

Warranty Deed-Corporation

I-480-9 (143)

R-529

Tract 87

THIS INDENTURE, Made this 9th day of December A.D., 1966 between

Ed Phillips &amp; Sons, Co.

a corporation organized and existing under and by virtue of the laws of the State of Nebraska, party of the first part, and The State of Nebraska, party of the second part,

WITNESSETH, That the said party of the first part for and in consideration of the sum of - -Twenty Five Thousand and 00/100-(\$25,000.00)- -DOLLARS in hand paid, receipt whereof is hereby acknowledged, has sold and by these presents does grant, convey and confirm unto the said party of the second part, the following described premises, situated in Douglas County, and State of Nebraska, to-wit:

A tract of land described as all of the South One Half of Lot 4 and all of the North One Half of Lot 5, both in Block 70, Original City of Omaha, Douglas County, Nebraska, and all improvements thereon, containing 7,920 square feet, more or less, being the area hereby secured.

Subject to the terms and conditions of a party wall agreement referred to in a certain Warranty Deed wherein William A. Gordon and Orlie A. Gordon, Husband and Wife, are Grantors, and Anna Skrupa is Grantee, dated May 16, 1933 and filed of record on May 20, 1933 in Book 613, Page 670, Deed Records in the Office of the Register of Deeds of Douglas County, Nebraska, and subject to the terms and conditions of a certain Agreement between the said William A. Gordon and Orlie A. Gordon as First Parties and Anna Skrupa as Second Party, dated May 16, 1933 and filed of record May 20, 1933 in Book 103, Page 125, Miscellaneous Records in the Office of the Register of Deeds of Douglas County, Nebraska.



TO HAVE AND TO HOLD the premises above described, together with all the Tenements, Hereditaments and Appurtenances thereunto belonging unto the said The State of Nebraska

And the said Ed Phillips & Sons, Co. for itself or its successors, does hereby covenant and agree to and with the said party of the second part and its successors and assigns, that at the time of the execution and delivery of these presents it is lawfully seized of said premises; that it has good right and lawful authority to convey the same; that they are free from encumbrance except as above stated.

does hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said Ed Phillips & Sons, Co.

has hereunto caused its corporate seal to be affixed and these presents to be signed by its the day and year first above written.

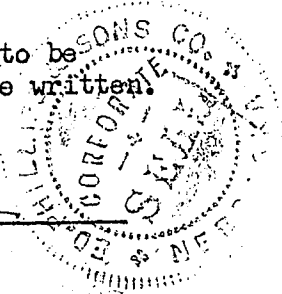
Signed, sealed and delivered in presence of

ED. PHILLIPS & SONS CO.

X By

Jay Phillips  
Its President

By



MINNESOTA  
STATE OF ~~NEBRASKA~~ )  
Hennepin County) SS

On this 9th day of December, 19 66 before me, the undersigned, a Notary Public in and for said County, personally came Jay Phillips President of the Ed Phillips & Sons, Co. to me personally known to be the President and the identical person whose name is affixed to the above conveyance, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of the said Ed Phillips & Sons, Co. and that the Corporate seal of the said Ed Phillips & Sons, Co. was thereto affixed by its authority.

Witness my hand and Notarial Seal at Minneapolis in said County the day and year last above written.

My Commission expires the 8th day of March, 19 69.

*Florence Sigal*  
Florence Sigal Notary Public  
Hennepin County, Minnesota



THOMAS J. O'CONNOR  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NEBR.

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*Ed Phillips & Sons*

*Dept. of Records  
Lincoln, Neb.*

RECORDED  
FEB 3 1967

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Corporation Warranty Deed

Ed Phillips & Sons Company

The State of Nebraska

Douglas County

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Deed