



2148 056 DEED



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Stamp Tax

3.30.00

Date

\$ 87.50

By *mn*

RICHARD W. TAYLOR  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

00 MAR 30 PM 12:26

RECEIVED

When recorded please return to: James B. Cavanagh, Lieben, Whitted, Houghton, Stowiczek & Cavanagh, P.C., 2027 Dodge St., Ste. 100, Omaha, NE 68102

### WARRANTY DEED

*Rush*

Golf Real Estate Development, L.L.C., a Nebraska limited liability company, GRANTOR, in consideration of One Dollar (\$1.00) and other valuable consideration received from GRANTEE, Skyline Woods Country Club, L.L.C., a Nebraska limited liability company, hereby conveys to GRANTEE the following described real estate located in Douglas County, Nebraska:

See Attached Exhibit A.

GRANTOR covenant with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and it is free from encumbrances except easements, restrictions and covenants of record;
- (2) has legal power and lawful authority to convey the same;
- (3) warrant and will defend title to the real estate against the lawful claims of all persons.

EXECUTED: March 27, 2000.

*m*

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Golf Real Estate Development, L.L.C.,  
a Nebraska limited liability company

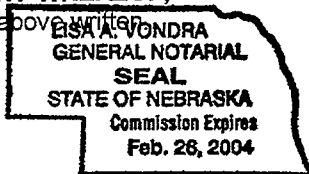
By:

*Gregory A. Siaperas*  
Gregory A. Siaperas, Manager

STATE OF NEBRASKA )  
 ) ss.  
COUNTY OF DOUGLAS )

Be it known, that on the 27<sup>th</sup> day of MARCH, 2000, before me personally appeared Gregory A. Siaperas, Manager of Golf Real Estate Development, L.L.C., a Nebraska limited liability company known to me to be the persons who executed the above Warranty Deed, and acknowledged the same to be their voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my official seal the day and year last above written.



*Lisa A. Vondra*  
Notary Public

109410

Exhibit "A" legal description for Deed conveyed by  
 Golf Real Estate Development L.L.C a Nebraska Limited Liability Company to,  
 Skyline Woods Country Club, L.L.C., a Nebraska Limited Liability Company

A part of the Southwest Quarter of Section 25, Township 15 North, Range 10 East of the 6<sup>th</sup> P.M., in Douglas County, Nebraska, more particularly described as follows:

Commencing at the South Quarter corner of said Section 25; thence North  $89^{\circ}41'22''$  West, a distance of 1,020.00 feet; thence North  $00^{\circ}18'38''$  East a distance of 90.0 feet to the POINT OF BEGINNING; thence along a curve to the left, having a radius of 75.0 feet, an arc length of 117.81 feet and a long chord bearing of North  $44^{\circ}41'22''$  West for 106.06 feet to a point of reverse curvature; thence along a curve to the right having a radius of 125.0 feet, an arc length of 166.85 feet and a long chord bearing of North  $51^{\circ}27'00''$  West for 154.74 feet; thence South  $76^{\circ}47'20''$  West, a distance of 120.00 feet; thence North  $14^{\circ}36'48''$  West, a distance of 80.0 feet; thence North  $01^{\circ}54'18''$  East a distance of 325.01 feet; thence North  $24^{\circ}11'40''$  East, 65.24 feet; thence along a curve to the left having a radius of 70.51 feet, an arc length of 45.14 feet, and a long chord bearing North  $00^{\circ}51'24''$  East for 44.37 feet; thence North  $12^{\circ}28'53''$  West, 121.50 feet; thence South  $77^{\circ}31'07''$  West, 23.00 feet; thence North  $59^{\circ}26'31''$  West, 132.73 feet; thence North  $08^{\circ}26'21''$  West 60.00 feet; thence North  $81^{\circ}33'39''$  East, 182.54 feet; thence North  $25^{\circ}29'31''$  East, 34.94 feet; thence along a curve to the left having a radius of 55.56 feet, an arc length of 32.90 feet, and a long chord bearing North  $08^{\circ}33'39''$  East for 32.42 feet; thence along a curve to the left having a radius of 25.00 feet, an arc length of 39.27 feet, and a long chord bearing North  $53^{\circ}26'22''$  West for 35.36 feet; thence South  $81^{\circ}33'39''$  West, 180.00 feet; thence South  $08^{\circ}26'21''$  East, 40.00 feet; thence South  $81^{\circ}33'39''$  West, 115.00 feet; thence South  $20^{\circ}44'07''$  West, a distance of 30.84 feet; thence North  $41^{\circ}17'15''$  West, a distance of 108.31 feet; thence North  $33^{\circ}16'52''$  East, a distance of 74.94 feet; thence North  $81^{\circ}33'39''$  East, a distance of 86.01 feet; thence South  $49^{\circ}50'56''$  East, 80.00 feet; thence North  $81^{\circ}33'39''$  East, 225.00 feet; thence South  $08^{\circ}26'21''$  East, 45.00 feet; thence along a curve to the right having a radius of 75.76 feet, an arc length of 44.75 feet, and a long chord bearing South  $08^{\circ}33'39''$  West for 44.10 feet; thence South  $25^{\circ}29'31''$  West, 21.48 feet; thence North  $81^{\circ}33'39''$  East, 134.05 feet; thence South  $08^{\circ}26'22''$  East 120.00 feet; thence South  $79^{\circ}14'24''$  West, 175.68 feet; thence South  $12^{\circ}28'53''$  East, 133.50 feet; thence along a curve to the left having a radius of 110.51 feet, an arc length of 70.74 feet, and a long chord bearing South  $05^{\circ}11'24''$  West for 69.54 feet; thence South  $24^{\circ}11'40''$  West, a distance of 48.96 feet; thence South  $88^{\circ}15'42''$  East, a distance of 542.34 feet; thence North  $64^{\circ}08'12''$  East, a distance 368.17 feet; thence South  $44^{\circ}41'22''$  East, a distance of 179.20 feet; thence South  $00^{\circ}18'38''$  West, a distance of 84.56 feet; thence South  $22^{\circ}48'38''$  West, a distance of 130.11 feet; thence South  $53^{\circ}30'07''$  West, a distance of 150.04 feet; thence North  $89^{\circ}41'22''$  West, a distance of 698.05 feet; thence South  $00^{\circ}18'38''$  West, a distance of 70.0 feet to a point of curvature; thence along a curve to the left having a radius of 75.0 feet, an arc length of 117.81 feet and a long chord bearing South  $44^{\circ}41'22''$  East, for 106.06 feet to a point of reverse curvature; thence along a curve to the right having a radius of 125.0 feet, an arc length of 166.35 feet and a long chord bearing of South  $44^{\circ}41'22''$  East for 176.78 feet to the North right of way line of Highway #92; thence North  $89^{\circ}41'22''$  West, a distance of 50.00 feet to the POINT OF BEGINNING;

EXCEPT that part therefrom more particularly described as follows: Beginning at the Southeast corner of Lot 5, Skyline Woods Replat III, a Subdivision, as surveyed, platted and recorded in Douglas County, Nebraska, thence along the Easterly line of Lot 5, North  $41^{\circ}17'15''$  West, a distance of 108.31 feet, to a point of angle; thence North  $33^{\circ}16'52''$  East, along said Easterly line and its extension thereof, a distance of 74.94 feet; thence North  $81^{\circ}33'39''$  East, a distance of 86.01 feet; thence South  $49^{\circ}50'56''$  East a distance of 80.00 feet; thence South  $08^{\circ}26'21''$  East, a distance of 60.00 feet; thence South  $81^{\circ}33'39''$  West, a distance of 115.00 feet; thence South  $20^{\circ}44'07''$  West, a distance of 30.84 feet to the POINT OF BEGINNING;

AND EXCEPT that part more particularly described as follows:

A part of the Southwest Quarter of Section 25, Township 15 North, Range 10 East of the 6<sup>th</sup> P.M., in Douglas County, Nebraska, more particularly described as follows:

Commencing at the South Quarter corner of said Section 25; thence North  $89^{\circ}41'22''$  West, a distance of 1,020.00 feet; thence North  $00^{\circ}18'38''$  East a distance of 90.0 feet; thence along a curve to the left, having a radius of 75.0 feet, an arc length of 117.81 feet and a long chord bearing of North  $44^{\circ}41'22''$  West for 106.06 feet to a point of reverse curvature; thence along a curve to the right having a radius of 125.0 feet, an arc length of 166.85 feet and a long chord bearing of North  $51^{\circ}27'00''$  West for 154.74 feet; thence South  $76^{\circ}47'20''$  West, a distance of 120.00 feet; thence North  $14^{\circ}36'48''$  West, a distance of 80.0 feet; thence North  $01^{\circ}54'18''$  East a distance of 325.01 feet TO THE POINT OF BEGINNING; thence North  $24^{\circ}11'40''$  East, 65.24 feet; thence along a curve to the left having a radius of 70.51 feet, an arc length of 45.14 feet, and a long chord bearing North  $00^{\circ}51'24''$  East for 44.37 feet; thence North  $12^{\circ}28'53''$  West, 121.50 feet; thence South  $77^{\circ}31'07''$  West, 23.00 feet; thence North  $59^{\circ}26'31''$  West, 132.73 feet; thence North  $08^{\circ}26'21''$  West 60.00 feet; thence North  $81^{\circ}33'39''$  East, 182.54 feet; thence North  $25^{\circ}29'31''$  East, 34.94 feet; thence along a curve to the left having a radius of 55.56 feet, an arc length of 32.90 feet, and a long chord bearing North  $08^{\circ}33'39''$  East for 32.42 feet; thence along a curve to the left having a radius of 25.00 feet, an arc length of 39.27 feet, and a long chord bearing North  $53^{\circ}26'22''$  West for 35.36 feet; thence South  $81^{\circ}33'39''$  West, 180.00 feet; thence South  $08^{\circ}26'21''$  East, 40.00 feet; thence South  $81^{\circ}33'39''$  West, 115.00 feet; thence South  $20^{\circ}44'07''$  West, a distance of 30.84 feet; thence North  $41^{\circ}17'15''$  East, a distance of 108.31 feet; thence North  $33^{\circ}16'52''$  West, a distance of 74.94 feet; thence North  $81^{\circ}33'39''$  East, a distance of 86.01 feet; thence South  $49^{\circ}50'56''$  East, 80.00 feet; thence North  $81^{\circ}33'39''$  East, 225.00 feet; thence South  $08^{\circ}26'21''$  East, 45.00 feet; thence along a curve to the right a radius of 75.76 feet, an arc length of 44.75 feet, and a long chord bearing South  $08^{\circ}33'39''$  West for 44.10 feet; thence South  $25^{\circ}29'31''$  West, 21.48 feet; thence North  $81^{\circ}33'39''$  East, 134.05 feet; thence South  $08^{\circ}26'22''$  East 120.00 feet; thence South  $79^{\circ}14'24''$  West, 175.68 feet; thence South  $12^{\circ}28'53''$  East, 133.50 feet; thence along a curve to the left having a radius of 110.51 feet, an arc length of 70.74 feet, and a long chord bearing South  $05^{\circ}11'24''$  West for 69.54 feet; thence South  $24^{\circ}11'40''$  West, a distance of 48.96 feet to a point; thence Westerly to the POINT OF BEGINNING.

Portions of land being conveyed herein also being known as Lots 1 thru 39 and Outlot "A",  
 The Villas at Skyline Woods, a Subdivision, as surveyed, platted and recorded in Douglas County, Nebraska.