



BK 2201 PG 688-688



DEED 2002 01373

Nebr. Doc. Stamp	Doc. Fee
1-31-02	
Date	
\$ 5.00	
By	[Signature]

RICHARD H. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

02 JAN 31 AM 10:35

RECEIVED

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT
Charleston Woods Development, L.L.C., a Nebraska Limited Liability Company
HEREIN CALLED
THE GRANTOR WHETHER ONE OR MORE, IN CONSIDERATION OF ONE DOLLAR AND OTHER
VALUABLE CONSIDERATION RECEIVED FROM GRANTEEES, DOES GRANT, BARGAIN, SELL
CONVEY AND CONFIRM UNTO:
Sullivan Real Estate Group, L.L.C. d/b/a Sullivan Homes

HEREIN CALLED THE GRANTEE WHETHER ONE OR MORE, THE FOLLOWING DESCRIBED
REAL PROPERTY IN Douglas COUNTY, NEBRASKA.

Lot 3, Charleston Woods Replat 1, a Subdivision in Douglas County, Nebraska.

TO HAVE AND TO HOLD THE ABOVE DESCRIBED PREMISES TOGETHER WITH ALL TENEMENTS,
HEREDITAMENTS AND APPURTENANCES THERETO BELONGING UNTO THE GRANTEE AND TO
GRANTEE'S HEIRS AND ASSIGNS FOREVER.

AND GRANTOR DOES HEREBY COVENANT WITH THE GRANTEE AND WITH GRANTEE'S HEIRS
AND ASSIGNS THAT GRANTOR IS LAWFULLY SEISED OF SAID PREMISES; THAT THEY
ARE FREE FROM ENCUMBRANCE:

except those easements, restrictions and covenants of record.
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.

EXECUTED: January 23rd, 2002.

[Signature]
Charleston Woods Development L.L.C.

Deed 57-06274

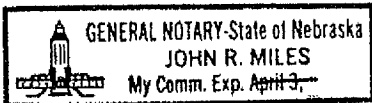
STATE OF NEBRASKA)
COUNTY OF DOUGLAS) SS

FEE	FB
BKP	C/O CONF
DEL	SCAN FV

ON THIS 23 DAY OF January, 2002, BEFORE
ME, THE UNDERSIGNED A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED FOR IN
SAID COUNTY, PERSONALLY CAME Charles V. Sullivan, Managing Member of
Charleston Woods Development, L.L.C.

TO ME KNOWN TO BE THE IDENTICAL PERSON OR PERSONS WHOSE NAME IS OR NAMES ARE
AFFIXED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE EXECUTION THEREOF TO
BE HIS, HER OR THEIR VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.



[Signature]
NOTARY PUBLIC

MY COMMISSION EXPIRES THE 3 DAY OF April, 2002.

Sullivan Real Estate Group
