



DEED 2004163999



DEC 20 2004 14:56 P 2

Stamp Tax
 12-20-04
 Date
 \$857.50
 By *[Signature]*

Received - RICHARD TAKECHI
 Register of Deeds, Douglas County, NE
 12/20/2004 14:56:07.31

 2004163999

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT I or WE, STEVEN E. TAYLOR AND SUSAN M. TAYLOR, Husband and Wife, as joint tenants, herein called the grantor whether one or more, in consideration of One Dollar and other valuable consideration received from grantee, do hereby grant, bargain, sell, convey and confirm unto TRITON HOMES, L.C., an Iowa limited liability company, qualified in Nebraska as TRITON HOMES, LLC., herein called the grantee whether one or more, the following described real property in Douglas County, Nebraska:

See Exhibit "A" attached hereto and by this reference made a part hereof.

To have and to hold the above described premises together with all tenements, hereditaments, appurtenances and reservations thereto belonging unto the grantee and to grantee's heirs and assigns forever.
 And the grantor does hereby covenant with the grantee and with grantee's heirs and assigns that grantor is lawfully seized of said premises; that they are free from encumbrance except covenants, easements and restrictions of record; all regular taxes and special assessments, except those levied or assessed subsequent to date hereof; 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 whomsoever.

Dated: December 16th, 2004

Steven Taylor
 STEVEN E. TAYLOR

Susan M. Taylor
 SUSAN M. TAYLOR

STATE OF NEBRASKA
 COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 16th day of December, 2004 by Steven E. Taylor and Susan M. Taylor, Husband and Wife.

[Signature]
 Notary Public

GENERAL NOTARY - State of Nebraska
 JANE H. LOACH
 My Comm. Exp. Feb. 14, 2008

Deed
 FEE 10.50 FB 01-60000
 2/1
 ENP 2-15-11 C/D _____ COMP _____
 DEL _____ SCAN _____ FY _____

#16

FILE: TA-48490

EXHIBIT "A"

That part of the East Half of the Southeast Quarter (E1/2 SE1/4) of Section 2, Township 15 North, Range 11 East of the 6th P.M., in Douglas County, Nebraska, being more particularly described as follows:

Beginning at the Northwest corner of said East Half of the Southeast Quarter of said Section 2; thence North 87°00'09" East (assumed bearings), for 334.96 feet, along the North line of said East Half of the Southeast Quarter of said Section 2 and the South line of WESTIN HILLS, a Subdivision, as surveyed, platted and recorded, in Douglas County, Nebraska, to the extended West line of Lot 1, HILLSBOROUGH POINT NO. 2, a Subdivision, as surveyed, platted and recorded, in Douglas County, Nebraska; thence South 02°35'43" East, for 1,324.54 feet, to the Southwest corner of said Lot 1, HILLSBOROUGH POINT NO. 2; thence South 86°52'17" West, for 164.01 feet, along the North right-of-way line of Sprague Street; thence North 02°25'46" West, for 201.03 feet; thence South 87°14'18" West, for 177.37 feet, to the East line of Lot 66, ARBOR OAKS REPLAT 1, a Subdivision, as surveyed, platted and recorded, in Douglas County, Nebraska; thence North 02°20'00" West, for 576.46 feet, to the Northeast corner of Lot 64, ARBOR OAKS, a Subdivision, as surveyed, platted and recorded, in Douglas County, Nebraska; thence North 02°15'50" West, for 546.75 feet, to the Point of Beginning.

NE SE
SE SE