

Deed Record No. 70

WARRANTY DEED

Blanche F. Modlin

To

State of Nebraska

Filed June 23, 1964 8:30 A.M.

George H. King, County Clerk

Fee: \$4.50

Warranty Deed

S-30 (4)

R-344

Tracts 25 and 27

KNOW ALL MEN BY THESE PRESENTS:

THAT I, Blanche F. Modlin, a widow of the County of _____ and State of _____ for and in consideration of the sum of - - - Three Hundred Thirty-nine and 00/100 - - - (\$339.00) - - - - - DOLLARS in hand paid do hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA the following described real estate situated in Seward County, and State of Nebraska, to-wit:

A tract of land located in the Northeast Quarter of Section 29, Township 11 North, Range 3 East of the 6th P.M., Seward County, Nebraska, described as follows:

Beginning at the east quarter corner of said Section 29; thence westerly on the South line of the Northeast Quarter of said Section 29 a distance of 76.8 feet; thence northerly 90 degrees 00 minutes right a distance of 464.0 feet to point of curvature; thence continuing northerly on a 1,969.86 foot radius curve to the right (initial tangent of which coincides with the last described course) a distance of 550.8 feet to a point on the East line of said Northeast Quarter; thence southerly on said East line a distance of 1,007.6 feet to the point of beginning, containing 1.46 acres, more or less, which includes 0.74 acre, more or less, previously occupied as a public highway, the remaining 0.72 acre, more or less, being the additional acreage hereby secured.

There will be no ingress or egress over the above described tract onto the remaining land of the grantor in said Northeast Quarter, except over one commercial entrance, not to exceed 40 feet in width, to provide ingress and egress to property of the owner, the centerline of which is to be located 10.0 feet northerly from the South line of said Northeast Quarter as measured along the centerline of the highway.

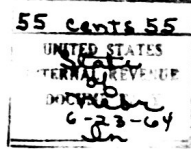
And also, a tract of land located in Lots 87, 101 and 102 in the Southwest Quarter of the Southwest Quarter of Section 21, Township 11 North, Range 3 East of the 6th P.M., Seward County, Nebraska, described as follows:

Referring to the southwest corner of said Section 21; thence easterly on the South line of the Southwest Quarter of the Southwest Quarter of said Section 21 a distance of 630.1 feet; thence northerly 91 degrees 04 minutes left a distance of 305.9 feet; thence westerly 90 degrees 00 minutes left a distance of 40.0 feet to the point of beginning, said point being on the westerly old highway right of way line; thence northerly 90 degrees 00 minutes right and on said old highway right of way line a distance of 398.8 feet, more or less, to a point on the northeasterly property line, said northeasterly property line being the centerline of the Big Blue River; thence northwesterly on said property line a distance of 29.5 feet, more or less; thence southerly a distance of 183.7 feet, more or less, to a point 25.0 feet westerly from said old highway right of way line, said point being point of curvature; thence continuing southerly on a 3,209.04 foot radius curve to the right (initial tangent of which coincides with the last described course) a distance of 381.3 feet to a point on said old highway right of way line; thence northerly on said old highway right of way line, said old highway right of way line being on a 238.93 foot radius curve to the left (initial tangent of which forms an angle of 133 degrees 20 minutes left from the final tangent of the last described curve) a distance of 159.6 feet to the point of beginning, containing 0.41 acre, more or less, being the acreage hereby secured.

There will be no ingress or egress over the above described tract onto the remaining land of the grantor in said Lots 87, 101 and 102, except over one field entrance, not to exceed 20 feet in width, to provide for the movement of farming implements and crops so long as it is used consistent with normal farming operations of the owner, the centerline of which is to be located 493 feet, more or less, northerly from the South line of said Section 21 as measured along the centerline of the highway.

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10881 - REDFIELD & COMPANY, INC., OMAHA



TO HAVE AND TO HOLD the premises above described, together with all the Tenements, Hereditaments and Appurtenances thereunto belonging, unto the said The State of Nebraska and to its successors and assigns forever.

And I do hereby covenant with the said Grantee and with its successors and assigns that I am lawfully seized of said premises; that they are free from encumbrance, that I have good right and lawful authority to sell the same; and I do hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons whomsoever.

And the said Blanche P. Modlin hereby relinquishes all her rights of every name and kind in and to the above described premises.

Signed this 26th day of May, A.D. 1964

Blanche P. Modlin

In Presence of

STATE OF California)
) ss.
 Los Angeles County)

On this 26th day of May, A. D. 1964, before me, the undersigned a Notary Public, duly commissioned and qualified for and residing in said county, personally came Blanche P. Modlin, a widow to me known to be the identical person whose name is affixed to the foregoing instrument as grantor and acknowledged the same to be her voluntary act and deed.

WITNESS my hand and Notarial Seal the day and year last above written.

Don H. Mead DON H. MEAD Notary Public

My Commission expires the _____ day of _____ My Commission Expires Aug. 26, 1967, 19 _____.

 : Don H. Mead :
 : Notary Public :
 : State Of California :
 : County Of Los Angeles :

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