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RICHARD N. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE



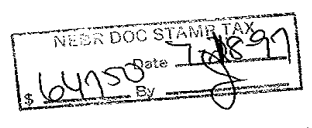
PARTNERSHIP WARRANTY DEED

THE GRANTOR, B.C.H. & K Company, a Nebraska Partnership, in consideration of One Dollar and other valuable consideration, receipt of which is hereby acknowledged, hereby conveys to M.J. Investment, L.L.C., a Nebraska Limited Liability Company, the following described real estate (as defined in Neb. Rev. Stat. 76-201) in Douglas County, Nebraska:

Lot 4, T.S.C. Industrial Park, an addition to the City of Omaha, as surveyed, platted and recorded in Douglas County, Nebraska

9167 85A-45 61-38050

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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.

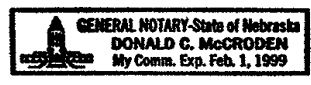
Executed: **June 24, 1997**

B.C.H. & K Company
by: Ervin Bazata
Ervin Bazata, General Partner

STATE OF NEBRASKA
COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 24th day of June, 1997 by Ervin Bazata, General Partner of B.C.H. & K Company

Donald C. McCrodin
Notary Public



M.J. Investment
P.O. Box 29
Owawa, IA 51040

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REGISTER OF DEEDS

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