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BK 2163 PG 332-335



DEED 2000 13136

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RICHARD W TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT I or WE, Roland Rosendahl and Bernice Rosendahl, Husband and Wife, 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 Rosendahl Family LLC, herein called the grantee whether one or more, the following described real property in Douglas County, Nebraska:

See Attached legal.

A Deal

FEE	20.50	FB	
BKP		C/O	COMP
DEL		SCAN	dc FV

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: Sept 18, 2000

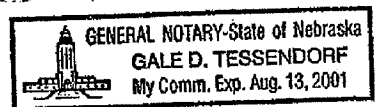
Roland Rosendahl
Roland Rosendahl

Bernice Rosendahl
Bernice Rosendahl

STATE OF NEBRASKA
COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 18 day of Sept, 2000 by Roland Rosendahl and Bernice Rosendahl, Husband and Wife.

[Signature]
Notary Public



Roland Rosendahl
3916 Barrington Park
Columbus NE 68601

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LEGAL DESCRIPTION:

Parcel A:

All that part of the East one half of the Southwest Quarter of Section 11, Township 14, North of Range 12 East of the 6th P.M., in Douglas County, Nebraska, described as follows to wit:

Beginning at a point 58 rods North of the Southeast corner of the Southwest Quarter of said Section 11, thence North 36 rods, thence West 80 rods, thence South 36 rods, thence East 80 rods to the place of beginning, in the City of Ralston, Douglas County, Nebraska;

EXCEPT:

Commencing at the Southwest corner of the East one half of the Southwest $\frac{1}{4}$ of said Section 11, thence North $00^{\circ} 08' 45''$ West (assumed bearing) along the West line of the East one half of the Southwest Quarter of said Section 11 a distance of 1152.65 feet to the point of beginning; thence continuing North $00^{\circ} 08' 45''$ West a distance of 400.00 feet; thence South $89^{\circ} 55' 46''$ East a distance of 600.00 feet; thence South $00^{\circ} 08' 46''$ East along a line 600.00 feet Easterly of and parallel to the West line of the East one half of the Southwest Quarter of said Section 11 a distance of 400.00 feet; thence North $89^{\circ} 55' 46''$ West a distance of 600.00 feet to the point of beginning;

EXCEPT:

Beginning at a point 1062.0 feet North 33.0 feet West of the Southwest corner of the SE $\frac{1}{4}$, Section 11, Township 14 North, Range 12 East, of the 6th P.M., Douglas County, Nebraska, and running thence North 130.0 feet; thence West 167.5 feet; thence South 130.0 feet; thence East 167.5 feet to the Point of beginning;

EXCEPT:

A Tract of land lying in the East half of the Southwest Quarter of section 11, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska being more particularly described as follows:

Beginning at a point 1322 North 337 West of the Southeast corner of the Southwest Quarter of said Section 11; thence South 56 feet; thence West 89 feet; thence South 37 feet along the East line of existing garage; thence West 84 feet along the South line of fence; thence North 38 feet along the West line of fence; thence East 28 feet; thence North 85 feet; thence East 145 feet; thence South 30 feet to the point of beginning;

EXCEPT:

SEE ATTACHED

Beginning at a point 1192.0 feet North and 33.0 feet West of the Southwest corner of the SE $\frac{1}{4}$, Section 11, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, and running thence North 130.0 feet; thence West 167.5 feet; thence South 130.0 feet; thence East 167.5 feet to the Point of beginning;

EXCEPT:

Beginning at a point 1322.0 feet North and 33.0 feet West of the Southwest corner of the Southeast Quarter of Section 11, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, and running thence North 82.0 feet; thence West 125.0 feet; thence South 82.0 feet; thence East 125.0 feet to the point of beginning;

EXCEPT:

Beginning at a point which is 1444.0 feet North and 33.0 feet West of the Southeast corner of the SW $\frac{1}{4}$ of said Section 11, thence North 0° 00' a distance of 107.0 feet, thence North 89° 40' West a distance of 125.0 feet, thence South 0° 00' a distance of 107.0 feet; thence South 89° 40' East a distance of 125.00 feet to the point of beginning;

EXCEPT:

Commencing at the Southeast corner of the Southwest $\frac{1}{4}$ of said Section 11; thence on an assumed bearing of the North 00° 07' 47" East along the West line of the Southeast $\frac{1}{4}$ of said Section 11 for a distance of 1442.33 feet; thence North 89° 21' 26" West for a distance of 157.46 feet to the point of beginning; thence North 00° 05' 46" East for a distance of 107.10 feet to a point on the Southerly line of the Plum Ridge Division; thence North 89° 17' 03" West along the Southerly line of the Plum Ridge Division for a distance of 116.20 feet; thence South 00° 02' 11" East for a distance of 107.26 feet; thence South 89° 21' 26" East for a distance of 115.95 feet to the point of beginning.

Parcel B:

A tract of land lying in the East half of the Southwest Quarter of Section 11, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska being more particularly described as follows:

Beginning at a point 1322 North and 337 West of the Southeast corner of the Southwest Quarter of said Section 11; thence South 56 feet; thence West 89 feet; thence South 37 feet along the East line of existing garage; thence West 84 feet along the South line of fence; thence North 38 feet along the West line of fence; thence East 28 feet; thence North 85 feet; thence East 145 feet; thence South 30 feet to the point of beginning.

SEE ATTACHED

Parcel C:

The South 60 feet of a part of the East one half of the Southwest Quarter of Section 11, Township 14 North, Range 12 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows: Commencing at the Southwest corner of the Southeast Quarter of said Section 11; thence North $00^{\circ} 08' 45''$ West (assumed bearing) along the West line of the East one half of the Southwest Quarter of said Section 11, a distance of 1152.65 feet to the point of beginning; thence continuing North $00^{\circ} 08' 45''$ West a distance of 400.00 feet; thence South $89^{\circ} 55' 46''$ East a distance of 600.00 feet; thence South $00^{\circ} 08' 46''$ East along a line 600.0 feet Easterly of and parallel to the West line of the East one half of the Southwest Quarter of said Section 11 a distance of 400.0 feet; thence North $98^{\circ} 55' 46''$ West a distance of 600.0 feet to the point of beginning.