



DEED 2007073452



JUN 28 2007 15:22 P 1

Neb. Doc  
Stamp Tax  
6.28.07  
Date  
\$ 2.25  
By LV

Deed.  
FEE 5.50 FB 07-17560  
BKP C/O COMP  
DEL SCAN FV  
40645

Received - DIANE L. BATTIATO  
Register of Deeds, Douglas County, NE  
6/28/2007 15:22:51.57  
2007073452

## WARRANTY DEED

EDMON C. CLARK, a single person, GRANTOR, for valuable consideration received from GRANTEE, MICKLIN LUMBER COMPANY, INC., a Nebraska Corporation, conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

1119 N. 20<sup>th</sup> Street, Omaha, Nebraska, 68102, legally described as THE NORTH 1/3 OF LOT 12 AND ONE/HALF VACATED ALLEY ON THE EAST, BLOCK 6, IN HORBACHS 2<sup>ND</sup> ADDITION, AN ADDITION TO THE CITY OF OMAHA, AS SURVEYED, PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA.

GRANTOR covenants (jointly and several, if more than one) with GRANTEE that GRANTOR:

- (1) is lawfully seised of such real estate and that it is free from encumbrances except easements, covenants, and restrictions of record;
- (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 18, 2007.

Edmon C. Clark, a single person, Grantor

*Edmon C. Clark*

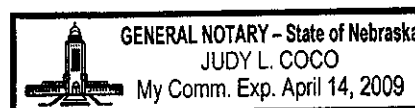
STATE OF NEBRASKA )  
 ) ss.  
COUNTY OF DOUGLAS )

Before me, a Notary Public qualified for said county, personally came EDMON C. CLARK, known to me to be the identical persons who signed the foregoing instrument, and acknowledged the execution thereof to be their voluntary act and deed.

WITNESS my hand and notarial seal on this 18 day of June, 2007.

*Judy L. Coco*  
Notary Public

Please return to:  
Howard N. Epstein  
11605 Miracle Hills Drive, Suite 300  
Omaha, NE 68154  
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