

If we do that pt of Lt 2, you can
show legal on all 3 deeds, but
you'll need to get a survey. There's
not a valid legal because of
the replatting of addition City of Omaha

& also show report of appraisers
457.279. 12/13/67
contains restrictions

See OTC 241
Lt 3 Freedom Center.

Legal Description:

1,2, 6-8 B Leo City Lots

Inst #	Date	Type	Grantor	Grantee
2/855-24	NE			
① 457-279		rept.		
1/409-9	NE			
384-123, 422				
415-413	NE			
848-89	NE			
269-57				
269-57				
269-57		name change.		
959-499	NE			
963-652	NE			
1076-709	NE			
② 1210-613	1/21/68	WD	to SA of NE	
7 2045-405	10/1/96	WD	JD Warehouse.	Omaha World Herald.
6 2045-731	10/1/96	WD	Redick Tower	Omaha World Herald.
1,2 ③ 2117-60	1/15/99	Geo	DOR	Omaha World Herald ^{pt} _{1/21/99}
8-60 1015-571	10/10/95	WD	JD Warehouse	Mr Odd Job. ^{pt} _{1/21/99}
8-60 2117-77	1/12/99	WD	Mr Odd Job.	Omaha World Herald.
4 ④ 2117-77	1/31/01	WD	Omaha World	World Real Est.

2045-445 lot 7
2117-37 lot 8.
deduct lot 3 Freedom Center.
leaves n pt of 7, 8

①
②
③
④

①

Legal Description:

Belk LeD

6

2

Inst #	Date	Type	Grantor	Grantee
452-167		NE		
754-323		NE		
754-312		NE		
859-353		NE		
247-729		WILL	Barney Hempel.	
316-179		deed	Robt Hempel.	
1008-729		NE		
1070-503		NE		
1283-291		WBS	to Della Mruk.	NE
1706-452		WBS	to Fredrick Tower	Assoc. NE
353-142		NE		
352-672		NE		
356-336		NE		
654-722		NE		
618-506		NE		
772-673		NE		
795-187		NE		
853-451		NE		
852-675		NE		

3

Legal Description:

B Leo

Inst	Date	Type	Grantor	Grantee
396.398		agmt		
390.294, 96, 97, 93		NE		
396.484, 483		NE		
398.390		NE		
408.469		NE		
415.413		NE		
411.222		NE		
848.29		NE		
910.547		NE		
959.499		NE		
961.183		NE		
1676.29	9/24/81	CWD	me	
1697.535	1/5/83	WD		
390.294, 297, 294, 293		NE		
396.483		NE		
398.390		NE		
412.283		NE		
437.417		NE		
437.641		NE		
439.296		NE		

1

1

4.

4

Legal Description:

B LeD

Inst #	Date	Type	Grantor	Grantee
284.304		ME		
323.44		ME		
26.398		agmt		
848.89		ME		
954.499		ME		
901.83		ME		
1696.291	9/25/81	UD	to US Tire Ltd.	
1697.535	1/1/83	UD	u	JD Warehouse

8

①

Legal Description:

1-3, 6-8 B 73 City lots.

3.

2

1

1777

673

Inst #	Date	Type	Grantor	Grantee
227.581		EASE.		
907.251				
1308.447	1/29/69	WD	Union Land Co	see on another part.
393.179		NE		
404.291-292		NE		
564.287		NE		
608-11		NE		
710.137		see Lt 8.		
791-21		NE		
313.318		NE		
399.215		NE		
404.293		NE		
564.287		NE		
608-11		NE		
710.137	1/29/69	WD	see Lt 8.	
1801.452	10/30/89	WD	Upland Ind.	1401 Dodge
2049.321	10/16/89	WD	1401 Dodge Pkshp	Omaha World Herald
2171-69	10/16/89	WD	1401 Omaha World	World RF

2

Legal Description:

B 73.

	Parcel No	Type	Grantor	Grantee
1	377.383 NE			
	377.557 NE			
	387.458			
	427.550			
	564.287			
	608-11 NE			
	710-177	see 48		
6	716.244 NE			
	365.270 NE			
	387.458 NE			
	419.373 NE			
	427.550 NE			
	489.134 NE			
	564.287 NE			
	608-11 NE			
	710-177	see 48.		
	907.249 NE			
1308.293				
3.	290.479. NE			
	568.288, 287 NE			
	608-11 NE			
	710-177	see 48.		

3

Legal Description:

Inst #	Date	Type	Grantor	Grantee
317-13	NE			
337252	NE			
336-146	NE			
333-557	NE			
387458	NE			
427-550	NE			
544287	NE			
608-11	NE			
710137	S43 WD		to Union Land Co.	

8

NE

INFO TO UNDERWRITER TYPIST HERE

GENERAL NOTES: Use taxed as under each parcel number, parcels have more than the legal given on purchase agreement, (each of my search sheets show the legal description to use) only doing All of Lot 3 Freedom Center

Search contains more land than what is being insured:

ALL EXCEPTIONS TO SHOW ON TITLE WORK BELOW THIS LINE-IN

SHOW IN THIS ORDER: 1-LIENS 2-CASES, ETC. 3-EASEMENTS, ETC. THAT RUN WITH THE LAND

- Plat and Dedication Recorded July 24, 2000 in Book 2158 at Page 111 of the Records of Douglas County, NE, which grants easement(s) to Omaha Public Power District and US West Communications, for installation and maintenance of utility facilities.
 - Party Wall Agreement recorded September 14, 1908 in Book 26 at Page 398 of the Records of Douglas County, NE, between Lots 7 and 8 Block 60 City of Omaha. Note: part of that is nka as Lot 3 Freedom Center.
 - Notice of Claim to mineral interest recorded December 9, 1992 in Book 1047 at Page 130 of the Records of Douglas County, NE, wherein Union Pacific Land Resources owns and claims the minerals and mineral rights.
 - Agreement for License recorded October 25, 1996 in Book 1159 at Page 601 of the Records of Douglas County, NE, granted to Mr. Odd Job, its successors and or assigns, a perpetual nonexclusive license for ingress and egress.
 - Assignment and Assumption Agreement recorded October 16, 1996 in Book 1190 at Page 694 of the Records of Douglas County, NE, granted to Omaha World Herald Company as described therein, assigning all interest to the certain Lease Agreement dated February 28, 1990 between 1401 Dodge Partnership, as Lessor and Easy Parking of America.
 - Assignment and Assumption Agreement recorded October 16, 1996 in Book 1190 at Page 696 of the Records of Douglas County, NE, granted to Omaha World Herald Company as described therein, assigning all interest to the certain Lease Agreement dated February 28, 1990 between Redick Tower Associates, Lessor, and Easy Parking of America, Lessee.
 - Assignment and Assumption of Lease recorded December 10, 1996 in Book 1195 at Page 393 of the Records of Douglas County, NE, granted to Omaha World Herald Company as described therein assign all our rights and interest in lease by and between JD Warehouse Company and Easy Parking of America.
- Ordinance 35008 recorded September 10, 1999 in Book 1308 Page 216 of the Records of Douglas County, NE vacating alley and Streets.
- Deed recorded October 30, 1989 at Instrument Number 1861 of the Records of Douglas County, NE, reserving minerals and all mineral rights and contains restrictions as contained therein.

Terms, Conditions, Reservations, Limitations, and Restrictions as contained within any unrecorded leases executed by and between 1401 Dodge Partnership, Lessor, and Easy Parking of America Inc.

Terms, Conditions, Reservations, Limitations, and Restrictions as contained within any unrecorded leases executed by and between Redick Tower Association and Easy Parking of America Inc.

Terms, Conditions, Reservations, Limitations, and Restrictions as contained within any unrecorded leases executed by and between JD Warehouse Company Association and Easy Parking of America Inc.