

150 - 1020

NEBRASKA DOCUMENTARY
STAMP TAX
JUN 9 1975
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CORPORATION WARRANTY DEED

The grantor, HANSON'S LAKES INCORPORATED, a corporation organized and existing under and by virtue of the laws of the State of Nebraska, in consideration of One Dollar (\$1.00) and other valuable considerations, received from grantee, does grant, bargain, sell convey and confirm unto HANSON'S LAKES, LIMITED, herein called the grantee whether one or more, the following described real property in Sarpy County, Nebraska:

Northeast Quarter of the Southwest Quarter (NE $\frac{1}{4}$ SW $\frac{1}{4}$) Tax Lot Twelve (12) B, and Government Lot Three (3), all in Section Twenty-seven (27), Township Thirteen (13) North, Range Thirteen (13) East, Sarpy County, Nebraska, containing 71.79 acres more or less.

A tract of land starting at an iron pin 1318.5 feet East of the Quarter corner on the West side of Section 27, Township 13 North, Range 13 East of the 6th P.M., thence 225.0 feet South to the point of beginning which is an iron pin in the approximate center of the county road; thence going in a Southerly direction along the Quarter Quarter ($\frac{1}{4}$) line a distance of 2156.2 feet to an iron pin at the toe of the dike; thence going in a Westerly direction along the toe of the dike making an interior angle of 88 degrees 42 minutes and going 140.14 feet to an iron pin; thence making an interior angle of 174 degrees 20 minutes and going 587.30 feet to an iron pin at the toe of the dike; thence making an interior angle of 172 degrees 03 minutes and going 125.79 feet to an iron pin at the toe of the dike; thence making an interior angle of 177 degrees 26 minutes and going 125.00 feet to an iron pin at the toe of the dike; thence making an interior angle of 185 degrees 31 minutes and going a distance of 169.45 feet to an iron pin at the toe of the dike; thence making an exterior angle of 132 degrees 13 minutes and going in a southwesterly direction a distance of 168.98 feet to an iron pin at the toe of the dike; thence making an exterior angle of 162 degrees 04 minutes and going a distance of 92.40 feet to an iron pin on top of the bank of the Platte River; thence making an interior angle of 131 degrees 00 minutes and going a distance of 315.42 feet to an iron pin on top of the bank of the Platte River; thence making an interior angle of 185 degrees 14 minutes and going 478.30 feet to an iron pin on top of the bank of the Platte River; thence making an exterior angle of 164 degrees 36 minutes and going 231.3 feet to an iron pin on top of the bank of the Platte River; thence going in a westerly direction along the top of the bank of the Platte River a distance of

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Carl L. Hill REGISTER OF DEEDS, SARPY COUNTY, NEB.
9.50

402.0 feet to an iron pin; thence making an interior angle of 121 degrees 08 minutes and going a distance of 609.5 feet to an iron pin on top of the bank of the bayou; thence making an interior angle of 177 degrees 54 minutes and going 396.0 feet to an iron pin on top of the bank of the bayou; thence making an interior angle of 210 degrees 21 minutes and going 334.0 feet to an iron pin on top of the bank of the bayou; thence going in an easterly direction along the fence line and making an interior angle of 36 degrees 11 minutes and going a distance of 434.0 feet to an iron pin; thence going in an easterly direction along the fence line on the same course a distance of 352.3 feet to an iron pin on the east side of the dike; thence going in a northerly direction along the dike a distance of 1386.0 feet to an iron pin in the approximate center of the county road; thence in an easterly direction along the approximate center of the county road a distance of 298.8 feet to an iron pin; thence going a distance of 2339.7 feet along the approximate center of the county road to the point of beginning, all being in the South Half (S $\frac{1}{2}$) of Sections 27 and 28, Township 13 North, Range 13 East, Sarpy County, Nebraska and containing 142.96 acres more or less.

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 heirs and assigns forever.

And the grantor for itself and its successors does hereby covenant with the grantee and with grantee's heirs and assigns that grantor is lawfully seised of said premises; that they are free from encumbrance except, subject to easements and restrictions of record, if any, 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 whatsoever.

In witness whereof, grantor has hereunto caused its corporate seal to be affixed and these presents signed by its President.

Dated June , 1975.

HANSON'S LAKES INCORPORATED

By

Joe A. Hanson
President

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STATE OF NEBRASKA, County of Sarpy:

Before me, a notary public qualified in said county, personally came JAMES A. HANSON, President of HANSON'S LAKES INCORPORATED, a corporation, known to me to be the President and identical person who signed the foregoing instrument, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation and that its corporate seal was thereto affixed by its authority.

Witness my hand and notarial seal on June 7, 1975.



CHARLES R. YOUNG, JR.
GENERAL NOTARY, State of Neb.
My Commission Expires
February 2, 1977

Charles R. Young, Jr.
Notary Public

My commission expires Feb 7, 1977