

BOOK 1747 PAGE 528

PROJECT: U-446(7)

TRACTS: 67, 68, & 69

KNOW ALL MEN BY THESE PRESENTS:

NEBRASKA DOCUMENTARY	
STAMP TAX $\frac{1}{2}$ -84	
Date	1-16-85
\$	By U.V.

THAT

This indenture, made this 21st day of December, 1984, by and between 60th & "L" Street Nautilus Partners, of Douglas County, Nebraska and the State of Nebraska.

Whereas, the said State of Nebraska, Department of Roads, did, on or about the 20th day of July, 1984, execute to 60th & "L" Street Nautilus Partners for the consideration therein mentioned, a conveyance of the certain lands, situated in Douglas County, Nebraska and hereinafter more particularly described, which said conveyance is recorded in the office of the Register of Deeds of the County of Douglas, in Book 1737, Page 283, of the records of said office; and whereas in said conveyance, by mistake, the following was written:

A tract of land located in Lots 5, 6, and 7, Tex First Addition, to the City of Omaha, Douglas County, Nebraska, described as follows:

Referring to the Northwest Corner of said Lot 5; thence easterly a distance of 12.00 feet along the North Line of said Lot 5 to the point of beginning; thence easterly deflecting 000 degrees, 00 minutes, 00 seconds, a distance of 113.00 feet along said line; thence southerly deflecting 090 degrees, 00 minutes, 00 seconds right, a distance of 231.00 feet along the East Line of said Lots 5, 6, and 7; thence northwesterly deflecting 129 degrees, 54 minutes, 28 seconds right, a distance of 116.98 feet; thence northerly deflecting 031 degrees, 02 minutes, 04 seconds right, a distance of 23.28 feet; thence northerly deflecting 011 degrees, 34 minutes, 49 seconds right, a distance of 32.27 feet; thence northerly deflecting 000 degrees, 02 minutes, 32 seconds left, a distance of 100.87 feet to the point of beginning containing 19,080.50 square feet, more or less.

There will be no ingress or egress over the following described Controlled Access Line located in Lots 5, 6, and 7, Tex First Addition to the City of Omaha, Douglas County, Nebraska:

Referring to the Northeast Corner of said Lot 7; thence southerly along the East Line of said Lot 7, a distance of 31.00 feet to the point of beginning of said Controlled Access Line; thence northwesterly 129 degrees, 54 minutes, 28 seconds right, a distance of 116.98 feet; thence northerly 031 degrees, 02 minutes, 04 seconds right, a distance of 23.28 feet; thence continuing northerly 011 degrees, 34 minutes, 49 seconds right, a distance of 32.27 feet; thence continuing northerly 000 degrees, 02 minutes, 32 seconds left, a distance of 100.87 feet to the point of termination of said Controlled Access Line.

and whereas the following should have been written:

A tract of land located in Lots 5, 6, and 7, Tex First Addition to the City of Omaha, Douglas County, Nebraska, described as follows:

Referring to the Northwest Corner of said Lot 5; thence easterly a distance of 12.00 feet along the North Line of said Lot 5 to the point of beginning; thence easterly deflecting 000 degrees, 00 minutes, 00 seconds a distance of 113.00 feet along said line to the Northeast Corner of said Lot; thence southerly deflecting 090 degrees, 00 minutes, 00 seconds right, a distance of 231.00 feet along the East Line of said lots 5, 6, and 7; thence northwesterly deflecting 131 degrees, 11 minutes, 09 seconds right, a distance of 116.93 feet; thence northerly deflecting 029 degrees, 45 minutes, 23 seconds right, a distance of 23.28 feet; thence northerly deflecting 011 degrees, 34 minutes, 49 seconds right, a distance of 32.27 feet; thence northerly deflecting 000 degrees, 02 minutes, 32 seconds left, a distance of 100.87 feet to the point of beginning containing 19,174.00 square feet, more or less.

There will be no ingress or egress over the following described Controlled Access Line located in Lots 5, 6, and 7, Tex First Addition to the City of Omaha, Douglas County, Nebraska:

Referring to the Northwest Corner of said Lot 5; thence easterly a distance of 125.00 feet along the North Line of said Lot 5 to the Northeast Corner of said Lot; thence southerly deflecting 090 degrees, 00 minutes, 00 seconds right, a distance of 231.00 feet along the East Line of said Lots 5, 6, and 7 to the point of beginning; thence northwesterly deflecting 131 degrees, 11 minutes, 09 seconds right, a distance of 116.93 feet; thence northerly deflecting 029 degrees, 45 minutes, 23 seconds right, a distance of 23.28 feet; thence northerly deflecting 011 degrees, 34 minutes, 49 seconds right, a distance of 32.27 feet; thence northerly deflecting 000 degrees, 02 minutes, 32 seconds left, a distance of 100.87 feet to the point of termination of said Controlled Access Line.

and whereas, to prevent difficulties hereafter, it is expedient to correct said errors.

Now, Therefore, this indenture witnesseth that said State of Nebraska, Department of Roads, in consideration of the agreement and consent of 60th & "L" Street Nautilus Partners to the correction hereby grants, conveys, releases and confirms unto 60th & "L" Street Nautilus Partners, their successors and assigns, forever, all of the following described tract of land situated in Douglas County, Nebraska, to-wit:

A tract of land located in Lots 5, 6, and 7, Tex First Addition to the City of Omaha, Douglas County, Nebraska, described as follows:

Referring to the Northwest Corner of said Lot 5; thence easterly a distance of 12.00 feet along the North Line of said Lot 5 to the point of beginning; thence easterly deflecting 000 degrees, 00 minutes, 00 seconds, a distance of 113.00 feet along said line to the Northeast Corner of said Lot; thence southerly deflecting 090 degrees, 00 minutes, 00 seconds right, a distance of 231.00 feet along the East Line of said Lots 5, 6, and 7; thence northwesterly deflecting 131 degrees, 11 minutes, 09 seconds right, a distance of 116.93 feet; thence northerly deflecting 029 degrees, 45 minutes, 23 seconds right, a distance of 23.28 feet; thence northerly deflecting 011 degrees, 34 minutes, 49 seconds right, a distance of 32.27 feet; thence northerly deflecting 000 degrees, 02 minutes, 32 seconds left, a distance of 100.87 feet to the point of beginning containing 19,174.00 square feet, more or less.

There will be no ingress or egress over the following described Controlled Access Line located in Lots 5, 6, and 7, Tex First Addition, to the City of Omaha, Douglas County, Nebraska:

Referring to the Northwest Corner of said Lot 5; thence easterly a distance of 125.00 feet along the North Line of said Lot 5 to the Northeast Corner of said Lot; thence southerly deflecting 090 degrees, 00 minutes, 00 seconds right, a distance of 231.00 feet along the East Line of said Lots 5, 6, and 7 to the point of beginning; thence northwesterly deflecting 131 degrees, 11 minutes, 09 seconds right, a distance of 116.93 feet; thence northerly deflecting 029 degrees, 45 minutes, 23 seconds right, a distance of 23.28 feet; thence northerly deflecting 011 degrees, 34 minutes, 49 seconds right, a distance of 32.27 feet; thence northerly deflecting 000 degrees, 02 minutes, 32 seconds left, a distance of 100.87 feet to the point of termination of said Controlled Access Line.

The grantees, for themselves, their heirs, personal representatives, successors in interest, and assigns, as a part of the consideration hereof, does hereby further covenant and agree "as a covenant running with the land" (1) that the land herein conveyed or any part hereof shall not be used for the erection or display of any advertising sign, device or display, which is not related to or connected with the use of the premises conveyed hereby; (2) that the land herein conveyed shall not be used for the storage, processing, sorting, transfer or any other use related to or connected with scrap material of any nature or kind; or any other use, so as to create or cause an unsightly or obnoxious appearance upon the premises herein conveyed.

The State of Nebraska, Department of Roads, reserves an easement for the operation, maintenance and use of any and all existing utilities which are located over, under or upon the above described tract.

The State reserves to itself a permanent easement over which the various impacts, including but not limited to, noise, air, light, and dust, associated with vehicular traffic on the highway may be disbursed.

That to insure the observance of the above covenants, the State shall have the right to prevent the breach thereof by an injunction, mandatory or otherwise, and to recover whatever damages may have been suffered from any such breach, together with any attorney fees and expenses incurred thereby.

DEED OF CORRECTION (3 PAGE)

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To have and to hold the premises above described, together with all the tenements, hereditaments and appurtenances thereunto belonging, unto 60th & "L" Street Neutilus Partners and to its successors and assigns forever.

In witness whereof, the said State of Nebraska, Department of Roads, has hereunto set its hand this 21st day of December, 1987.



State of Nebraska

[Signature]
Director-State Engineer

60th & "L" Street Neutilus Partners, hereby assents, agrees, and joins in said correction.

Beggs Wyatt and SIM Partners, a Partnership, Partner by Dale Beggs Development Company, a Corporation, Partner

By *[Signature]*
P. Dale Beggs, President

STATE OF Nebraska) ss.
Lancaster County)

On this 21st day of December, A.D. 1987, before me, the undersigned Bonnie J. Kennedy, a General Notary Public, duly commissioned and qualified came LOUIS E. Lamberly, Director-State Engineer to me known to be the identical person whose name is affixed to the foregoing instrument as grantor and acknowledged the same to be his voluntary act and deed.

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



[Signature] Notary Public.
My Commission expires the 13th day of August, 1987.

STATE OF _____) ss.
_____ County)

On this _____ day of _____, 19____, before me, a General notary public duly commissioned and qualified for said County, personally came _____, the duly authorized representative of _____, to me known to be said duly authorized representative or representatives and the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.

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

Notary Public

My commission expires the _____ day of _____, 19____.

[Handwritten Signature]

[Handwritten Notations]
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JCS
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[Handwritten Notations]
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11/11/87
564-142

RECEIVED
1985 JAN 16 PM 2:34
GEORGE A. HOLLAND
REGISTER OF DEEDS
DOUGLAS COUNTY, NEB.