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CASS COUNTY, NE.

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*David J. John*

REGISTER OF DEEDS  
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Filed in Lancaster County Court  
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Case Number: C02PR170001016  
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State of Nebraska )  
                          ) ss.  
County of Lancaster )



I, Clerk of Lancaster County Court, certify this document consisting of H page(s) to be a full, true and correct copy of the original record on file in the Lancaster County Court. IN TESTIMONY WHEREOF, I have placed my signature and seal of said court.

Dated: AUGUST 23, 2018

Keri Butschow

BY THE COURT

RETURN TO:

Christina L. Ball  
Baylor Evnen, LLP  
1248 "O" Street, Suite 600  
Lincoln, NE 68508  
402.475.1075

**Certificate of Lancaster County Court Proceeding  
Involving Real Estate**

In the County Court of Lancaster County, Nebraska.

This is to certify there is pending in the County Court of Lancaster County, Nebraska, a proceeding entitled In the Matter of the Estate of Dorothy K. Maher, Case No.PR 17-1016, in which proceeding the following described real estate is involved:

**Parcel 1:** An Undivided One-Third Interest in and to the Northeast Quarter of the Northwest Quarter (NE1/4 NW1/4) of Section 6, Township 11 North, Range 9 East of the 6<sup>th</sup> P.M., Cass County, Nebraska

EXCEPT

Tax Lot 26 Northeast Quarter (NE1/4) Northwest Quarter (NW1/4) Section 6, Township 11, Range 9, Cass County, Nebraska

EXCEPT

Tax Lot 33, located in the North Half of the Northeast Quarter (N1/2 NE1/4), being part of Government Lot 2 and Tax Lot 16 and also a part of Government Lot 3 in the North 1/2 of the Northwest 1/4, all located in Section 6, Township 11 North, Range 9 East of the 6<sup>th</sup> P.M., Cass County, Nebraska, described as follows:

Beginning at the Northwest corner of "Tax Lot 32", a #5 Rebar found; thence southwesterly on an assumed bearing of S36°32'32" W, 1154.88 feet to a point of intersection on the center line of Dee Creek as it now exists; thence following the center line of Dee Creek on the following bearings and distances: N 74°39'38" W, 124.56 feet; N 66°23'32" W, 158.60 feet; N 00°57'14" E, 218.36 feet; N 02°27'52" E, 65.06 feet; N 34°49'29" W, 30.13 feet; thence departing the center line of said Dee Creek; N 36°32'32" E, 651.37 feet; thence easterly N 90°00'00" E, 576.02 feet, to the true point of beginning.

**Parcel 2:** An Undivided One-Third Interest in and to Lot 16, in the Northwest Quarter of the Northeast Quarter of Section 6, Township 11 North, Range 9 East of the 6<sup>th</sup> P.M., Cass County, Nebraska.

**EXCEPT**

That part of Government Lots One (1) and Two (2), located in the Northeast Quarter (NE1/4) of Section Six (6), Township Eleven (11) North, Range Nine (9) East of the 6<sup>th</sup> P.M., Cass County Nebraska and being more particularly described as follows:

For the purpose of this legal description the basis of bearings is the North line of the Northeast Quarter of said Section 6, having an assumed bearing of N89°47'35"W  
Referring to the Northeast corner of Section 6, as 5/8" rebar found according to the records of the Cass County Surveyor; thence Westerly N 89°47'35"W, on the North line of the Northeast Quarter of Section 6, 430.13 feet, to a point of intersection on the Northwesterly right-of-way line of the Burlington Northern Railroad, also being the true point of beginning; thence Southwesterly S 36°44'13"W, on the Northwesterly right-of-way line of the Burlington Northern Railroad, 1,632.11 feet, to a point of intersection on the North line of the South Half of the Northeast Quarter of Section 6; thence Westerly N89°56'47" W, on said North line, 601.28 feet, to a point of intersection of the existing center of Dee Creek; thence following the center of Dee Creek on the following bearings and distances: N45°53"E, 164.61 feet; thence N28°45'47" E, 114.97 feet; thence N16°25'16" W, 141.78 feet, thence Northeasterly departing the center of Dee Creek, N36°44'13" E, on a line parallel with the Northwesterly right-of-way line of Burlington Northern Railroad, 1,194.75 feet, to a point of intersection on the North line, 730.65 feet, to the true point of beginning

**EXCEPT**

Tax Lot 32 located in the N1/2 of the NE1/4 (being part of Government Lot 1 and a part of Government Lot 2), and part of Tax Lot 16 of Section 6, Township 11 North, Range 9 East of the 6<sup>th</sup> P.M., Cass County, Nebraska being more fully described as follows:

Referring to the NE corner of said Section 6; thence N 90°00' 0"W, (assumed bearing), along the North line of the NE1/4, 110.78'; thence S 36° 31' 48"W, 1153.68', more or less to the center of Dee Creek; thence along Dee Creek the following courses: N 35° 20' 26"W, 97.58'; N 12° 59' 19"W, 132.42'; N 49° 42' 58"W, 192.88'; S 74°21'21"W, 73.5'; S 31° 48' 34"W, 42.53'; S 10° 01' 35"E, 17.77'; S 20° 23' 54"E, 52.75'; S 17° 02' 11"W, 91.30'; S 53° 42' 17" W, 210.16'; N 89° 50' 19"W, 85.08'; thence leaving said creek, N. 36° 31' 48" E, 1154.96'; thence N 90° 00' 00" E, 585.56' to the Point of Beginning

**EXCEPT**

Tax Lot 33, located in the North 1/2 of the Northeast 1/4, being part of Government Lot 2 and Tax Lot 16 and also a part of Government Lot 3 in the North 1/2 of the Northwest 1/4. All located in Section 6, Township 11 North, Range 9 East, of the 6<sup>th</sup> P.M., Cass County, Nebraska, described as follows:

Beginning at the Northwest corner of "Tax Lot 32", a #5 Rebar found; thence Southwesterly on an assumed bearing of S 36°32'32" W, 1154.88 feet to a point of intersection on the center line of Dee Creek as it now exists; thence following the center line of Dee Creek on the following bears and distances: N 74°39'38" W, 12456 feet; N 66°23'32"W, 158.60 feet; N 00°57'14" E, 218.36 feet; N 02°27'52" E, 65.06 feet; N 34°49'29" W, 30.13 feet; thence departing the center line of said Dee Creek; N 36°32'32" E, 651.37 feet; thence easterly N 90°00'00" E, 576.02 feet, to the true point of beginning.

**Parcel 3:** An Undivided One-Third Interest in and to Tax Lot Sixteen (16) being all of the Northwest Quarter Northeast Quarter (NW1/4 NE1/4) North of creek, in Section Six (6), Township Eleven (11) North, Range Nine (9) East of the 6<sup>th</sup> P.M., Cass County, Nebraska

**EXCEPT**

Tax Lot Fifteen (15), a strip of land Thirty-Three foot (33') wide along the North side of Section Six (6), Township Eleven (11) North, Range Nine (9) East of the 6<sup>th</sup> P.M., Cass County Nebraska

**EXCEPT**

Tax Lot Thirty-Two (32) located in the North Half of the Northeast Quarter (N1/2 NE1/4), being part of Government Lot One (1) and a part of Government Lot Two (2) and part of Tax Lot Six (6) of Section Six (6), Township Eleven (11) North, Range Nine (9) East, of the 6<sup>th</sup> P.M., Cass County, Nebraska, being more fully described as follows:

Referring to the Northeast Corner of said Section Six (6); thence North 90°00'00" West, (assumed bearing), along the North line of the Northeast Quarter, 1160.78"; thence South 36°31'48" West, 41.07' to a point on the Southerly 33' right of way of Church Road and the True Point of Beginning; thence continuing South 36°31'48" West, 1153.68 more or less to the center of Dee Creek; thence along Dee Creek the following courses: North 35°20'26" West, 97.98'; thence North 12°59'19" West, 132.42'; thence North 49°42'58" West 192.88'; thence South 74°21'21" West, 73.56'; thence South 31°48'34" West, 42.53'; thence South 10°01'35" East, 177.77'; thence South 20°23'54" East, 52.75'; thence South 17°02'11" West, 91.30'; thence South 53°42'17" West, 210.16'; thence North 89°50'19" West, 82.08'; thence leaving said creek, North 36°31'48" East, 1154.96'; thence North 90°00'00" East 585.56' to the Point of Beginning

**EXCEPT**

Tax Lot Thirty-Three (33), located in the North Half of the Northeast Quarter (N1/2 NE1/4), being part of Government Lot Two (2) and Tax Lot Sixteen (16) and also part of Government Lot Three (3) in the North Half of the Northwest Quarter (N1/2 NW1/4), all located in Section Six (6), Township Eleven (11) North, Range Nine (9) East, of the 6<sup>th</sup> P.M., Cass County, Nebraska, being more fully described as follows:

Beginning at the Northwest corner of "Tax Lot 32", a #5 Rebar found; thence southwesterly on an assumed bearing of S 36°32'32" W, 1154.88 feet to a point of intersection on the center line of Dee Creek as it now exists; thence following the center line of Dee Creek on the following bears and distances: N 74°39'38" W, 12456 feet; N 66°23'32" W, 158.60 feet; N 00°57'14" E, 218.36 feet; N 02°27'52" E, 65.06 feet; N 34°49'29" W, 30.13 feet; thence departing the center line of said Dee Creek; N 36°32'32" E, 651.37 feet; thence easterly N 90°00'00" E, 576.02 feet, to the true point of beginning

**EXCEPT**

That part of Government Lots One (1) and Two (2), located in the Northeast Quarter of Section Six (6), Township Eleven (11) North, Range Nine (9) East of the 6<sup>th</sup> P.M., Cass County, Nebraska and being more particularly described as follows:

For the purpose of this legal description the basis of bearings is the North line of the Northeast Quarter (NE1/4) of said Section Six (6), having an assumed bearing of North 89°47'35" West

Referring to the Northeast corner of Section Six (6), a 5/8" rebar found according to the records of the Cass County Surveyor; thence Westerly North 89°47'35" West, on the North line of the Northeast Quarter (NE1/4) of Section Six (6), 430.13', to a point of intersection on the Northwesterly right-of-way line of the Burlington Northern Railroad, also being the True Point of

Beginning; thence Southwesterly S 36°44'13" West, on the Northwesterly right-of-way line of the Burlington Northern Railroad, 1632.11', to a point of intersection on the North line of the South half of the Northeast Quarter (NE1/4) of Section Six (6); thence Westerly North 89°56'47" West, on said North Line, 601.28', to a point of intersection of the existing center of Dee Creek; thence following the center of Dee Creek on the following bearings and distances: North 45°17'53" East, 164.61'; thence North 28°45'47" East, 114.97'; thence North 16°25'16" West, 141.78'; thence Northeasterly departing the center of Dee Creek, North 36°44'13" East, on a line parallel with the Northwesterly right-of-way line of Burlington Northern Railroad, 1194.75 feet, to a point of intersection on the North line of the Northeast Quarter (NE1/4) of Section Six (6); thence Easterly South 89°47'35" East, on said North line, 730.65', to the True Point of Beginning.

**Parcel 4:** An Undivided One-Third Interest in and to Lot 15 and the West 50 feet of Lot 17, Irregular Tracts, in the Southwest Quarter of the Southeast Quarter, Section 31, Township 12, Range 9, Cass County, Nebraska

**EXCEPT**

A fractional part of Lot 17, located in the SW 1/4 of the SE 1/4 of Section 31, Township 12 North, Range 9 East of the 6<sup>th</sup> P.M., Cass County, Nebraska, more particularly described as follows:

Beginning at the NW Corner of said Lot 17; thence S0°10'52"W, (assumed bearing), 90.00'; thence N78°37'20"E, 51.03'; thence N0°10'53"E, (assumed bearing), 80.00'; thence S89°55'18"W, 50.00' to the NW Corner of said Lot 17.

**Parcel 5:** An Undivided One-Third Interest in and to Tax Lot 32, in the Southeast Quarter of the Southwest Quarter of Section 31, Township 12, Range 9, Cass County, Nebraska.



County Judge/Registrar