

2014002688

NEBRASKA DOCUMENTARY  
STAMP TAX  
Date 12-5-14  
\$ 37.00 By [Signature]

STATE OF NEBRASKA  
HOLY COUNTY, ss  
Mo. 12 Day 5 2014  
At 4:30 O'Clock P. M. Recorded  
In book 205 of Deed  
Page 645  
CATHY PAVEL, County Clerk  
[Signature] CHIEF CLERK

WARRANTY DEED

ELKHORN RIVER HOLDINGS, LLC, a Nebraska Limited Liability Company, Grantor, organized and existing under and by virtue of the laws of the State of Nebraska, in consideration of One Dollar (\$1.00) and Other Good and Valuable Consideration receipt of which is hereby acknowledged, conveys to GARY BECKER, Grantee, the following described real estate (as defined in Neb. Rev. Stat. Sec. 76-201):

An irregular tract of land located in the North 1/2 of Section 21, T28N, R10W of the 6th P.M., Holt County, Nebraska, described as follows: Commencing at the southeast corner of the said North 1/2; thence S 89°06'05" W (assumed bearing) on the south line of said North 1/2, a distance of 679.80 feet to the southwest corner of a tract of land as recorded in Deed Book 170, Page 620, also being the True point of beginning; thence N 01°06'24" W on the west line of said tract of land, a distance of 646.80 feet to the northwest corner of said tract of land; thence S 89°06'05" W parallel with said south line of the North 1/2, a distance of 1362.52 feet; thence S 51°18'26" W, a distance of 1055.43 feet to said south line of the North 1/2; thence N 89°06'05" E on said south line of the North 1/2, a distance of 2198.89 feet to the point of beginning, containing 26.441 acres of land, more or less.

Grantor covenants with the Grantee that Grantor:

- (1) is lawfully seized of such real estate and that it is free from encumbrances subject to easements, reservations, covenants and restrictions of record;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons.

Executed: 9/19, 2014.

ELKHORN RIVER HOLDINGS, LLC, a Nebraska Limited Liability Company

BY: [Signature]  
Operating  
Manager/President

STATE OF North Dakota, County of Cass:

The foregoing instrument was acknowledged before me this 19 day of September, 2014, by Kathy McColeen, Operating Manager/President of ELKHORN RIVER HOLDINGS, LLC, a Nebraska Limited Liability Company, on behalf of the limited liability company.

[Signature]  
Notary Public

STROPE & GOTSCHALL PC, LLO  
P.O. Box 858  
O'Neill, NE 68763

HOLLY A. HEINTZMAN  
Notary Public  
State of North Dakota  
My Commission Expires Mar. 30, 2018

205-645

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