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Lincoln, NE 68506  
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[www.NebraskaLandTitle.com](http://www.NebraskaLandTitle.com)

## FULL TITLE CERTIFICATE

**TO: World Group Commercial Real Estate  
780N 114th St.  
Omaha, NE 68154  
Attn: Scott Moore**

FILE NO.: **NLTAL-1500995C**

Nebraska Land Title & Abstract, having given bond required by the laws of the State of Nebraska, and having been granted its Certificate of Authority by the Abstracters Board of Examiners to certify that the records have been carefully examined of Lancaster County, Nebraska, with reference to:

Lot 2, Meginnis Addition, Lincoln, Lancaster County, Nebraska

TITLE IS VESTED IN:

Leon A. Olson, Trustee of the Leon Allan Olson Revocable Trust

SUBJECT TO THE FOLLOWING:

None

EASEMENTS AND RESTRICTIONS OF RECORD:

Terms and provisions of Agreement regarding sanitary sewer filed December 9, 1980 as Instrument Number 80-25616 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Resolution No. 666 approving application to move the H-2 Zoning District Line, filed February 8, 1982 as Instrument Number 82-1814 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Utility Easement granted to Lincoln Telephone & Telegraph Company and the City of Lincoln, Nebraska, filed December 12, 1980 as Instrument Number 80-25934 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Utility Easement granted to Lincoln Telephone & Telegraph Company and the City of Lincoln, Nebraska filed December 12, 1980 as Instrument Number 80-25935 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Ordinance No. 15960 creating Improvement District No. 172 filed October 17, 1991 as Instrument Number 91-34413 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Application for Subdivision Permit and Resolution No. A-58097 and Covenant regarding a storm sewer system filed May 20, 1970 as Instrument Number 70-3684 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Resolution No. 62598, Special Permit No. 749, granting authority to operate a private recreational facility filed April 1, 1976 as Instrument Number 76-6397 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Water Service Agreement filed May 11, 1976 as Instrument Number 76-9844 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Sanitary Sewer Service Agreement filed May 11, 1976 as Instrument Number 76-9843 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Resolution No. A-63738, Special Permit No. 749 A, amending Special Permit No. 749 filed June 9, 1977 as Instrument Number 77-14499 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Resolution 1585 changing zoning regarding side yard setback requirements filed March 15, 1995 as Instrument Number 95-6475 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Resolution 1586 changing zoning regarding rear yard setback requirements filed March 15, 1995 as Instrument Number 95-6476 in the office of the Register of Deeds of Lancaster County, Nebraska.

Easements contained in the Plat and Dedication of Meginnis Addition, Lincoln, Lancaster County, Nebraska filed

September 16, 1996 as Instrument Number 96-37541 in the office of the Register of Deeds of Lancaster County, Nebraska.

Terms and provisions of Common Walkway and Parking Lot Agreement dated August 10, 1994 and filed September 18, 1996 as Instrument Number 96-37958 in the office of the Register of Deeds of Lancaster County, Nebraska.


It is further certified that the offices of the District Court, County Court and the Register of Deeds of said County, and the United States Bankruptcy Court for the District of Nebraska, have been diligently searched, and that there are no unsatisfied judgments, pending suits, bankruptcy proceedings, federal tax liens, or liens of any character of record in any of said Courts that affect the title or against any of the before-mentioned titleholders, except as shown herein:

None

TAXES: Parcel No: 17-20-317-002-000  
2014 Taxes, \$6,476.50, First Half Paid (Tax Credit \$238.24)  
2013 Taxes, \$11,239.40, All Paid (Tax Credit \$379.36)

DATED: **April 15, 2015 at 08:00 AM**

Nebraska Land Title & Abstract

By:   
\_\_\_\_\_  
Registered Abstractor  
Certificate of Authority No. 529

**NOTE: THIS FULL TITLE CERTIFICATE DOES NOT PASS ON THE MARKETABILITY OF THE TITLE, NOR DOES IT GUARANTEE THE LEGALITY OR SUFFICIENCY OF ANY INSTRUMENT IN THE CHAIN OF TITLE TO SAID DESCRIBED REAL PROPERTY. LIABILITY OF ERRORS AND OMISSIONS IS LIMITED TO THE AMOUNT OF THE CHARGES FOR THE PREPARATION OF THIS CERTIFICATE. THIS CERTIFICATE IS MADE FOR THE BENEFIT OF THE ABOVE ADDRESSED AND IS NOT TO BE USED BY ANY OTHER ENTITY FOR ANY OTHER PURPOSE.**