



DEED 2012126450



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Received - DIANE L. BATTIATO
 Register of Deeds, Douglas County, NE
 12/12/2012 08:47:03.46



2012126450

WARRANTY DEED

Betty J. Lamprecht, Grantor, a single person, in consideration of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, convey to **Betty J. Lamprecht, Trustee, or her successor trustee, of the Betty J. Lamprecht Trust dated February 12, 1996, as amended**, Grantee, the following described real estate (as defined in Neb. Rev. Stat. Sec. 76-201) in Douglas County, Nebraska:

The undivided one-half interest of Grantor in the real estate described on Exhibit "A" attached hereto and by this reference made a part hereof.

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

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

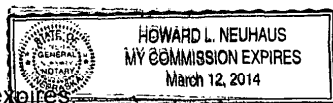
Executed this 6th day of December, 2012.

Betty J. Lamprecht
 Betty J. Lamprecht

STATE OF NEBRASKA)
) SS.
 COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 6th day of December, 2012, by Betty J. Lamprecht.

Howard L. Neuhaus
 Notary Public



My commission expires

Prepared by:

Howard L. Neuhaus
 Howard L. Neuhaus PC LLO
 3934 N. 90 St.
 Omaha, NE 68134

Exhibit "A"

1. The North 30 acres of the Northeast Quarter of the Southeast Quarter, and the South 20 acres of the Southeast Quarter of the Northeast Quarter of Section 8, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska. 8.15.10
2. The South 10 acres of the Northeast Quarter of the Southeast Quarter, and the North 30 acres of the Southeast Quarter of the Southeast Quarter, of Section 8, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska. 8.15.10
3. The Northwest Quarter of the Southeast Quarter and the Southwest Quarter of the Southeast Quarter of Section 8, township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska. 8.15.10
4. The West 10 acres of the Southeast Quarter of the Southwest Quarter, and all of the Southwest Quarter of the Southwest Quarter of Section 10, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, except those parts taken for roadway purposes and an irregular .93 acres for dike. 10.15.10
5. That portion of the South Half of Section 15, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, lying North of West Dodge Road and lying East of Highway 275 and lying West of the centerline of a certain drainage ditch approximately 60 feet wide, which drainage ditch is the subject of a certain Easement in favor of Douglas County dated October 9, 1973, and recorded November 2, 1973, at Book 1491, Page 327, Miscellaneous Records, Douglas County Register of Deeds, more particularly described as follows: 15.15.10

A parcel of land situate in the Southwest Quarter of the Southwest Quarter, Northwest Quarter of the Southwest Quarter, Northeast Quarter of the Southwest Quarter, Southeast Quarter of the Southwest Quarter, Southwest Quarter of the Southeast Quarter, Northwest Quarter of the Southeast Quarter, Northeast Quarter of the Southeast Quarter and the Southeast Quarter of the Southeast Quarter, of Section 15, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, said parcel of land described as follows: 15.15.10

Beginning at the Center of said Section 15; thence along the East-West Centerline of said Section 15, North 87°18'32" East 410.52 feet to a point on the centerline of an existing drainage creek, said point being on a non-tangent curve, concave Northeasterly, to which point a radial line bears South 76°50'49" West 900.00 feet; thence along said centerline the following four (4) courses:

 - 1) Southeasterly, along said curve, through a central angle of 33°55'55", 533.00 feet;
 - 2) South 47°05'06" East, 150.00 feet to the beginning of a curve, concave southwesterly, having a radius of 1958.00 feet;
 - 3) Southeasterly, along said curve, through a central angle of 44°20'16", 1515.18 feet;
 - 4) South 2°44'50" East, 581.02 feet to a point on the northerly right-of-way line of State Spur L-28B (West Dodge Road); thence along said right-of-way line the following two (2) courses:
 - 1) South 86°17'20" West, 2039.49 feet to a point on a non-tangent curve, concave northeasterly, to which point a radial line bears South 3°47'37" East, 1818.56 feet;
 - 2) Northwesterly, along said curve, through a central angle of 84°49'57", 2692.57 feet to a point on the easterly right-of-way line of U.S. Highway 275; thence along said right-of-way line the following two (2) courses:
 - 1) North 2°21'32" West, 819.61 feet;
 - 2) North 0°00'32" East, 119.51 feet to a point on said East-West Centerline of Section 15; thence along said East-West Centerline, North 87°18'32" East, 2554.57 feet to the POINT OF BEGINNING.
6. The East 232.32 feet of the West 790 feet of the North 153 feet of the Northwest Quarter Northwest Quarter of Section 15, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows: 15.15.10

Beginning at a point 458.68 feet East of the Northwest Corner of said Section 15, then East 232.32 feet along the Centerline of Douglas County Road No. 33, then turning an angle 90 degrees to the South and proceeding 153 feet; thence West 232.32 feet; thence North 153 feet to the point of beginning, containing .64 acres South of the South right-of-way of said road.
7. The Northeast Quarter of the Northwest Quarter, and the Southwest Quarter Northeast Quarter, Northwest Quarter Northeast Quarter, Southeast Quarter Northeast Quarter and Northeast Quarter Northeast Quarter, all in Section 16, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, except that part taken for Highway 275. 16.15.10

8. The Northwest Quarter of Section 15, Township 15 North, Range 10 east of the 6th P.M., Douglas County, Nebraska, except a parcel described as follows: 15.15.10

Beginning at the quarter corner on the North side of Section 15, thence running West 16 chains, thence southeasterly to a point on the North and South one-half section 23 chains South of the North Quarter corner, thence 23 chains to the point of beginning, and except for that part taken for roadway purposes.

9. The Southwest Quarter of the Northeast Quarter of Section 15, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, and more particularly described as follows: 15.15.10

From the East Quarter corner of said Section 15; thence South 89°56'30" West (assumed bearing) along the South line of the Northeast Quarter of said Section 15, a distance of 2253.03 feet to the point of beginning; thence continuing South 89°56'30" West along said South line a distance of 393.12 feet to the center of said Section 15; thence North 00°00'00" East along the West line of said Northeast Quarter a distance of 766.21 feet to the center line of a ditch; thence South 27°10'24" East along said ditch centerline a distance of 860.82 feet to the point of beginning, and containing 3.46 acres, more or less.