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GEORGE L. N. ...  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE



### CORPORATE WARRANTY DEED

THE GRANTOR, Prime Realty Development, Inc., a Nebraska Corporation in consideration of One Dollar and other valuable consideration receipt of which is hereby acknowledged, conveys to Xerxes L.L.C., a Nebraska Corporation, Grantee, the following described real estate (as defined in Neb. Rev. Stat. 76-201) in Douglas County, Nebraska:

Lot 1, SPRING VALLEY INDUSTRIAL PARK REPLAT 1, a subdivision as surveyed, platted and recorded in Douglas County, Nebraska.

NEBR DOC STAMP TAX	
4.86	Date 6-23-95
\$	By [Signature]

D6912		47-3666	
FEE 5.50	Comp		
DEL	CD		
LEGAL PG	200		

THE GRANTOR covenants with Grantee that Grantor:

- (1) is lawfully seized of such real estate and that it is free from encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments.
- (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.

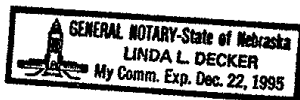
Executed: June 19, 1995

Prime Realty Development, Inc.

James V. McCart, President  
by: James V. McCart, President

STATE OF NEBRASKA  
COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of June, 19 95 by James V. McCart, President of Prime Realty Development, Inc., a Nebraska Corporation, on behalf of the corporation.



Linda L. Decker  
NOTARY PUBLIC

My Commission expires: 12-22-95

NOTARIAL SEAL AFFIXED  
REGISTER OF DEEDS

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