



DEED 2015045842



JUN 10 2015 09:36 P 2

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| Nebr Doc Stamp Tax |
| 06-10-2015 Date |
| \$2695.50 |
| By CC |

Fee amount: 16.00
FB: 61-11239
COMP: CC

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
06/10/2015 09:36:15.00



2015045842

Warranty Deed

Carol Cole, Inc., a Nebraska corporation, Grantor, in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, conveys to **VFD 110 Q, LLC, a Nebraska limited liability company, Grantee**, the real estate (as defined in Neb. Rev. Stat. 76-201) in Douglas County, Nebraska legally described in Exhibit "A" attached hereto and incorporated by reference herein.

GRANTOR covenants with GRANTEE that GRANTOR:

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

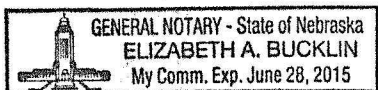
Executed: June 3, 2015

Carol Cole, Inc., a Nebraska corporation

By: Carol R. LaPole
Carol R. LaPole, President
f/k/a Carol R. Cole

STATE OF NEBRASKA
COUNTY OF DOUGLAS } ss

The foregoing instrument was acknowledged before me on June 3, 2015 by Carol R. LaPole f/k/a Carol R. Cole, President of Carol Cole, Inc., a Nebraska corporation, on behalf of the corporation. Carol R. LaPole personally appeared before me, a General Notary Public for the State of Nebraska, and is either personally known to me or was identified by me through satisfactory evidence.



TC130SC

Elizabeth A. Bucklin
Notary Public

EXHIBIT "A"

Lots 66 and 67, in EMPIRE PARK REPLAT II, an Addition to the City of Omaha, as surveyed, platted and recorded, in Douglas County, Nebraska, EXCEPT a triangular parcel more particularly described as follows: Commencing at the Southwest corner of said Lot 67, thence North along the West boundary line of said Lot for a distance of 15.00 feet; thence Southeasterly along a straight line for a distance of 16.55 feet to a point on the South boundary line of Lot 67, said point being 7.00 feet East of the Southwest corner of said Lot; thence West along the South boundary line a distance of 7.00 feet to the point of beginning.