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Sep 16, 2011
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INSTRUMENT NUMBER

2011-22740

2011 Sep 16 01:07:38 PM

Sheryl J. Dowling

REGISTER OF DEEDS



**COVER PAGE FOR
SPECIAL WARRANTY DEED**

Date of Document: September 16, 2011

Grantor: Papillion Development, LLC, a Nebraska limited liability company

Address of Grantor: c/o RED Development, LLC, One East Washington Street, Suite 300, Phoenix, AZ 85004, Attn: Michael L. Ebert

Grantee: Papillion Development Land, LLC, a Nebraska limited liability company

Address of Grantee: c/o RED Development, LLC, One East Washington Street, Suite 300, Phoenix, AZ 85004, Attn: Michael L. Ebert

Legal Description: See **Exhibit A** attached hereto.

Prior Document References: None

Special Warranty Deed

THIS INDENTURE is made as of the 16 day of September, 2011, by and between Papillion Development, LLC, a Nebraska limited liability company ("Grantor"), and Papillion Development Land, LLC, a Nebraska limited liability company ("Grantee"). The mailing address of Grantee is c/o RED Development, LLC, One East Washington Street, Suite 300, Phoenix, AZ 85004, Attn: Michael L. Ebert.

WITNESSETH, that Grantor, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to Grantor duly paid, the receipt of which is hereby acknowledged, does by these presents, convey to Grantee, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

See **Exhibit A** attached hereto.

Grantor covenants with Grantee that Grantor:

- (1) is lawfully seised of such real estate and that it is free from encumbrances except for encumbrances of record, taxes and assessments not yet due and payable, and matters which would be shown by a current survey or inspection of said real estate;
- (2) has legal power and lawful authority to convey the same; and
- (3) warrants and will defend title to the real estate against the lawful claims of all persons claiming the same or any part thereof through, by or under GRANTOR.

DATED: September 16, 2011.

[SIGNATURES COMMENCE ON THE FOLLOWING PAGE]

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed the day and year first above written.

PAPILLION DEVELOPMENT, LLC, a
Nebraska limited liability company

By: RED Papillion, LLC, a Missouri limited
liability company, Manager

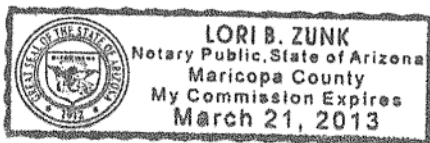
By: E & R Holdings, LLC, an Arizona
limited liability company, Its Managing
Member

By: Michael L. Ebert
Michael L. Ebert, Manager

STATE OF Arizona)
COUNTY OF Maricopa) SS.

The foregoing instrument was acknowledged before me this 13th day of September, 2011, by Michael L. Ebert, as Manager of E & R Holdings, LLC, an Arizona limited liability company, Managing Member of RED Papillion, LLC, a Missouri limited liability company, Manager of Papillion Development, LLC, a Nebraska limited liability company, on behalf of the company.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year last above written.



Lori B. Zunk
Notary Public
Commissioned in Maricopa County

My Commission Expires:

3/21/2013

[This is the signature page for the Special Warranty Deed from
Papillion Development, LLC for Shadow Lake Towne Center Outlot Parcels]

Exhibit A

Legal Description

Lots 7, 10, 11, Outlots D and E, Shadow Lake Towne Center, an Addition to the City of Papillion, in Sarpy County, Nebraska, and Lot 2, Shadow Lake Towne Center Replat 3, an Administrative Subdivision, in Sarpy County, Nebraska: together with benefits of that certain Declaration of Ingress and Egress in Instrument No. 2006-15269; and in Declaration of Reciprocal Easements, Covenants and Restrictions in Instrument No. 2006-20802.