

**NEBRASKA DOCUMENTARY STAMP TAX**  
**SEPTEMBER 20, 2011**  
By: CG \$ 906.75



201104188  
*Carol Givens*  
Carol Givens  
Register of Deeds  
DODGE COUNTY, NE

201104188

Filed:  
September 20, 2011 11:11:00 AM  
Fee \$15.50

**GENERAL WARRANTY DEED**

Michael L. Steinbach and Patsy C. Steinbach, as Co-Trustees of the Michael L. and Patsy C. Steinbach Revocable Trust ("Grantor"), in consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, sell, convey and demise to BEG, L.L.C., a Nebraska limited liability company ("Grantee"), all of Grantor's right, title and interest in and to the following described real estate (as defined in Neb. Rev. Stat. § 76-201), together with all improvements thereupon, if any, in Dodge County, State of Nebraska (the "Property"):

See Exhibit "A" attached hereto and incorporated herein by this reference.

SUBJECT, however, to all matters of record.

Grantor hereby covenants with Grantee that Grantor:

1. is lawfully seised of the interest in the Property and that the Property is free and clear of all liens and encumbrances, except all matters of record;
2. has legal power and lawful authority to sell and convey Grantor's interest in the Property; and
3. warrants and will defend the title to the Property conveyed hereunder against the lawful claims of all persons claiming the same or any part thereof.

This transaction is exempt from documentary stamp tax pursuant to Neb. Rev. Stat. § 76-902(5)(b).

**[The Remainder of This Page Intentionally Left Blank and Signature Page Follows]**

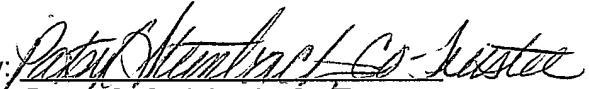
PLEASE RETURN TO:

Thomas F. Ackley  
Koley Jessen P.C., L.L.O.  
1125 S. 103 St., Suite 800  
Omaha, NE 68124-1079

Executed this 31 day of August, 2011.

MICHAEL L. AND PATSY C. STEINBACH  
REVOCABLE TRUST, Grantor

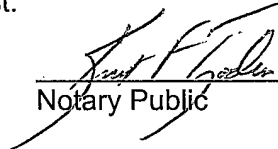
By:   
Michael L. Steinbach, Co-Trustee

By:   
Patsy C. Steinbach, Co-Trustee

STATE OF NEBRASKA     )  
  ) ss.  
COUNTY OF DOUGLAS     )

The foregoing instrument was acknowledged before me this 31 day of August, 2011, by Michael L. Steinbach and Patsy C. Steinbach, as Co-Trustees of the Michael L. and Patsy C. Steinbach Revocable Trust, on behalf of the Trust.



  
\_\_\_\_\_  
Notary Public

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

TAX LOT 2 BEING PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER TOGETHER WITH PART OF TAX LOT 3 BEING PART OF THE SOUTH HALF OF THE NORTHWEST QUARTER ALL IN SECTION 31, TOWNSHIP 17 NORTH, RANGE 9 EAST OF THE SIXTH P.M., DODGE COUNTY, NEBRASKA, LYING SOUTH AND WEST OF THE SOUTHERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID SOUTH HALF NORTHWEST QUARTER AND ASSUMING THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 31 TO HAVE A BEARING OF S90°00'00"E; THENCE N00°04'56"E ON THE WEST LINE OF SAID SOUTH HALF NORTHWEST QUARTER AND SAID TAX LOT 3, A DISTANCE OF 146.16 FEET; THENCE S90°00'00"E PARALLEL WITH SAID NORTH LINE, A DISTANCE OF 598.79 FEET; THENCE N00°00'00"E PERPENDICULAR TO SAID NORTH LINE; A DISTANCE OF 571.85 FEET; THENCE N90°00'00"W PARALLEL WITH SAID NORTH LINE. A DISTANCE OF 239.00 FEET; THENCE N00°00'00"E PERPENDICULAR TO SAID NORTH LINE A DISTANCE OF 342.00 FEET; THENCE N90°00'00"W PARALLEL WITH SAID NORTH LINE, A DISTANCE OF 358.48 FEET TO A POINT ON SAID WEST LINE; THENCE N00°04'56"E ON THE WEST LINE OF SAID SOUTH HALF NORTHWEST QUARTER, SAID TAX LOT 3, SAID TAX LOT 2 AND THE WEST LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER, A DISTANCE OF 1367.56 FEET TO A POINT OF INTERSECTION WITH THE SOUTHERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD, SAID POINT ALSO BEING THE NORTHWEST CORNER OF SAID TAX LOT 2; THENCE S44°25'05"E ON SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 3403.15 FEET TO A POINT OF INTERSECTION WITH THE SOUTH LINE OF SAID SOUTH HALF NORTHWEST QUARTER, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF SAID TAX LOT 3; THENCE N89°55'28"W ON SAID SOUTH LINE, A DISTANCE OF 2385.31 FEET TO THE POINT OF BEGINNING.