R. L. Ownby
 R. L. Ownby, Assistant Secretary

Dated: March 18, 1969

Subscribed and sworn to before me this 18 day of March, 1969.

Patricia Bergman
 Notary Public

My Commission Expires November 28, 1972

(PATRICIA BERGMAN)

(NOTARY PUBLIC)

(JACKSON COUNTY, MO.)

 WARRANTY DEED
 Alvin C. Grosser et ux
 To:
 Jeanette E. Grosser
 COMPARED
 Filed 28 April 1969 at: 11:05 A.M.
 Betty Philpot, Register of Deeds
 \$3.00

2.1-WARRANTY DEED
 Felton & Wolf Company, Lincoln, Nebr.

WARRANTY DEED

Alvin C. Grosser and Jeanette E. Grosser, husband and wife, herein called the grantor whether one or more, in consideration of One Dollar and Other Valuable Consideration-----received from grantee, does grant, bargain, sell, convey and confirm unto
 Jeanette E. Grosser

herein called the grantee whether one or more, the following described real property in Cass County, Nebraska: West One-Half (½) of Southwest Quarter (SW¼), Section Thirty-One (31), Township Eleven (11), North, Range Twelve (12) East Cass County, Nebraska:
 A rectangular piece of land in the Northwest Corner of the West Half of the Southwest Quarter of Section Nineteen

STATE OF Nebraska)
)ss.
COUNTY OF Lancaster)

On this 4th day of July A.D. 1963 before me, the undersigned, a Notary Public, duly commissioned and qualified for and residing in said County, personally came Keith Muenchau and Eleanore Muenchau to me known to be the identical persons whose names affixed to the foregoing instrument as grantors and acknowledged the same to be their voluntary act and deed.

Witness my hand and Notarial Seal the day and year last above written.

(JAMES J. DUGGAN) James J. Duggan
(GENERAL NOTARY) Notary Public
(COMMISSION EXPIRES)
(FEB. 10, 1964) My commission expires the 10th day of Feb. 1964
(STATE OF NEBRASKA)

WARRANTY DEED Filed July 19, 1963 at 2:15 P.M.
Peter Stander et ux Lucille Horn Gaines, Register of Deeds
to By: Polly Saltmarsh, Deputy
The American Oil Company COMPARED \$3.90 ↓

WARRANTY DEED

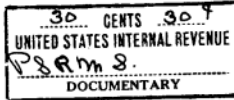
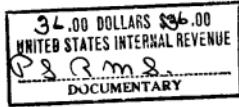
KNOW ALL MEN BY THESE PRESENTS, that PETER STANDER and RUTH M. STANDER, his wife, of Cass County and State of Nebraska, in consideration of THIRTY-TWO THOUSAND SIX HUNDRED TWENTY-FIVE AND NO/100 DOLLARS (\$32,625.00) in hand paid do hereby grant, bargain, sell, convey and confirm unto THE AMERICAN OIL COMPANY, a corporation organized and existing under and by virtue of the laws of the State of Maryland, with its main business office located at 910 South Michigan Avenue, Chicago 80, Illinois, the following described real estate, situate in the County of Cass and State of Nebraska, to-wit:

Commencing at a point fifty (50) feet East, and six hundred fifty-four and five tenths (654.5) feet north of the southwest corner of Section Twenty-six (26), Township Twelve (12) North, Range Nine (9) East of the 6th P.M., all in Cass County, Nebraska, thence North along a line fifty (50) feet East and parallel to the West line of Section 26 a distance of Six Hundred (600) feet, this line being N. 00°25'00"E., thence left 18°47'00" a distance of Fifty-two and eight tenths (52.8) feet, this line being N 18°22'00"W. thence right 108°47'20" a distance of one thousand two hundred forty-one and forty hundredths (1,241.40) feet, this line being S 89°34'40" E., thence along a line of curvature whose radius is seventeen thousand thirteen and seven-tenths (17,013.7) feet in a Southwesterly direction a distance of five hundred fifty-nine and seven tenths (559.7) feet, thence along a line of curvature whose radius is a six thousand seven hundred seventy-five and five tenths (6,775.5) feet a distance of two hundred thirty-three (233) feet, thence along a line of curvature whose radius is six hundred fifteen and six tenths (615.6) feet a distance of three hundred ninety-seven and eight tenths (397.8) feet, a line of tangent from beginning of curvature to end of curvature, being a distance of one thousand one hundred sixty-one and eight tenths (1,161.8) feet, this line of tangency being S 56°26'20" W., thence 33°54'00" right from said line of tangency

Deed Record No. 99

Cass County, Nebraska

a distance of two hundred sixty-one (261) feet to point of beginning, this line being N 89°49'40" W containing a calculated area of Thirteen and five hundredths (13.05) acres, more or less,



together with all the tenements, hereditaments, and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said PETER STANDER and RUTH M. STANDER, of, in, or to the same, or any part thereof;

SUBJECT to that certain permanent easement in favor of State of Nebraska for control of Outdoor Advertising, in Docket 20, Page 96, Cass County, Nebraska County Court records,

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said THE AMERICAN OIL COMPANY, and to its successors and assigns forever, we PETER STANDARD and RUTH M. STANDER, for ourselves and our heirs, executors and administrators, do covenant with said THE AMERICAN OIL COMPANY and with its successors and assigns, that we are lawfully seized of said premises, that they are free from encumbrance, that we have good right and lawful authority to sell the same and that we will and our heirs, executors, and administrators shall warrant and defend the same unto the said THE AMERICAN OIL COMPANY, and its successors and assigns, forever, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereun to set our hands this 19 day of July A.D., 1963.

Peter Stander (SEAL) Peter Stander

Ruth M. Stander (SEAL) Ruth M. Stander

-2-

STATE OF NEBRASKA))ss COUNTY OF CASS)

On this 19 day of July A.D. 1963, before me, a Notary Public in and for said County, personally came the above named PETER STANDER and Ruth M. Stander, his wife, who are personally known to me to be the identical persons whose names are affixed to the above instrument as grantors, and they acknowledged said instrument to be their voluntary act and deed.

WITNESS my hand and Notarial Seal the date last aforesaid.

My Commission expires May 1, 1964

(HAROLD R. LEBENS) (GENERAL NOTARY) (STATE OF NEBRASKA)

Harold R. Lebens Notary Public

***** WARRANTY DEED Morris V. Muenchau et ux to Kenneth Trunkenbolz et al COMPARED Filed August 5, 1963 at 9:40 A.M. Lucille Horn Gaines Register of Deeds \$2.75

KNOW ALL MEN BY THESE PRESENTS, That Morris V. Muenchau and Helen Muenchau, husband and wife, herein called the grantor whether one or more, in consideration of One Dollar and other consideration ----- received from grantees, does grant, bargain, sell convey and confirm unto Kenneth Trunkenbolz and Betty Trunkenbolz as joint tenants with right of survivorship, and not as tenants in

QUIT CLAIM DEED RECORD

Halfman Quit Claim Deed Forms 75 and 78 (containing 321 printed words.)

A-115—OMAHA PRINTING COMPANY, OMAHA

FROM *Cortis E. Lemon and wife,*
 TO *Peter Stander and wife.*

STATE OF NEBRASKA, }
 Cass County, } ss.
 and filed for record in the Register of Deeds office of said County, the 4 day of August 19 47, at 3 o'clock and 45 minutes P. M., and recorded in Book No. 85, page 111 of Deeds.

Lucille Horn Gaines
 By *County Clerk* Register of Deeds.
 Deputy.

Entered in Numerical Index
 office of said County,
 19 47, at 3 o'clock and
 page 111 of Deeds.

COMPARED \$1.00

THIS INDENTURE, Made this 21st day of March, in the year one thousand nine hundred and forty-seven, between Cortis E. Lemon and Geraldine Lemon, husband and wife, parties of the first part, and Peter Stander and Ruth M. Stander, husband and wife, parties of the second part,

WITNESSETH, that the said parties of the first part, in consideration of the sum of One and no/100 ----- DOLLARS, to them duly paid, the receipt whereof is hereby acknowledged have remised, released and quit-claimed, and by these presents do, for our selves our heirs, executors and administrators, remise, release and forever quit-claim and convey unto the said parties of second part, and to their heirs and assigns forever, all our right, title, interest, estate, homestead claim and demand, both at law and in equity, of, in and to all of the following described real estate, to-wit:

The Southwest Quarter (SW $\frac{1}{4}$) and the South Half of the Southeast Quarter (S $\frac{1}{2}$ SE $\frac{1}{4}$) of Section Twenty-six (26), Township Twelve (12) North, Range Nine (9) East of the 6th P.M., in Cass County, Nebraska;

It being the intention of all parties hereto, that in the event of the death of either of said grantees, the entire fee simple title to the real estate described herein shall vest in the surviving grantee.

Together with all and singular the hereditaments thereunto belonging.

TO HAVE AND TO HOLD the above described premises unto the said Peter Stander and Ruth M. Stander, as joint tenants, and not as tenants in common, their heirs and assigns; so that neither we the said grantors nor any person in our 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.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands and seals the day and year above written.

Signed, sealed and delivered in presence of
 C. N. Walton
 Cortis E. Lemon
 Geraldine Lemon

STATE OF NEBRASKA }
 Saunders County, } ss.
 On this 31 day of March A. D. 19 47,
 before me, the undersigned C. N. Walton
 a Notary Public, duly commissioned and qualified for and residing in said County, personally came
 Cortis E. Lemon and Geraldine Lemon, husband and wife,
 to me known to be the identical persons whose names are affixed to the foregoing instrument as grantors and acknowledged the same to be their voluntary act and deed.

Notarial
 WITNESS my hand and Seal the day and year last above written.
 C. N. Walton

Notary Public.

My commission expires the 21 day of Jan. 19 49.

DEED RECORD

"Title in Survivor": Huffman-103½

LUDWIG PRITTING CO., WOOD, NEBRASKA

FROM
Earl Fletcher & Nellie O. Fletcher
TO
Peter Stander & Ruth M. Stander

STATE OF NEBRASKA, }
Cass COUNTY, } ss.

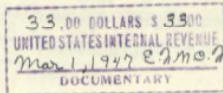
Numerical Index and filed for Record in the Register of Deeds Office of said County, the 4 day of August 1947, at 3:46 o'clock P. M., and recorded in Book 85 of Deeds, Page 108
Lucille Horn Gaines Register of Deeds, Deputy.
By

\$1.20

KNOW ALL MEN BY THESE PRESENTS, That we, Earl Fletcher and Nellie O. Fletcher, husband and wife, in consideration of Thirty Thousand and No/100 - - - - - DOLLARS, and exchange of real estate, in hand paid, do hereby grant, bargain, sell, convey and confirm unto Peter Stander and Ruth M. Stander, husband and wife

as JOINT TENANTS, and not as tenants in common; the following described real estate, situated in the County of Cass and State of Nebraska, to-wit:

The Southwest Quarter (SW¼), and South Half of the Southeast Quarter (S½SE¼) of Section Twenty-Six (26), Township Twelve (12) North, Range Nine (9) East of the 6th P.M., in Cass County, Nebraska.



together with the tenements, hereditaments, and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said grantors, of, in or to the same, or any part thereof; subject to no encumbrance whatsoever.

IT BEING THE INTENTION OF ALL PARTIES HERETO, THAT IN THE EVENT OF THE DEATH OF EITHER OF SAID GRANTEEES, THE ENTIRE FEE SIMPLE TITLE TO THE REAL ESTATE DESCRIBED HEREIN SHALL VEST IN THE SURVIVING GRANTEE.

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said grantees as JOINT TENANTS, and not as tenants in common, and to their assigns, or to the heirs and assigns of the survivor of them, forever, and we the grantors named herein for ourselves and our heirs, executors, and administrators, do covenant with the grantees named herein and with their assigns and with the heirs and assigns of the survivor of them, that we are lawfully seized of said premises; that they are free from incumbrance except as stated herein, and that we have good right and lawful authority to sell the same, and that we will and our heirs, executors and administrators shall warrant and defend the same unto the grantees named herein and unto their assigns and unto the heirs and assigns of the survivor of them, forever, against the lawful claims of all persons whomsoever, excluding the exceptions named herein.

IN WITNESS WHEREOF we have hereunto set our hands this 1st day of March

A. D., 19 47 .

In Presence of
C. N. Turner

Earl Fletcher
Nellie O. Fletcher

STATE OF NEBRASKA, }
County of Saunders } ss.

On this 1st day of March A. D., 19 47, before me, a Notary Public in and for said County, personally came the above named

(G. F. DARST GENERAL NOTARY COMMISSION (EXPIRES APRIL 15 1952) (STATE OF NEBRASKA)

Earl Fletcher and Nellie O. Fletcher, husband and wife, who are personally known to me to be the identical persons whose names are affixed to the above instrument as grantors, and they acknowledged said instrument to be their voluntary act and deed.

WITNESS my hand and Notarial Seal the date last aforesaid.

G. F. Darst

Notary Public.

My commission expires on the 15th day of April A. D., 19 52