



DEED 2005146814



NOV 18 2005 15:36 P 3

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Stamp Tax
11/18/05
Date
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Ex JB

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
11/18/2005 15:36:46.42



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FEE 16.⁵⁰ FB 01-60000
 (3.54) ✓
 BKP 3-14-13 ✓ C/O COMP
 DEL _____ SCAN _____ FV _____
 ✓ 3261

TRUSTEE'S DEED

BETTY J. FAULK, SUCCESSOR TRUSTEE, Grantor, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration received from Grantee, BETTY J. FAULK, PERSONAL REPRESENTATIVE OF THE ESTATE OF MILTON B. FAULK, DECEASED, conveys to Grantee the real estate located in Douglas County, Nebraska, described on Exhibit "A" attached hereto and incorporated herein by this reference, subject to easements and restrictions of record.

GRANTOR covenants with Grantee that Grantor:

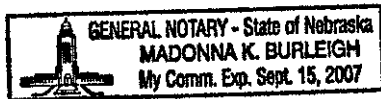
- (1) is lawfully seized of such real estate and that it is free from encumbrances, except those easements, restrictions and encumbrances of record.
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend title to the real estate against any acts of the Grantor.

Executed this 18th day of November, 2005.

Betty J. Faulk
BETTY J. FAULK, SUCCESSOR TRUSTEE

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on November 18, 2005, BETTY J. FAULK, SUCCESSOR TRUSTEE.



Madonna K. Burleigh
Notary Public

After recording, please return to:

J. Terry Macnamara
McGrath North Mullin & Kratz, PC LLO
Suite 3700 First National Tower
1601 Dodge Street
Omaha, Nebraska 68102-1627

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1: All of Sub Lot 3 of Tax Lot 5, and part of Tax Lot 4, located in the Northeast Quarter (NE¼) of Section 3, Township 14 North, Range 13 East of the 6th P.M., in the City of Omaha, in Douglas County, Nebraska, more particularly described as follows: - NWN E

Beginning at the Southeast corner of said Sub Lot 3 of Tax Lot 5; thence South 00°01'22" East (assumed bearing), a distance of 561.38 feet; thence North 29°16'26" West, a distance of 635.21 feet, to a point on the North line of said Tax Lot 4; thence North 88°39'17" East, along said North line of Tax Lot 4, a distance of 101.76 feet, to the Southwest corner of said Sub Lot 3 of Tax Lot 5; thence North 01°20'43" West, along the West line of Sub Lot 3 of Tax Lot 5, a distance of 208.71 feet, to the North corner of said Sub Lot 3 of Tax Lot 5; thence South 46°20'43" East, along the Northeasterly line of said Sub Lot 3 of Tax Lot 5, a distance of 295.16 feet, to the Point of Beginning.

PARCEL 2: Lot 6, in BOULEVARD PLACE, an Addition to the City of Omaha, as surveyed, platted and recorded, in Douglas County, Nebraska, EXCEPT that part thereof described as follows:

Beginning at the Northeast corner of said Lot 6; thence South, along the East line of said Lot, 2 feet; thence due West, 22.45 feet, to a point where the West and East line intersects the North boundary line of said Lot; thence Easterly, along the North boundary line of said Lot, 22.5 feet, to the Place of Beginning;

Also,

Lot 5, in BOULEVARD PLACE, an Addition to the City of Omaha, as surveyed, platted and recorded, in Douglas County, Nebraska, EXCEPT that part of said Lot 5 described as follows:

Beginning at the Southeast corner of said Lot 5; thence West, along the South line of said Lot 5, a distance of 100.7 feet, to the Southwest corner of said Lot 5; thence North 04°45' West, along the West line of said Lot 5, a distance of 12 feet; thence Easterly, a distance of 100.4 feet, to the Place of Beginning;

Also,

That part of Sub Lot 4 of Tax Lot 3 in the Northwest Quarter of the Northeast Quarter (NW¼ NE¼) of Section 3, Township 14 North, Range 13 East of the 6th P.M., in the City of Omaha, in Douglas County, Nebraska, described as follows: NWN E

Beginning at the Northwest corner of Lot 6, Boulevard Place, an Addition to the City of Omaha, as surveyed, platted and recorded; thence Northerly, 3 feet; thence due East, 33.7 feet, to a point where said East and West line intersects the Northerly line of said Lot; thence Westerly, along the Northerly line of said Lot, 33.55 feet, to the Place of Beginning;

Also,

That part of Sub Lot 4 of Tax Lot 3 in the Northwest Quarter of the Northeast Quarter (NW¼ NE¼) of Section 3, Township 14 North, Range 13 East of the 6th P.M., in the City of Omaha, in Douglas County, Nebraska, described as follows: NWN E

Beginning at the Northwest corner of Lot 6, Boulevard Place, an Addition to the City of Omaha, as surveyed, platted and recorded; thence Westerly, along the Northerly line of said Lot 6, extended West, 236.2 feet, to the Westerly line of said Sub Lot 4; thence South 45° East, along the Westerly line of said Sub Lot 4 of Tax Lot 3, 83 feet, more or less; thence East, 182.8 feet, more or less, to a point on the West line of Lot 5, Boulevard Place, an Addition to the City of Omaha, as surveyed, platted and recorded, 12 feet Northerly from the Southwest corner of said Lot 5; thence North 04°45' West, 88 feet, along the West line of said Boulevard Place, to the Place of Beginning;

EXCEPTING from the above description of Parcel 2 the following described real estate:

Part of Lots 5 and 6, in BOULEVARD PLACE, as surveyed, platted and recorded, and part of Sub Lot 4 of Tax Lot 3, all located in the Northeast Quarter (NE¼) of Section 3, Township 14 North, Range 13 East of the 6th P.M., in the City of Omaha, in Douglas County, Nebraska, more particularly described as follows: - NWN E

Beginning at the Southeast corner of said Lot 5, Boulevard Place; thence North 88°21'29" West (assumed bearing), a distance of 150.06 feet; thence North 00°00'35" East, a distance of 82.45 feet, to a point on the South line of Rosedale, a Subdivision located in said Northeast Quarter of Section 3; thence North 84°48'22" East, along said South line of Rosedale, a distance of 41.88 feet, to the Southeast corner of Lot 3, Rosedale; thence North 00°00'35" East, along the East line of said Lot 3, Rosedale, a distance of 3.30 feet; thence South 89°33'13" East, a distance of 33.48 feet, to a point on the North line of said Lot 6, Boulevard Place; thence North 84°48'22" East, along said North line of Lot 6, Boulevard Place, a distance of 52.63 feet; thence North 89°54'28" East, a distance of 22.40 feet, to a point on the West right-of-way line of 13th Street; thence South 00°00'35" West, along said West right-of-way line of 13th Street, a distance of 98.38 feet, to the Point of Beginning.