



DEED 2006136829



DEC 04 2006 10:08 P 2

Nebr Doc Stamp Tax
12/4/06
Date
\$ 216.00
By <i>[Signature]</i>

Deed

2 EE 1050 FB 54-19540

KP _____ C/O _____ COMP *B¹*

DEL _____ SCAN _____ FV _____

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
12/4/2006 10:08:56.39



2006136829

SURVIVORSHIP WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT Joyce N. Sacha, a single person, Grantor, in consideration of One Dollar and other valuable consideration, receipt of which is hereby acknowledged, does hereby grant, bargain, sell, convey, and confirm unto Joseph F. Kozol and Chrystal K. Kozol, husband and wife, as joint tenants with right of survivorship and not as tenants in common, the following described real estate in Douglas County, Nebraska:

See attached legal description.

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto unto the grantees and to their assigns, or to the heirs and assigns of the survivor of them forever.

Grantors do hereby Covenant with grantees, and their successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except covenants, easements, and restrictions of record including but not limited to zoning and lot split designations; and grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Executed this 30 day of November, 2006.

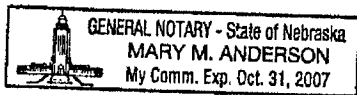
Joyce N. Sacha

Joyce N. Sacha

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) ss:

The foregoing instrument was acknowledged before me this 30 day of November, 2006, by Joyce N. Sacha, a single person.

Joe Kozol
5919 N.W. Dr
Omaha NE 68104
(12)



M. Anderson

Notary Public, State of Nebraska
165168 165170 *L-164477*

LEGAL DESCRIPTION

That part of Lot 13, Kensington, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska, described as follows: Commencing at the S. W. corner of said Lot 13; thence Northerly 17.00 feet on the West line of said Lot 13; thence Easterly 22.00 feet on a line 17.00 feet North of and parallel to the South line of said Lot 13 to the point of beginning; thence continuing Easterly 186.83 feet on a line 17.00 feet North of and parallel to the South line of said Lot 13; thence Northerly 133.00 feet on a line 208.83 feet East of and parallel to the West line of said Lot 13; thence Westerly 191.83 feet on a line 150.00 feet North of and parallel to the South line of said Lot 13; thence Southerly 128.00 feet on a line 17.00 feet East of and parallel to the West line of said Lot 13; thence Southeasterly 7.07 feet to the point of beginning, subject to roads and easements of record.

Together with a nonexclusive easement for driveway purposes Dated November 27, 1963 and Recorded in the Office of Register of Deeds, of Douglas County, Nebraska, on February 11, 1964, in Book 408, Page 423, Miscellaneous Records.