



DEED 2005049818



MAY 03 2005 12:38 P 2

Notary Doc Stamp Tax
5-3-05
Date
\$ 6125.00
By <i>SA</i>

Received - DIANE L. BATTIATO
 Register of Deeds, Douglas County, NE
 5/3/2005 12:39:14.73



WARRANTY DEED

Tom Falcone and Juanda Falcone, husband and wife, jointly and severally Grantor herein, in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby convey unto SNGF Development, L.L.C., a Nebraska limited liability company, as Grantee, all of Grantor's rights, title and interests, as the holder of an undivided 40% interest as a tenant in common, in and to the real property described on the attached Exhibit A, together with all improvements and appurtenances thereto.

GRANTOR covenants with GRANTEE that GRANTOR:

1. is lawfully seized of such real estate and that it is free from encumbrances, except easements and restrictions of record, if any;
2. has legal power and lawful authority to convey the same;
3. warrants and will defend title to the real estate against the lawful claims of all persons claiming the same or any part thereof through, by or under GRANTOR.

Dated this 27th day of April, 2005.

Tom Falcone

 Tom Falcone

Juanda Falcone

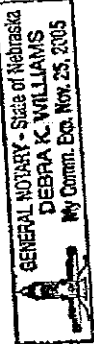
 Juanda Falcone

STATE OF NEBRASKA)
)ss
 COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me, a Notary Public duly commissioned and qualified in and for said county and state, on this 27TH of day of April, 2005, by Tom Falcone and Juanda Falcone, husband and wife, the Grantor, and acknowledged by each that this is their voluntary act and deed.

Debra K. Williams

 Notary Public



Deed 01-60000
 FEE 53.00 FB 00-32826
 2/86 BRP 17-15-11 C/O COMP
 DEL SCAN SV

34248/34358
4 NLTA²

v-2137412 v-7480

EXHIBIT A

A tract of land located in part of the NW ¼ of Section 17 and also part of the NE ¼ of Section 17, Township 15 North, Range 11 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Southwest corner of said NE ¼ of Section 17, said point also being the Northwest corner of Lot 234, The Residences at West Dodge Station, a Subdivision located in the East ½ of said Section 17, and also said NW ¼ of Section 17, thence S87°11'39" W (assumed bearing) along the South line of said NW ¼ of Section 17, a distance of 1322.80 feet to the Southwest corner of the SE ¼ of said NW ¼ of Section 17, said point also being the Southeast corner of the SW ¼ of said NW ¼ of Section 17; thence N02°55'55" W along the West line of said SE ¼ of the NW ¼ of Section 17, said line also being the East line of said SW ¼ of the NW ¼ of Section 17, a distance of 332.25 feet; thence S87°08'17" W, a distance of 1272.92 feet to a point on the Easterly right-of-way line of 192nd street, thence N02°57'06" W along said Easterly right-of-way line of 192nd street, a distance of 739.41 feet; thence N67°02'54" E along said Easterly right-of-way line of 192nd street, a distance of 29.80 feet; thence N02°57'06" W along said Easterly right-of-way line of 192nd street, a distance of 85.10 feet; thence S67°02'54" W along said Easterly right-of-way line of 192nd street, a distance of 47.89 feet; thence N02°57'06" W along said Easterly right-of-way line of 192nd street, a distance of 373.21 feet; thence N86°57'30" E, a distance of 34.04 feet; thence Easterly on a curve to the right with a radius of 759.79 feet, a distance of 40.30 feet, said curve having a long chord which bears N88°28'40" E, a distance of 40.29 feet; thence N89°59'50" E, a distance of 124.93 feet; thence N00°00'10" W, a distance of 134.96 feet; thence N85°37'10" E, a distance of 504.12 feet; thence S84°48'01" E, a distance of 163.76 feet; thence S75°08'26" E, a distance of 77.28 feet; thence S61°19'07" E, a distance of 68.76 feet; thence N85°10'06" E, a distance of 80.28 feet, thence N79°23'35" E, a distance of 72.25 feet; thence S05°48'59" E, a distance of 158.37 feet; thence N84°11'01" E, a distance of 98.41 feet; thence Easterly on a curve to the right with a radius of 325.97 feet, a distance of 99.51 feet, said curve having a long chord which bears S87°10'42" E, a distance of 99.13 feet; thence N11°27'35" E, a distance of 133.30 feet; thence S80°57'16" E, a distance of 835.49 feet; thence S67°20'33" E, a distance of 124.25 feet; thence S86°44'05" E, a distance of 290.35 feet; thence S02°57'57" E, a distance of 131.55 feet; thence Northeasterly on a curve to the left with a radius of 473.50 feet, a distance of 205.53 feet, said curve having a long chord which bears N75°46'03" E, a distance of 205.92 feet to the point of intersection of the Northerly right-of-way line of Honeysuckle Drive and the Westerly right-of-way line of said Honeysuckle Drive, said point also being on the East line of said NW ¼ of Section 17, thence S02°58'05" E along said West right-of-way line of Honeysuckle Drive, and also the West line of Outlot "B", said The Residences at West Dodge Station, said line also being said East line of the NW ¼ of Section 17, a distance of 999.80 feet to the Southwest corner of Lot 212, said The Residences at West Dodge Station, said point also being the Southwest corner of said Outlot "B", The Residences at West Dodge Station, said point also being the Southwest corner of Indiana Street; thence West Dodge Station, said point also being on the Northerly right-of-way line of Indiana Street; thence Northeasterly along said Northerly right-of-way line of Indiana Street on a curve to the left with a radius of 345.42 feet, a distance of 26.65 feet, said curve having a long chord which bears N61°47'20" W, a distance of 26.64 feet to the point of intersection of the Westerly right-of-way line of said Indiana Street and said Northerly right-of-way line of Indiana Street, thence S26°00'05" W along said Westerly right-of-way line of Indiana Street, a distance of 60.00 feet to the point of intersection of said Westerly right-of-way line of Indiana Street and the Southerly right-of-way line of Indiana Street; thence Southeasterly along said curve to the right with a radius of 285.42 feet, a distance of 70.61 feet, said curve having a long chord which bears S56°54'41" E, a distance of 70.43 feet; thence S49°49'26" E, a distance of 68.38 feet; thence Southeasterly on a curve to the right with a radius of 250.00 feet, a distance of 42.81 feet, said curve having a long chord which bears S44°55'07" E, a distance of 42.75 feet; thence S40°00'49" E, a distance of 58.14 feet; thence Southeasterly on a curve to the left with a radius of 464.70 feet, a distance of 5.84 feet, said curve having a long chord which bears S40°22'22" E, a distance of 5.84 feet to the Northeast corner of said Lot 234, The Residences at West Dodge Station, said point also being on the South line of said NE ¼ of Section 17, thence S87°11'43" W along the North line of said Lot 234, The Residences at West Dodge

Station, said line also being said South line of the NE ¼ of Section 17, a distance of 122.14 feet to the point of beginning, (located in the SW1/4 of the NE1/4; NE1/4 of the NW1/4; NW1/4 of the NW1/4; SE1/4 of the NW1/4; SW1/4 of the NW1/4 of said section)

AND

Lots 2, 3, 4, 9, 13, 14, 21, 31, 32, 33, 40, 43, 45, 47, 49, 53, 55, 60, 61, 65, 71, 88, 89, 94, 95, 96, 99, 117, 123, 131, 136, 142, 145, 153, 160, 162, 167, 170, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233 and Outlot A, Outlot B, Outlot C, The Residences at West Dodge Station, a Subdivision as surveyed, platted and recorded in Douglas County, Nebraska.