

January 10, 2020

Fred Mytty
Dodge County Clerk
Dodge County Courthouse
435 N. Park Ave., #102
Fremont, NE 68025

RECEIVED
2020 JAN 24 PM 3:26
DODGE COUNTY, NEBRASKA
FRED MYTTY, COUNTY CLERK

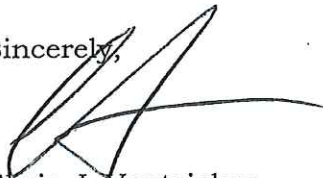
Dear Mr. Mytty:

Wholestone Farms II, LLC, ("WholeStone") is the owner of the real estate legally described on Exhibit "A" attached hereto and incorporated herein by this reference (the "Property"). WholeStone understands that the Property was included in the industrial area designated by the Dodge County Board of Supervisors pursuant to a Resolution passed on April 20, 1966. Pursuant to Neb. Rev. Stat. § 13-1119, please consider this letter as the formal request and petition of WholeStone as the owner of the Property for the removal of the Property from the Dodge County industrial area.

In accordance with Neb. Rev. Stat. § 13-1119 and Neb. Rev. Stat. § 13-1113, I would appreciate it if you would prepare and publish the public notice for the hearing of the Dodge County Board of Supervisors to consider this petition.

Please contact me at your earliest convenience with any questions with respect to the request and petition to exclude the WholeStone Property from the industrial area.

Sincerely,



Chris J. Venteicher
CFO, WholeStone Farms II, LLC

Exhibit "A"

WHOLESTONE PROPERTY LEGAL DESCRIPTION

Real property in the City of Fremont, County of Dodge, State of Nebraska, described as follows:

PARCEL 1:

LOTS 1, 2, 3, 4, 5, 6, 7 AND 8, BLOCK 5, ROADRAIL SUBDIVISION, DODGE COUNTY, NEBRASKA, TOGETHER WITH THE FOLLOWING TRACTS IN SECTION 26, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE 6TH P.M., DODGE COUNTY, NEBRASKA:

TRACT 1: A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER NORTHEAST QUARTER OF SAID SECTION 26 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER NORTHEAST QUARTER AND GOING THENCE SOUTH 89°52'30" WEST, ON AN ASSUMED BEARING ALONG THE SOUTH MARGIN OF SAID NORTHEAST QUARTER NORTHEAST QUARTER FOR A DISTANCE OF 55.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89°52'30" WEST ALONG SAID SOUTH MARGIN FOR A DISTANCE OF 1139.00 FEET; THENCE NORTH 00°00'00" EAST FOR A DISTANCE OF 33.00 FEET; THENCE NORTH 89°52'30" EAST, PARALLEL TO AND 33.00 FEET DISTANT FROM THE SOUTH MARGIN OF SAID NORTHEAST QUARTER NORTHEAST QUARTER, FOR A DISTANCE OF 1139.00 FEET TO A POINT 55.00 FEET WEST OF THE EAST MARGIN OF SAID NORTHEAST QUARTER NORTHEAST QUARTER; THENCE SOUTH 00°00'00" WEST, PARALLEL TO EAST MARGIN OF SAID NORTHEAST QUARTER NORTHEAST QUARTER, FOR A DISTANCE OF 33.00 FEET TO THE POINT OF BEGINNING; AND

TRACT 2: A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER NORTHEAST QUARTER OF SAID SECTION 26 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER NORTHEAST QUARTER AND GOING THENCE SOUTH 89°52'30" WEST, ON AN ASSUMED BEARING ALONG THE NORTH MARGIN OF SAID SOUTHEAST QUARTER NORTHEAST QUARTER FOR A DISTANCE OF 224.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00°00'00" WEST FOR A DISTANCE OF 33.00 FEET; THENCE SOUTH 89°52'30" WEST, PARALLEL TO AND 33.00 FEET DISTANT FROM THE NORTH MARGIN OF SAID SOUTHEAST QUARTER NORTHEAST QUARTER, FOR A DISTANCE OF 873.00 FEET TO A POINT 227.00 FEET EAST OF THE WEST MARGIN OF SAID SOUTHEAST QUARTER NORTHEAST QUARTER; THENCE NORTH 71°19'00" WEST, FOR A DISTANCE OF 102.37 FEET, MORE OR LESS, TO A POINT ON THE NORTH MARGIN OF SAID SOUTHEAST QUARTER NORTHEAST QUARTER; THENCE NORTH 89°52'30" EAST, ALONG SAID NORTH MARGIN FOR A DISTANCE OF 970.00 FEET TO THE POINT OF BEGINNING; AND

TRACT 3: A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER NORTHEAST QUARTER OF SAID SECTION 26 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER NORTHEAST QUARTER AND GOING THENCE SOUTH 89°52'30" WEST, ON AN ASSUMED BEARING ALONG THE NORTH MARGIN OF SAID SOUTHEAST QUARTER NORTHEAST QUARTER FOR A DISTANCE OF 62.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89°52'30" WEST ALONG SAID NORTH MARGIN FOR A DISTANCE OF 162.00 FEET; THENCE SOUTH 00°00'00" WEST FOR A DISTANCE OF 33.00 FEET; THENCE NORTH 84°14'08" EAST FOR A DISTANCE OF 162.82 FEET TO A POINT 62.00 FEET WEST OF THE EAST MARGIN AND 17.00 FEET SOUTH OF THE NORTH MARGIN OF SAID SOUTHEAST QUARTER NORTHEAST QUARTER THENCE NORTH 00°00'00" EAST FOR A DISTANCE OF 17.00 FEET TO THE POINT OF BEGINNING; EXCEPT THE FOLLOWING DESCRIBED TRACT IN THE SOUTH HALF OF THE NORTHEAST QUARTER NORTHEAST QUARTER CONVEYED TO THE COUNTY OF DODGE IN QUITCLAIM DEED RECORDED IN BOOK 1999, PAGE 1403: COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTH HALF OF THE NORTHEAST QUARTER NORTHEAST QUARTER, SAID POINT BEING THE POINT OF BEGINNING; THENCE SOUTH 89°52'30" WEST, ON AN ASSUMED BEARING ALONG THE SOUTH MARGIN OF SAID SOUTH HALF OF THE NORTHEAST QUARTER NORTHEAST QUARTER, FOR A DISTANCE OF 48.00 FEET; THENCE NORTH 00°01'00" WEST, PARALLEL TO AND 48.00 FEET DISTANT TO THE EAST MARGIN OF SAID SOUTH HALF OF THE NORTHEAST QUARTER NORTHEAST QUARTER, FOR A DISTANCE OF 570.00 FEET; THENCE NORTH 19°54'17" WEST, FOR A DISTANCE OF 94.08 FEET, MORE OR LESS, TO A POINT ON THE NORTH MARGIN OF SAID SOUTH

HALF OF THE NORTHEAST QUARTER NORTHEAST QUARTER; THENCE NORTH 89°53'00" EAST, ALONG THE NORTH MARGIN OF SAID SOUTH HALF OF THE NORTHEAST QUARTER NORTHEAST QUARTER FOR A DISTANCE OF 80.00 FEET TO THE NORTHEAST CORNER OF SAID SOUTH HALF OF THE NORTHEAST QUARTER NORTHEAST QUARTER; THENCE SOUTH 00°01'00" EAST, ALONG THE EAST MARGIN OF SAID SOUTH HALF OF THE NORTHEAST QUARTER NORTHEAST QUARTER, FOR A DISTANCE OF 658.50 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

AN IRREGULAR STRIP OF LAND SITUATED IN AND BEING ALL THAT PART OF LOT E IN FACTORY ADDITION TO THE CITY OF FREMONT AND ALL THAT PART OF VACATED HAMILTON STREET IN SAID FACTORY ADDITION, AND OF THE UNPLATTED PORTION OF THE WEST HALF OF NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE SIXTH PRINCIPAL MERIDIAN, IN DODGE COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 296 FEET DISTANT SOUTHWESTERLY FROM THE CENTER LINE OF THE SOUTHERLY OR EASTBOUND MAIN TRACK OF THE UNION PACIFIC RAILROAD COMPANY AS NOW CONSTRUCTED AND OPERATED, MEASURED ALONG A STRAIGHT LINE DRAWN AT RIGHT ANGLES THERETO FROM RAILROAD SURVEY STATION 2505+82.8 WHICH IS A POINT THEREON THAT IS 706.8 FEET DISTANT SOUTHEASTERLY FROM THE WEST LINE OF SAID SECTION 25, MEASURED ALONG SAID CENTER LINE OF SOUTHERLY MAIN TRACK, SAID POINT OF BEGINNING BEING IN THE NORTHEASTERLY BOUNDARY LINE OF THAT CERTAIN PARCEL OF JOINTLY OWNED RIGHT OF WAY WHICH WAS HERETOFORE CONVEYED BY FREMONT STOCK YARDS AND LAND COMPANY TO UNION PACIFIC RAILROAD COMPANY AND CHICAGO AND NORTH WESTERN RAILWAY COMPANY BY WARRANT DEED DATED NOVEMBER 20, 1948 AND RECORDED IN BOOK 89 ON PAGE 638 OF THE DEED RECORDS OF SAID DODGE COUNTY; THENCE SOUTHWESTERLY ALONG SAID STRAIGHT LINE DRAWN AT RIGHT ANGLES TO SAID CENTER LINE OF SOUTHERLY MAIN TRACK A DISTANCE OF 29.38 FEET; THENCE SOUTHEASTERLY AT RIGHT ANGLES A DISTANCE OF 518.4 FEET; THENCE SOUTHEASTERLY ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 771.11 FEET AND WHICH IS TANGENT AT ITS POINT OF BEGINNING TO THE LAST DESCRIBED LINE A DISTANCE OF 85.61 FEET; THENCE SOUTHEASTERLY ALONG A STRAIGHT LINE TANGENT TO THE END OF THE LAST DESCRIBED CURVE A DISTANCE OF 271.3 FEET; THENCE SOUTHEASTERLY ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 774.49 FEET AND WHICH IS TANGENT AT ITS POINT OF BEGINNING TO THE LAST DESCRIBED LINE A DISTANCE OF 81.55 FEET; THENCE NORTHEASTERLY ALONG A STRAIGHT LINE DRAWN RADIALLY TO THE LAST DESCRIBED CURVE AT THE END THEREOF, A DISTANCE OF 25 FEET, MORE OR LESS TO A POINT IN SAID NORTHEASTERLY BOUNDARY LINE PARCEL OF JOINTLY OWNED RIGHT OF WAY; THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY BOUNDARY LINE WHICH IS A CURVE TO THE LEFT, HAVING A RADIUS OF 776.99 FEET, A DISTANCE OF 112 FEET, MORE OR LESS, TO THE END OF SAID CURVE; THENCE CONTINUING NORTHWESTERLY ALONG SAID NORTHEASTERLY BOUNDARY LINE WHICH IS A STRAIGHT LINE TANGENT TO THE END OF THE LAST DESCRIBED CURVE A DISTANCE OF 270.54 FEET; THENCE CONTINUING NORTHWESTERLY ALONG SAID NORTHEASTERLY BOUNDARY LINE WHICH IS A CURVE TO THE LEFT, HAVING A RADIUS OF 776.99 FEET AND WHICH IS TANGENT AT ITS POINT OF BEGINNING TO THE LAST DESCRIBED LINE A DISTANCE OF 86.28 FEET; THENCE CONTINUING NORTHWESTERLY ALONG SAID NORTHEASTERLY BOUNDARY LINE OF JOINTLY OWNED RIGHT OF WAY WHICH IS A STRAIGHT LINE TANGENT TO THE END OF THE LAST DESCRIBED CURVE AND WHICH IS PARALLEL WITH AND 296 FEET DISTANT SOUTHWESTERLY, MEASURED AT RIGHT ANGLES, FROM SAID CENTER LINE OF SOUTHERLY MAIN TRACK OF UNION PACIFIC, A DISTANCE OF 490.35 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

PARCEL 3:

A TRACT OF LAND LOCATED IN THE WEST HALF OF SECTION 25, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE 6TH P.M. CONTAINING 10.39 ACRES, MORE OR LESS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE CENTER OF SAID SECTION AND GOING THENCE SOUTH 0° 00' WEST ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION FOR A DISTANCE OF 213.8' TO THE POINT OF BEGINNING; THENCE NORTH 44° 37' WEST ALONG THE SOUTH MARGIN OF THE UNION PACIFIC RAILROAD RIGHT-OF-WAY FOR A DISTANCE OF 2271.08' TO A POINT ON THE EAST MARGIN OF A RAILROAD SPUR RIGHT-OF-WAY; THENCE SOUTH 0° 13' WEST ALONG SAID EAST MARGIN FOR A DISTANCE OF 530'; THENCE SOUTH 82° 33' EAST FOR A DISTANCE OF 315.40'; THENCE SOUTH 44° 37' EAST ALONG A LINE 180' FROM AND PARALLEL TO THE SOUTH MARGIN OF THE UNION PACIFIC RAILROAD RIGHT-OF-WAY FOR A DISTANCE OF 1829.44' TO A POINT ON THE NORTH-SOUTH CENTERLINE OF SAID SECTION; THENCE NORTH 0° 00' WEST ALONG SAID CENTERLINE FOR A DISTANCE OF 256.28' TO THE POINT OF BEGINNING. LESS AND EXCEPT THAT

PART TAKEN OR USED AS PUBLIC RIGHT OF WAY.

AND

FROM THE CENTER OF SECTION 25, T 17 N, R 8 E, AND ASSUMING THE EAST LINE OF THE SOUTHWEST 1/4 TO BEAR DUE NORTH AND SOUTH; THENCE SOUTH A DISTANCE OF 470.15 FEET; THENCE NORTH 44°37' WEST A DISTANCE OF 46.98 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ON THE WESTERLY R.O.W. OF A COUNTY ROAD; THENCE NORTH 44°37' WEST A DISTANCE OF 484.25 FEET; THENCE SOUTH 45°23' WEST A DISTANCE OF 547.72 FEET; THENCE SOUTH A DISTANCE OF 150.00 FEET; THENCE EAST A DISTANCE OF 730.00 FEET TO SAID COUNTY ROAD R.O.W.; THENCE NORTH A DISTANCE OF 190.00 FEET TO THE POINT OF BEGINNING, LYING IN THE NORTHEAST 1/4 SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE 6TH P.M., DODGE COUNTY, NEBRASKA.

EXCEPT THAT PART CONVEYED BY CORPORATION QUITCLAIM DEED FILED IN DEED BOOK 1998, PAGE 5330, AND EXCEPT THAT PART CONVEYED BY WARRANTY DEED FILED IN BOOK 254, PAGE 735.

FURTHER LESS AND EXCEPT PART OF TAX LOT 47, LOCATED IN A PART OF THE WEST HALF OF SECTION 25, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE SIXTH P.M., DODGE COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 25; THENCE S 00°01'00" E (ASSUMED BEARING) ON THE EAST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 470.15 FEET TO A POINT OF INTERSECTION WITH THE SOUTHEASTERLY EXTENSION OF THE EASTERLY LINE OF A PARCEL OF LAND PREVIOUSLY DESCRIBED AND RECORDED IN DEED BOOK 175, PAGE 156; THENCE N 44°38'00" W ON SAID SOUTHEASTERLY EXTENSION, A DISTANCE OF 46.98 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF A COUNTY ROAD, SAID POINT ALSO BEING A PROPERTY CORNER ON THE EAST LINE OF SAID PREVIOUSLY DESCRIBED PARCEL AND THE POINT OF BEGINNING; THENCE S 00°01'00" E PARALLEL WITH THE EAST LINE OF SAID SOUTHWEST QUARTER ON SAID WEST RIGHT OF WAY AND SAID EAST LINE, A DISTANCE OF 190.00 FEET TO THE SOUTHEAST CORNER OF SAID PREVIOUSLY DESCRIBED PARCEL; THENCE S 89°59'00" W PERPENDICULAR TO THE EAST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 730.00 FEET TO THE SOUTHWEST CORNER OF SAID PREVIOUSLY DESCRIBED PARCEL; THENCE N 00°01'00" W PARALLEL WITH THE EAST LINE OF SAID SOUTHWEST QUARTER ON THE WEST LINE OF SAID PREVIOUSLY DESCRIBED PARCEL, A DISTANCE OF 150.00 FEET TO A PROPERTY CORNER ON SAID PREVIOUSLY DESCRIBED PARCEL; THENCE N 45°22'00" E CONTINUING ON THE WESTERLY LINE OF SAID PREVIOUSLY DESCRIBED PARCEL. A DISTANCE OF 507.45 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF CLOVERLY ROAD AS NOW PLATTED IN SAID WEST HALF OF SECTION 25; THENCE SOUTHEASTERLY ON SAID SOUTHERLY RIGHT OF WAY LINE ON A 260.00 FOOT RADIUS CURVE TO THE LEFT AN ARC DISTANCE OF 63.95 FEET TO A POINT ON THE EASTERLY LINE OF SAID PREVIOUSLY DESCRIBED PARCEL. THE CHORD OF SAID CURVE BEARS S 85°46'25" E 63.79 FEET; THENCE S 44°38'00" E ON SAID EASTERLY LINE, A DISTANCE OF 434.78 FEET TO THE POINT OF BEGINNING, CONTAINING A COMPUTED AREA 5.86 ACRES, MORE OR LESS.

PARCEL 4:

THAT PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NORTHWEST 1/4 NORTHEAST 1/4) OF SECTION 26, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF FREMONT, COUNTY OF DODGE, STATE OF NEBRASKA DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE SOUTH ALONG THE EAST LINE OF SAID QUARTER-QUARTER SECTION, 391 FEET MORE OR LESS TO A POINT 20 FEET RADIALLY DISTANT, NORTHWESTERLY FROM THE CENTER LINE OF BURLINGTON NORTHERN INC. RAILROAD TRACK NUMBER. 23; THENCE SOUTHWESTERLY ALONG A CURVED LINE TO THE LEFT PARALLEL AND CONCENTRIC WITH THE SAID CENTER LINE OF BURLINGTON NORTHERN INC. RAILROAD TRACK NUMBER 23 A DISTANCE OF 320 FEET MORE OR LESS TO A POINT 50 FEET NORTHEASTERLY, PERPENDICULARLY DISTANT FROM THE CENTER LINE OF THE BURLINGTON NORTHERN INC. MAIN LINE TRACK; THENCE NORTHWESTERLY ALONG A LINE PARALLEL WITH THE CENTER LINE OF SAID MAIN LINE TRACK, 635 FEET MORE OR LESS TO THE NORTH LINE OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 26; THENCE

EAST, 231 FEET MORE OR LESS TO THE POINT OF BEGINNING. LESS AND EXCEPT THAT PART TAKEN OR USED AS PUBLIC RIGHT OF WAY.

THAT PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NORTHWEST 1/4 NORTHEAST 1/4) OF SECTION 26, TOWNSHIP 17 NORTH, RANGE 8 EAST OF THE SIXTH PRINCIPAL MERIDIAN, CITY OF FREMONT, COUNTY OF DODGE, STATE OF NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID QUARTER-QUARTER; SECTION; THENCE SOUTH ALONG THE EAST LINE OF SAID QUARTER-QUARTER SECTION, 391 FEET MORE OR LESS TO A POINT 20 FEET RADIALLY DISTANT, NORTHWESTERLY FROM THE FORMER CENTER LINE OF BURLINGTON NORTHERN INC. RAILROAD TRACK NUMBER 23 AND THE TRUE POINT OF BEGINNING; THENCE FROM SAID TRUE POINT OF BEGINNING SOUTHWESTERLY ALONG A CURVED LINE TO THE LEFT PARALLEL AND CONCENTRIC WITH THE SAID FORMER CENTER LINE OF BURLINGTON NORTHERN INC. RAILROAD TRACK NUMBER 23 A DISTANCE OF 320 FEET MORE OR LESS TO A POINT 50 FEET NORTHEASTERLY, PERPENDICULARLY DISTANT FROM THE CENTER LINE OF THE BURLINGTON NORTHERN INC. MAIN LINE RAILROAD TRACK; THENCE SOUTHEASTERLY ALONG A LINE PARALLEL WITH THE SAID CENTER LINE OF MAIN LINE RAILROAD TRACK TO A POINT 50 FEET RADIALLY DISTANT, NORTHWESTERLY FROM THE CENTER LINE OF BURLINGTON NORTHERN INC. EXISTING SIDE TRACK AS CONSTRUCTED, THAT CROSSES BURLINGTON NORTHERN INC. PROPERTY IN A CURVE CONCAVE TO THE SOUTHEAST, AND ENTERS THE WEST LINE OF THE NORTHEAST QUARTER OF NORTHEAST QUARTER OF SAID SECTION 26 AT STUDLEY ROAD; THENCE NORTHEASTERLY ALONG A LINE PARALLEL AND CONCENTRIC WITH THE CENTER LINE OF SAID BURLINGTON NORTHERN INC. SIDE TRACK TO THE EAST LINE OF THE SAID NORTHWEST QUARTER OF NORTHEAST QUARTER OF SECTION 26; THENCE NORTH ALONG THE SAID EAST LINE OF NORTHWEST QUARTER OF NORTHEAST QUARTER TO THE TRUE POINT OF BEGINNING. LESS AND EXCEPT THAT PART TAKEN OR USED AS PUBLIC RIGHT OF WAY.

PARCEL 5:

THE SOUTH 109 FEET IN WIDTH OF THE EAST 230 FEET IN LENGTH OF TAX LOT 1 EAST OF THE C. B. & Q RIGHT OF WAY IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 17, RANGE 8, DODGE COUNTY, NEBRASKA. LESS AND EXCEPT THAT PART TAKEN OR USED AS PUBLIC RIGHT OF WAY.

AND

A 33 FOOT STRIP OF GROUND ADJOINING ON THE SOUTH THAT PART OF TAX LOT 1, EAST OF THE C.B. & Q. RIGHT-OF-WAY IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 23, TOWNSHIP 17, RANGE 8 DODGE COUNTY, NEBRASKA. LESS AND EXCEPT THAT PART TAKEN OR USED AS PUBLIC RIGHT OF WAY.

PARCEL 6:

BEGINNING AT THE INTERSECTION OF THE NORTHERLY R.O.W. OF FACTORY STREET AND THE EASTERLY R.O.W. OF PLATTE AVENUE IN THE CITY OF FREMONT, NEBRASKA, AND ASSUMING SAID EASTERLY R.O.W. OF PLATTE AVENUE TO BEAR DUE NORTH AND SOUTH; THENCE SOUTH A DISTANCE OF 464.75 FT; THENCE EAST A DISTANCE OF 125.0 FEET; THENCE NORTH 0°06' EAST A DISTANCE OF 304.16 FT; THENCE SOUTH 89°48' EAST A DISTANCE OF 53.36 FT; THENCE ALONG A 421.29 FT. RADIUS CURVE TO THE RIGHT (CHORD OF WHICH BEARS SOUTH 67°38'04" EAST A DISTANCE OF 320.31 FT) A DISTANCE OF 328.57 FT; THENCE ALONG A 6674.80 FT. RADIUS CURVE TO THE LEFT (CHORD OF WHICH BEARS NORTH 47°27'50" WEST A DISTANCE OF 609.65 FT) A DISTANCE OF 609.85 FT; THENCE SOUTH 39°21'05" WEST A DISTANCE OF 115.75 FT. TO THE NORTHERLY R.O.W. OF FACTORY STREET; THENCE SOUTHEASTERLY ALONG SAID R.O.W. SOUTH 49°54'41" EAST A DISTANCE OF 62.10 FT. TO THE POINT OF BEGINNING, LYING IN THE SOUTH ONE-HALF SOUTHEAST ONE-QUARTER OF SECTION 23, TOWNSHIP 17 NORTH, RANGE 8 EAST OF 6TH P.M. DODGE COUNTY, NEBRASKA. EXCEPT THAT PART CONVEYED BY WARRANTY DEED FILED IN BOOK 89, PAGE 639.

AND PARCEL 7:

PART OF TAX LOT 497

BEING A PORTION OF BEGINNING AT THE INTERSECTION OF THE SOUTH LINK OF THE SOUTHEAST 1/4 SOUTHEAST 1/4 OF SECTION 23, T 17 NORTH, R 8 EAST OF THE 6th P.M., AND THE SOUTHWESTERLY R.O.W. OF THE UNION PACIFIC RAILROAD MAIN TRACK IN SAID SOUTHEAST 1/4 THENCE NORTH 44° 34" WEST A

DISTANCE OF 697.31 FEET; THENCE NORTH 44°35' 30" WEST A DISTANCE OF 85.35 FEET; THENCE CONTINUING NORTHWESTERLY A DISTANCE OF 30.56 FEET ALONG AN ARC HAVING A RADIUS OF 6674.8 FEET (CHORD OF WHICH BEARS NORTH 44°52'30" WEST A DISTANCE OF 30.55 FEET; THENCE WESTERLY ALONG A CURVE HAVING A RADIUS OF 421.29 FEET (CHORD OF WHICH BEARS NORTH 67°38'04" WEST A DISTANCE OF 320.31 FEET) A DISTANCE OF 328.57 FEET TO A POINT 699.86 FEET NORTH OF SAID SOUTH LINE OF SOUTHEAST 1/4 THENCE NORTH 89°48" WEST A DISTANCE OF 53.36 FEET; THENCE SOUTH 00°06" WEST A DISTANCE OF 404.16 FEET; THENCE DUE WEST A DISTANCE OF 125.20 FEET TO THE EASTERLY R.O.W. OF PLATTE AVENUE; THENCE SOUTH A LONG SAID EASTERLY R.O.W. A DISTANCE OF 295.70 FEET TO SAID SOUTH LINE OF THE SOUTHEAST 1/4; THENCE EAST ALONG SAID SOUTH SECTION LINE A DISTANCE OF 1046.25 FEET TO THE POINT OF BEGINNING; LYING IN THE SOUTHEAST 1/4 SOUTHEAST 1/4 OF SECTION 23, T 17 NORTH, R 8 EAST OF THE 6th P.M., DODGE COUNTY, NEBRASKA, AND CONTAINING 10.01 ACRES, MORE OR LESS.

PARCEL 8:

TAX LOT 34

BEGINNING AT A POINT ON THE NORTH LINE OF SECTION 26, T 17 NORTH, R 8 EAST; SAID POINT BEING 33 FEET EAST OF THE NORTHWEST CORNER OF THE NORTHEAST 1/4 NORTHEAST 1/4 AND ALSO BEING ON THE EAST R.O.W. OF PLATTE AVENUE, AND ASSUMING SAID R.O.W. TO BEAR SOUTH 00°04' WEST; THENCE SOUTH 00°04' WEST A DISTANCE OF 476.70 FEET TO THE POINT OF CURVATURE OF A 117 FOOT RADIUS CURVE TO THE LEFT; THENCE ALONG SAID CURVE (CHORD OF WHICH BEARS SOUTH 44°58' EAST A DISTANCE OF 165.37 FEET) A DISTANCE OF 183.65 FEET TO THE POINT OF TANGENCY; THENCE EAST A DISTANCE OF 833.37 FEET TO THE POINT OF CURVATURE OF A 155 FOOT RADIUS CURVE TO THE LEFT; THENCE ALONG SAID CURVE (CHORD OF WHICH BEARS NORTH 22° 43' EAST A DISTANCE OF 285.95 FEET) A DISTANCE OF 364.04 FEET TO THE POINT OF TANGENCY; THENCE NORTH 44°34' WEST A DISTANCE OF 7 FEET TO THE POINT OF CURVATURE OF A 121.25 FOOT RADIUS CURVE TO THE RIGHT; THENCE ALONG SAID CURVE (CHORD OF WHICH BEARS NORTH 00° 16' EAST A DISTANCE OF 171.97 FEET) A DISTANCE OF 189.75 FEET TO THE POINT OF TANGENCY; THENCE NORTH 45° 06' EAST A DISTANCE OF 104.75 FEET TO THE SOUTHERLY RAILROAD R.O.W.; THENCE NORTH 44° 34' WEST ALONG SAID R.O.W. A DISTANCE OF 109.65 FEET TO THE NORTH LINE OF SECTION 26; THENCE WESTERLY ALONG SAID NORTH LINE A DISTANCE OF 1053.25 FEET TO THE POINT OF BEGINNING, LYING IN THE NORTHEAST 1/4 NORTHEAST 1/4 OF SECTION 26, T 17 NORTH, R 8 EAST OF THE 6th. P.M., DODGE COUNTY, NEBRASKA.

Parcel 9:

That part of Tax Lot 2 in the SE1/4SE1/4 of Section 23, in Township 17 North, Range 8, East of the 6th P.M. (as shown on Plat of the South Half of said Section 23 on page 35 of Plat Book in the office of the Register of Deeds of Dodge County, Nebraska, recorded in Book "G" Miscellaneous at page 54) described as follows: Commencing at the Southwest corner of Tax Lot 2 in the SE1/4SE1/4 of said Section 23; running thence North along the East margin of Platte Avenue in the City of Fremont 100 feet; running thence East parallel to the South margin of said Tax Lot 125 feet; running thence South to the South margin of said Tax Lot 100 feet; thence 125 feet West to the place of beginning in Dodge County, Nebraska. Also referred to by the Dodge County Assessor's office as Tax Lot 498.

Parcel 10:

Tax Lot 4 and Tax Lot 81, together with that part of vacated Cloverly Street, as platted in the City of Fremont, and all being located in a part of the Northwest Quarter and the Southwest Quarter of the Northwest Quarter of Section 25, Township 17 North, Range 8 East of the 6th P.M., Dodge County, Nebraska, being more particularly described as follows: Commencing at the Northwest corner of said Southwest Northwest Quarter; thence S00°00'00"W (assumed bearing) on the West line of said Southwest Quarter Northwest Quarter, a distance of 33.00 feet; thence S89°44'05"E parallel to and 33.00 feet distance from the North line of said Southwest Quarter Northwest Quarter, a distance of 90.00 feet to a point on the North right-of-way line of Cloverly Street, said point also being the true point of beginning; thence continuing S89°44'05"E on said North right-of-way line, a distance of 205.81 feet to a point of curvature; thence continuing Southeasterly on said North right-of-way line on a 1388.22 foot radius curve to the right, a distance of 408.62 feet, the chord of said curve bears S81°18'08"E 407.14 feet to a point of intersection with the Westerly right-of-way line of the Chicago & Northwestern and Union Pacific Railroads; thence N44°37'26"W on said Westerly right-of-way line, a distance of 947.07 feet; thence S00°00'00"W parallel to and 33.00 feet distance from said West line, a distance of 545.27 feet of a point on the North right-of-way line of said vacated Cloverly Street; thence S89°44'05"E on said vacated

North right-of-way line a distance of 57.00 feet; thence $S00^{\circ}00'00''W$ parallel to said West line, a distance of 66.00 feet to the true point of beginning. Said Tax Lot 4 also described as Block 6, Road-Rail Subdivision, Dodge County, Nebraska.

Parcel 11:

A parcel of land being part of the North half of the Northeast Quarter of the Northeast Quarter of Section 26, Township 17 North, Range 8 East of the Sixth P.M., Dodge County, Nebraska, said parcel being more particularly described as follows: Commencing at the Southwest corner of said North Half; thence $S89^{\circ}52'04''E$ (assumed bearing) on the South line of said North Half, a distance of 33.00 feet to the Northwest corner of Block 5, of Road-Rail Subdivision, as platted and recorded in said Section 26, this being the true point of beginning; thence continuing $S89^{\circ}52'04''E$ on said South line, a distance of 1211.05 feet to the Northeast corner of said Block 5; thence $N30^{\circ}00'00''W$, a distance of 217.44 feet to a point on the Northerly line of Studley Road, as platted and recorded in said Section 26; thence Southwesterly on the Northerly line of said Studley Road on a 155.00 foot radius curve to the right an arc distance of 209.93 feet to a point being 66.00 feet North of said South line, when measured at right angles, the chord of said curve bears $S51^{\circ}12'08''W$ 194.25 feet; thence $N89^{\circ}52'04''W$ parallel with said South line, this also being the South line of Tax Lot 34, a distance of 833.89 feet to a point of curvature; thence Northwesterly on a 117.00 foot radius curve to the right an arc distance of 183.71 feet to a point being 33.00 feet East of the West line of said North half, when measured at right angles, this also being the East line of Platte Avenue, as platted and recorded in said Section 26, the chord of said curve bears $N44^{\circ}53'05''W$ 165.41 feet; thence $S00^{\circ}05'53''W$ parallel with said West line on the East line of said Platte Avenue, a distance of 182.93 feet to the true point of beginning.