

- A. COMMENCING AT THE QUARTER CORNER ON THE NORTH OF SEC. 12-12-10 AND RUNNING THENCE SOUTH 896.28 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE NORTH 896.28 FT. TO SECTION LINE, THENCE WEST TO PLACE OF BEGINNING. (SEE O-177) 27.00 ACRES ±
- B. BEGINNING 300.30 FT. NORTH OF THE SOUTH WEST CORNER OF NW $\frac{1}{4}$  OF NE $\frac{1}{4}$  OF SEC 12-12-10 AND RUNNING THENCE NORTH 133.32 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 133.32 FT., THENCE WEST TO PLACE OF BEGINNING. (SEE M-754) 4.00 ACRES ±
- C. BEGINNING 233.64 FT. NORTH OF SW CORNER OF NW $\frac{1}{4}$  OF NE $\frac{1}{4}$  OF SEC 12-12-10 AND RUNNING THENCE NORTH 66.99 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 66.99 FT., THENCE WEST TO PLACE OF BEGINNING. (SEE K-181) 2.00 ACRES
- D. BEGINNING 166.98 FT. NORTH OF SW CORNER OF NW $\frac{1}{4}$  OF NE $\frac{1}{4}$  OF SEC 12-12-10 AND RUNNING NORTH 66.99 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 66.99 FT., THENCE WEST TO PLACE OF BEGINNING. (NO DEED FROM J.A. BATES) 2.00 ACRES
- E. BEGINNING 83.49 FT. NORTH OF SW CORNER OF NW $\frac{1}{4}$  OF NE $\frac{1}{4}$  OF SEC 12-12-10 AND RUNNING THENCE NORTH 83.49 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 83.49 FT., THENCE WEST TO PLACE OF BEGINNING. (O-61) (O-6) 2.50 ACRES
- F. BEGINNING AT THE SW CORNER OF NW $\frac{1}{4}$  OF NE $\frac{1}{4}$  OF SEC 12-12-10 AND RUNNING THENCE NORTH 83.49 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 83.49 FT., THENCE WEST TO PLACE OF BEGINNING. (R-473) 2.50 ACRES
- G. BEGINNING 1162.59 FT. NORTH OF THE CENTER OF SEC 12-12-10 AND RUNNING THENCE NORTH 165.99 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 165.99 FT., THENCE WEST TO POINT OF BEGINNING. (28-549) 5.00 ACRES
- H. BEGINNING 995.94 FT. NORTH OF THE CENTER OF SEC 12-12-10 AND RUNNING THENCE NORTH 165.99 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 165.99 FT., THENCE WEST TO PLACE OF BEGINNING. (NO DEED FROM J.A. BATES) 5.00 ACRES
- I. THE EAST HALF OF THE FOLLOWING. BEGINNING 829.95 FT. NORTH OF THE CENTER OF SEC 12-12-10 AND RUNNING THENCE NORTH 165.99 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 167.97 FT., THENCE WEST TO THE POINT OF BEGINNING. (Z-172) 2.50 ACRES
- J. THE WEST HALF OF THE ABOVE DESCRIBED TRACT. (H-483) 2.50 ACRES
- K. BEGINNING 663.96 FT. NORTH OF THE CENTER OF SEC 12-12-10 AND RUNNING THENCE NORTH 165.99 FT., THENCE EAST 1341.12 FT. TO SUB QUARTER LINE, THENCE SOUTH 165.99 FT., THENCE WEST TO PLACE OF BEGINNING. (G-447) 5.00 ACRES
- L. THE SE $\frac{1}{4}$  OF SW $\frac{1}{4}$  OF NE $\frac{1}{4}$  OF SEC 12-12-10. (Y-214) 10.00 ACRES
- M. THE E $\frac{1}{2}$  OF SW $\frac{1}{4}$  OF SW $\frac{1}{4}$  OF NE $\frac{1}{4}$  OF SEC 12-12-10. (27-170) 5.00 ACRES
- N. THE W $\frac{1}{2}$  OF SW $\frac{1}{4}$  OF SW $\frac{1}{4}$  OF NE $\frac{1}{4}$  OF 12-12-10. (H-521) 5.00 ACRES
- O. BEGINNING AT THE CENTER OF 12-12-10, RUNNING WEST 10 CHAINS, SOUTH 25 $\frac{1}{2}$  DEGREES WEST 15.89 CHAINS, TO PLATTE RIVER, EASTERLY DOWN SAME TO QUARTER SECTION LINE, NORTH TO PLACE OF BEGINNING. (O-60) 32.05 ACRES
- P. ALL OF GOVERNMENT LOT 2 IN 12-12-10 EXCEPT TAX LOT "O" ABOVE DESCRIBED. (U-464) 9.75 ACRES.

SECTION 12 T12N R10E

GOVT. LOT 1A

BEING ALL THAT PART OF GOVT. LOT 1 LOCATED IN SECTION 12 T12N R10E OF THE 6TH P.M. SARPY COUNTY, NEBRASKA, EXCEPT GOVT. LOT 1B AND HIGHWAY 31 RIGHT-OF-WAY.

25.26 AC±

GOVT. LOT 1B

COMMENCING AT A STEEL FENCE POST SET IN CONCRETE AT THE SOUTHEAST CORNER OF THE STATE FISH HATCHERY GROUNDS IN SAID SECTION 12; THENCE EASTERLY ALONG AN EXISTING FENCE LINE 66.25 FEET TO THE POINT OF BEGINNING: THENCE CONTINUING EASTERLY ALONG AN EXISTING FENCE LINE 571.30 FEET TO A CORNER FENCE POST; THENCE SOUTHERLY ALONG AN EXISTING FENCE LINE WITH AN INTERIOR ANGLE OF 89 DEGREES, 33 MINUTES, 15 SECONDS, A DISTANCE OF 641.95 FEET; THENCE WESTERLY WITH AN INTERIOR ANGLE OF 90 DEGREES, 26 MINUTES, 45 SECONDS, A DISTANCE OF 571.30 FEET; THENCE NORTHERLY WITH AN INTERIOR ANGLE OF 89 DEGREES, 33 MINUTES, 15 SECONDS, A DISTANCE OF 641.95 FEET TO THE POINT OF BEGINNING.

8.42 AC.

12-12-10

## TAX LOT Q

All of the E  $\frac{1}{2}$  SE  $\frac{1}{4}$  section 12-12-10; except tax lot R

containing 30.20 ac. +/-

## TAX LOT R

Part of the East  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 12, Township 12 North, Range 10 East of the 6th P.M., Sarpy County, described as follows: Beginning at the Southeast corner of said Section 12, thence N  $89^{\circ} 58' 28''$  W (assumed bearing) 1353.95 feet to the S.W. corner of the East  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 12, thence N  $02^{\circ} 08' 49''$  E 684.19 feet along the West line of said East  $\frac{1}{4}$  to a point on the south right-of-way line of a county road; thence along said South R.O.W. on the following ten courses: (1) N  $43^{\circ} 06' 57''$  E 181.79 feet; (2) along a curve to the left having a radius of 601.15 feet, an arc length of 105.54 feet, and long chord bearing N  $38^{\circ} 05' 11''$  E for 105.40 feet; (3) N  $33^{\circ} 03' 25''$  E 127.01 feet; (4) along a curve to the right having a radius of 263.85 feet, an arc length of 105.24 feet, and a long chord bearing N  $44^{\circ} 29' 01''$  E for 104.55 feet; (5) N  $55^{\circ} 54' 38''$  E 249.54 feet; (6) along a curve to the right having a radius of 374.57 feet, an arc length of 180.25 feet, and a long chord bearing N  $69^{\circ} 41' 45''$  E for 178.51 feet; (7) N  $83^{\circ} 28' 53''$  E 91.94 feet; (8) along a curve to the right having a radius of 828.12 feet, an arc length of 153.43 feet, and a long chord bearing N  $88^{\circ} 47' 21''$  E 153.21 feet; (9) S  $85^{\circ} 54' 11''$  E 292.78 feet; (10) along a curve to the left having a radius of 158.00 feet, an arc length of 132.98 feet, and a long chord bearing N  $69^{\circ} 59' 05''$  E for 129.09 feet to the East line of Section 12; thence S  $01^{\circ} 31' 10''$  W 1343.86 feet to the point of beginning.

containing 49.80 ac. +/-