



DEED 2004107487



RUG 12 2004 14:49 P 3

NEBRASKA
Stamp Tax

8-12-04
Date

\$ 64.75

By *g*

Received - RICHARD TAKECHI
Register of Deeds - Douglas County, NE
8/12/2004 14:49:18.87



2004107487

CORPORATION WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS

THAT

Celebrity Homes, Inc.

a corporation organized and existing under and by virtue of the laws of the State of Nebraska, in consideration of Ten (\$10.00) Dollars and Other Good and Valuable Consideration, received from grantees, does grant, bargain, sell, convey and confirm unto

**Sanitary and Improvement District No. 504
of Douglas County, Nebraska**

herein called the grantee, whether one or more, the following described real property in Douglas County, Nebraska:

**Lot 293, Springbrook, as surveyed,
platted and recorded in Douglas
County, Nebraska**

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 easements and restrictions of record, that grantor has good right and lawful authority to convey the same; and that the 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.

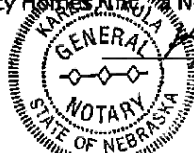
Dated: July 22, 2004

Celebrity Homes, Inc., a Nebraska corporation

By: *Gale Larsen*
Gale Larsen, President

STATE OF NEBRASKA, COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me on July 22, 2004 by Gale Larsen, to me known to be the President of Celebrity Homes, Inc., a Nebraska corporation, on behalf of the corporation.



Karen K. Buea
Notary Public

MY COMMISSION EXPIRES:
JULY 28, 2005

**FULLENKAMP, DOYLE & JOBEUN
11440 WEST CENTER ROAD
OMAHA, NEBRASKA 68144-4482**

F. AREN

EXHIBIT "A"

NORTH 1/2 OF THE SE 1/4
OF SECTION 26, T16N, R12E



Scale: 1" = 100'

$R=50.00'$ $L=28.06'$
 $LC=N82^{\circ}53'08''E$ $27.69'$
 $R=60.00'$ $L=9.60'$
 $LC=N71^{\circ}23'43''E$ $9.59'$
 $R=50.00'$ $L=37.01'$
 $LC=N54^{\circ}46'39''E$ $36.17'$
 $R=470.40'$ $L=105.18'$
 $LC=N39^{\circ}58'40''E$ $104.96'$

PROPOSED LOT 293,
SPRINGBROOK
1.453 ACRES

$N00^{\circ}56'46''E$ $7.02'$
 $R=164.40'$ $L=135.58'$
 $LC=N68^{\circ}59'14''W$ $131.77'$
 $S87^{\circ}23'12''W$ $216.52'$
 POINT OF BEGINNING

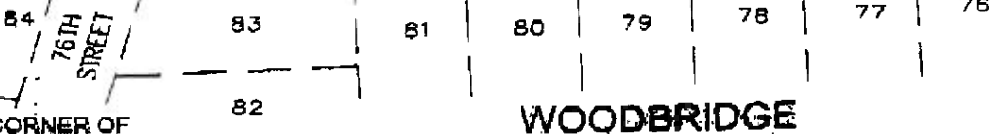
$S00^{\circ}07'28''E$
 $S02^{\circ}38'48''E$ $114.22'$
 $N02^{\circ}36'51''W$ $185.13'$
 $S02^{\circ}11'45''E$ $132.25'$
 $N71^{\circ}23'43''E$

SOUTHEAST CORNER OF
THE NW 1/4 OF THE SE 1/4 OF
SECTION 26, T16N, R12E

78TH STREET
39.00'

$N87^{\circ}23'09''E$ $1336.85'$

COMMENCING POINT
 50.00'
 SOUTHWEST CORNER OF
 THE NW 1/4 OF THE SE 1/4 OF
 SECTION 26, T16N, R12E



WOODBIDGE

SEE SHEET 2 OF 2 FOR LEGAL DESCRIPTION



E&A CONSULTING GROUP, INC.
 ENGINEERS • PLANNERS • SURVEYORS
1264 D STREET CHASO, NE 1487, CHASO, NE 68601

PART OF THE NORTH 1/2 OF THE
 SE 1/4 OF SECTION 26, T16N, R12E
 DOUGLAS COUNTY, NEBRASKA

Drawn by: DAS Chkd by: LAC Date: 08/10/2004 SHEET 1 OF 2
 Job No.: 2003181.01 Date: 08/10/2004

Ex "A"

EXHIBIT "A"

LEGAL DESCRIPTION:
PROPOSED LOT 293, SPRINGBROOK

A TRACT OF LAND LOCATED IN THE NORTH 1/2 OF THE SE1/4 OF SECTION 26, TOWNSHIP 16 NORTH, RANGE 12 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NW1/4 OF SAID SE1/4 OF SECTION 26, SAID POINT ALSO BEING THE NORTHWEST CORNER OF THE SW1/4 OF SAID SE1/4 OF SECTION 26; THENCE N87°23'09"E (ASSUMED BEARING) ALONG THE SOUTH LINE OF SAID NORTH 1/2 OF THE SE1/4 OF SECTION 26, SAID LINE ALSO BEING THE NORTH LINE OF THE SOUTH 1/2 OF SAID SE1/4 OF SECTION 26, SAID LINE ALSO BEING THE NORTH LINE OF WOODBRIDGE, A SUBDIVISION LOCATED IN SAID SOUTH 1/2 OF THE SE1/4 OF SECTION 26, AND THE WESTERLY EXTENSION THEREOF, A DISTANCE OF 1235.48 FEET; THENCE N02°38'51"W, A DISTANCE OF 186.13 FEET TO THE POINT OF BEGINNING; THENCE S87°23'12"W, A DISTANCE OF 216.52 FEET; THENCE NORTHWESTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 184.40 FEET, A DISTANCE OF 135.58 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N68°59'14"W, A DISTANCE OF 131.77 FEET; THENCE N00°58'40"E, A DISTANCE OF 7.02 FEET; THENCE N48°22'55"E, A DISTANCE OF 233.48 FEET; THENCE NORTHEASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 470.48 FEET, A DISTANCE OF 165.18 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N39°58'40"E, A DISTANCE OF 104.98 FEET; THENCE NORTHEASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 50.00 FEET, A DISTANCE OF 37.01 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N54°46'39"E, A DISTANCE OF 36.17 FEET; THENCE NORTHEASTERLY ON A CURVE TO THE LEFT WITH A RADIUS OF 80.00 FEET, A DISTANCE OF 9.60 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N71°23'45"E, A DISTANCE OF 9.69 FEET; THENCE EASTERLY ON A CURVE TO THE RIGHT WITH A RADIUS OF 80.00 FEET, A DISTANCE OF 28.06 FEET, SAID CURVE HAVING A LONG CHORD WHICH BEARS N82°53'08"E, A DISTANCE OF 27.89 FEET; THENCE S06°07'38"E, A DISTANCE OF 192.26 FEET; THENCE S24°56'17"E, A DISTANCE OF 73.77 FEET; THENCE S02°38'48"E, A DISTANCE OF 114.22 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS AN AREA OF 63,276 SQUARE FEET OR 1.453 ACRES, MORE OR LESS.

SEE SHEET 1 OF 2 FOR DRAWING



E&A CONSULTING GROUP, INC.
ENGINEERS • PLANNERS • SURVEYORS

Drawn by: DAS Chkd by: LAC Date: 08/10/2004
Job No.: 2003181.01 Date: 08/10/2004 SHEET 1 OF 2

PART OF THE NORTH 1/2 OF THE
SE1/4 OF SECTION 26, T16N, R12E
DOUGLAS COUNTY, NEBRASKA

K:\Projects\2003\181\p01\svy\lady\PAK\LEGAL-000.dwg, SHEET 2 OF 2, 8/11/2004 10:00:00 AM, Dashed

TOTAL P. 03

Ex "A"