



DEED 2005091796



JUL 29 2005 13:37 P 3

Nebr Doc
Stamp Tax

7-29-05

Date

\$1,334.25

By

SH

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
7/29/2005 13:37:56.17



2005091796

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that Melvin M. Peterson, a Non-Resident of the State of Nebraska, herein called the GRANTOR, whether one or more, in consideration of One Dollar and other valuable consideration received from GRANTEEES, does grant, bargain, sell, convey and confirm unto HearthStone Homes, Inc., a Nebraska corporation, herein called the GRANTEE whether one or more, the following described real property in Douglas County, Nebraska:

See Exhibit "A" attached hereto and made a part hereof.

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the GRANTEE and to GRANTEE'S successors and assigns forever. And GRANTOR does hereby covenant with the GRANTEE and with GRANTEE's successors and assigns that GRANTOR is lawfully seized of said premises; that they are free from encumbrance, except those easements, restrictions and covenants of record.

That GRANTOR has good right and lawful authority to convey the same; and that GRANTOR warrants and will defend the title to said premises against the lawful claims of all persons whomsoever.

DATED THIS 19 day of July, 2005.

Melvin M Peterson
Melvin M. Peterson

Deed
FEE 1550 FB 01-60000
3 BKP 27-16-12 C/O _____ COMP _____
1 DEL _____ SCAN _____ FV _____

NOTARIAL SEAL
REGISTER OF DEEDS

State of Indiana)
County of Vanderburgh) ss.

On this 19th day of July, 2005, before me, the undersigned, a Notary Public, duly commissioned and qualified for in said County, personally came Melvin M. Peterson, a non resident of the State of Nebraska, known to be the identical person or persons whose name is or names are affixed to the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed.

Witness my hand and notarial seal the day and year last above written.

Rebecca L Dillbeck
NOTARY PUBLIC

Rebecca L. Dillbeck

My commission expires the 5th day of April, 2008.
County of Residence: Vanderburgh

434568
Box 35

EXHIBIT A

NW
NE SW¹/₄

NW
NE SW¹/₄ SE¹/₄


LEGAL DESCRIPTION

A Tract of Land located in part of Tax Lot 4, West of the centerline of the Little Papillion Creek, a Tax Lot located in the SE1/4 of Section 27; and also together with the North one half of said SE1/4 of Section 27 West of the centerline of the Little Papillion Creek; and also together with the NE1/4 of the SW1/4 of said Section 27, and also together with the South 33.00 feet of County Road located in the NE1/4 of the SW1/4 of said Section 27; all located in Township 16 North, Range 12, East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows;

Beginning at the center of said Section 27; thence N87°10'32"E (assumed bearing), along the North line of said SE1/4 of Section 27, a distance of 1334.51 feet to a point on said center line of the Little Papillion Creek; thence along said center line of the Little Papillion Creek on the following described courses, S48°35'27"E, a distance of 68.21 feet; thence S37°26'10"E, a distance of 59.24 feet; thence S27°23'01"E, a distance of 141.59 feet; thence S22°02'27"E, a distance of 39.04 feet; thence S26°07'55"W, a distance of 55.00 feet; thence S29°36'19"W, a distance of 40.45 feet; thence S35°55'59"W, a distance of 64.78 feet; thence S12°49'33"W, a distance of 48.92 feet; thence S21°02'19"W, a distance of 18.20 feet; thence S25°43'08"W, a distance of 33.62 feet; thence S11°02'38"W, a distance of 23.38 feet; thence S33°39'01"E, a distance of 61.44 feet; thence S39°37'22"E, a distance of 71.00 feet; thence S19°31'53"E, a distance of 37.93 feet; thence S30°32'12"E, a distance of 31.57 feet; thence S00°36'11"E, a distance of 34.94 feet; thence S22°21'37"E, a distance of 79.94 feet; thence S31°58'36"E, a distance of 51.05 feet; thence S33°01'56"E, a distance of 39.22 feet; thence N76°28'41"E, a distance of 22.15 feet; thence N24°52'40"E, a distance of 39.83 feet; thence N53°15'28"E, a distance of 67.39 feet; thence N87°56'30"E, a distance of 21.88 feet; thence S66°14'53"E, a distance of 34.34 feet; thence S29°18'19"E, a distance of 95.07 feet; thence S46°22'13"E, a distance of 79.79 feet; thence S06°09'09"E, a distance of 76.41 feet; thence S26°13'44"W, a distance of 60.69; thence S05°07'30"W, a distance of 49.98 feet; thence S29°03'11"E, a distance of 47.50; thence S43°06'37"E, a distance of 47.91 feet; thence S34°49'27"E, a distance of 80.52 feet; thence S47°00'29"E, a distance of 48.44 feet; thence S30°02'48"E, a distance of 43.96 feet; thence S19°57'36"E, a distance of 66.82 feet; thence S22°46'23"E, a distance of 153.77 feet; thence S29°19'35"E, a distance of 54.95 feet; thence S35°51'46"E, a distance of 55.21 feet; thence S42°02'09"E, a distance of 46.53 feet; thence S35°03'44"E, a distance of 48.67 feet; thence S27°10'12"E, a distance of 44.66 feet; thence S13°11'28"E, a distance of 35.92 feet; thence S02°13'39"E, a distance of 24.20 feet to a point on the North line of Outlot "A", Double "D" Industrial Park, a subdivision located in said SE1/4 of Section 27, said line also being the South line of said Tax Lot 4; thence S87°18'11"W, along said North of Double "D" Industrial Park and the North rights-of-way line of 87th Street, said line also being said South line of Tax Lot 4, a distance of 706.93 feet; thence S87°15'04"W, along said south line of Tax Lot 4, a distance of 1397.28 feet to a point on the West line of said SE1/4 of Section 27, said point also being on the East line of said SW1/4 of Section 27, said point also being the Southwest corner of said Tax Lot 4; thence N02°40'35"W along said West line of SE1/4 of Section 27, said line also being said East line of the SW1/4 of Section 27, said line also being the West line of said Tax Lot 4, a distance of 513.64 feet to the Northwest corner of said SE1/4 of Section 27, said point also being the Northeast corner of said SW1/4 of Section 27, said point also being the Northwest corner of said Tax Lot 4; thence S87°09'54"W along the South line of said NE1/4 of the SW1/4 of Section 27, a distance of 1120.55 feet to the Southwest corner of said NE1/4 of the SW1/4 of Section 27; thence S87°09'54"W along the North line of the SW1/4 of said SW1/4 of Section 27, said line also being the South line of the NW1/4 of said SW1/4 of Section 27, a distance of 588.92 feet to a point on the Northeasterly right-of-way line of Irvington Road; thence N51°45'25"W, along said Northeasterly right-of-way line of Irvington Road, a distance of 50.22; thence N87°09'54"E, a distance of 424.74 feet to a point on the West line of said NE1/4 of the SW1/4 of Section 27, said point also being on the East line of said NW1/4 of the SW1/4 of Section 27; thence N02°31'09"W along said East line of the NW1/4 of the SW1/4 of Section 27, said line also being said West line of the NE1/4 of the SW1/4 of Section 27, a distance of 1286.29 feet to a point on the North line of said SW1/4 of Section 27, said point also being on the South line of the NW1/4 of said Section 27; thence N87°09'52"E along said North line of the SW1/4 of Section 27, said line also being said South line of the NW1/4 of Section 27, a distance of 1321.90 feet to the point of beginning.

Said Tract of Land contains an area of 4,837,721 square feet, or 111.059 acres, more or less.

SEE PAGE 1 OF 2 FOR DRAWING



E&A CONSULTING GROUP, INC.
ENGINEERS • PLANNERS • SURVEYORS
12001 Q STREET, OMAHA, NE 68137 PHONE: (402) 895-4700

Drawn by: JPC	Chkd by: _____	Chkd by: _____
Job No.: 2004196.01	Date: 07/27/2005	PAGE 2 OF 2

FINNEY PROPERTY LEGAL DESCRIPTION
DOUGLAS COUNTY, NEBRASKA

