



DEED 2004104178



AUG 05 2004 11:51 P 2

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Stamp Tax

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Date

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deed

FEE 10.50 FB 01.60

BKP 7-14-11 C/D \_\_\_\_\_ COMP \_\_\_\_\_

DEL \_\_\_\_\_ SCAN \_\_\_\_\_ FV \_\_\_\_\_

Received - RICHARD TAKECHI  
Register of Deeds, Douglas County, NE  
8/5/2004 11:51:38.97

2004104178

### WARRANTY DEED

DENNY L. WITT AND MARIAN C. WITT, Husband and Wife, GRANTOR(S), in consideration of Two Dollars (\$2.00) and other good and valuable consideration received from GRANTEE, DIAL HARRISON, L.L.C., a Nebraska limited liability company, conveys to GRANTEE the following described real estate (as defined in Neb. Rev. Stat. 76-201):

See Exhibit A Attached Hereto

GRANTORS covenant with GRANTEE that GRANTORS:

- (1) are lawfully seised of such real estate, that it is free from encumbrances; subject to easements, restrictions and reservations of record; and subject to all subsequent taxes and assessments;
- (2) have legal power and lawful authority to convey the same;
- (3) warrant and will defend title to the real estate against the lawful claims of all persons.

Executed August 4, 2004

Denny L. Witt  
DENNY L. WITT

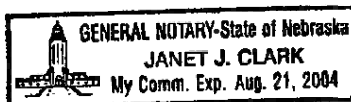
Marian C. Witt  
MARIAN C. WITT

STATE OF NEBRASKA     )  
  ) ss.  
COUNTY OF DOUGLAS    )

The foregoing instrument was acknowledged before me on this 4 day of August, 2004, by Denny L. Witt and Marian C. Witt, husband and wife.

Janet J. Clark  
Notary Public

My Commission Expires 8-21-2004



#16  
TA 48882

1120406

TA-48882

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

A tract of land located in part of the Southeast Quarter (SE $\frac{1}{4}$ ) of Section 7, Township 14 North, Range 11 East of the 6th P.M., in Douglas County, Nebraska, more particularly described as follows:

Beginning at the Northeast corner of said Southeast Quarter of Section 7, said point also being the Southeast corner of the Northeast Quarter of said Section 7; thence South 01°40'15" East (assumed bearing), along the East line of said Southeast Quarter of Section 7, a distance of 2,647.05 feet, to the Southeast corner of said Section 7; thence South 87°13'30" West, along the South line of said Southeast Quarter of Section 7, a distance of 1,351.15 feet; thence North 02°46'30" West, a distance of 450.81 feet; thence Northwesterly, on a curve to the left with a radius of 460.47 feet, a distance of 182.31 feet, said curve having a long chord which bears North 14°09'23" West, a distance of 181.12 feet; thence Northerly, on a curve to the right with a radius of 390.00 feet, a distance of 410.94 feet, said curve having a long chord which bears North 04°38'52" East, a distance of 392.19 feet; thence North 02°44'55" West, a distance of 138.09 feet; thence South 87°15'05" West, a distance of 407.74 feet; thence South 72°42'22" West, a distance of 38.37 feet; thence South 36°09'07" West, a distance of 596.50 feet; thence North 58°09'16" West, a distance of 132.34 feet; thence North 58°23'23" West, a distance of 64.57 feet; thence North 61°19'25" West, a distance of 85.77 feet; thence North 59°07'17" West, a distance of 66.54 feet; thence North 57°38'30" West, a distance of 80.16 feet; thence North 50°53'25" West, a distance of 105.90 feet; thence North 37°07'35" East, a distance of 164.45 feet; thence North 44°28'39" East, a distance of 50.01 feet; thence North 45°38'14" East, a distance of 135.00 feet; thence North 36°57'50" West, a distance of 76.99 feet; thence North 24°12'20" West, a distance of 112.39 feet; thence North 09°18'59" West, a distance of 171.70 feet; thence South 80°41'01" West, a distance of 18.51 feet; thence North 09°18'59" West, a distance of 190.00 feet; thence North 80°41'01" East, a distance of 408.78 feet; thence North 02°51'39" West, a distance of 663.28 feet; thence Easterly, on a curve to the right with a radius of 175.50 feet, a distance of 48.16 feet, said curve having a long chord which bears North 79°16'38" East, a distance of 48.01 feet; thence North 02°51'39" West, a distance of 163.55 feet, to a point on the North line of said Southeast Quarter of Section 7, said line also being the South line of said Northeast Quarter of Section 7; thence North 87°14'41" East, along said North line of the Southeast Quarter of Section 7, said line also being said South line of the Northeast Quarter of Section 7, a distance of 2,090.32 feet, to the Point of Beginning;

EXCEPT that part thereof more particularly described as follows:

Commencing at the Northeast corner of said Southeast Quarter of Section 7, said point also being the Southeast corner of said Northeast Quarter of Section 7; thence South 01°40'15" East, along the East line of said Southeast Quarter of Section 7, a distance of 2,614.68 feet; thence South 88°19'45" West, a distance of 33.00 feet, to the Point of Beginning; thence South 87°13'30" West, a distance of 50.00 feet; thence North 02°46'30" West, a distance of 17.00 feet; thence North 87°13'30" East, a distance of 33.32 feet; thence North 01°40'15" West, a distance of 33.32 feet; thence North 88°19'45" East, a distance of 17.00 feet; thence South 01°40'15" East, a distance of 50.00 feet, to the Point of Beginning;

Subject to public roads and/or highways.

(NE $\frac{1}{4}$ SE $\frac{1}{4}$ , SE $\frac{1}{4}$ SE $\frac{1}{4}$ , NW $\frac{1}{4}$ SE $\frac{1}{4}$  & SW $\frac{1}{4}$ SE $\frac{1}{4}$ )