



DEED 2006051048



MAY 08 2006 12:12 P 1

Nebr Doc Stamp Tax
5/8/06
Date
\$ 112.50
By <i>JB</i>

SURVIVORSHIP WARRANTY DEED

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
5/8/2006 12:12:50.88



2006051048

KNOW ALL MEN BY THESE PRESENTS THAT TG Properties, LLP, a Nebraska Limited Liability Partnership, herein called the grantor whether one or more, in consideration of **One Dollar and other valuable consideration** received from grantees, do hereby grant, bargain, sell, convey and confirm unto Edward M. McKinney and Diana L. McKinney, husband and wife, as joint tenants with right of survivorship, and not as tenants in common, the following described real property in Douglas County, Nebraska:

Lot 8, Block 3, Park Forest, an Addition to the City of Omaha, as surveyed, platted and recorded in Douglas County, Nebraska, together with the Southerly half of vacated alley adjoining on the Northerly portion on said Lot.

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantees and to their assigns, or to the heirs and assigns of the of them forever.

And the grantor does hereby covenant with the grantees and with their assigns and with heirs and assigns of the survivor of them that grantor is lawfully seized of said premises; that they are free from encumbrance **except covenants, easements and restrictions of record; all regular taxes special assessments, except those levied or assessed subsequent to date thereof;** 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.

It is the intention of all parties hereto that in the event of the death of either of the grantees, the entire fee simple title to the real estate shall vest in the surviving grantee.

Dated: 4-25-06

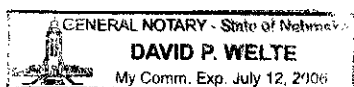
TG Properties, LLP a Nebraska Limited Liability Partnership

BY: *[Signature]*
John F. Tollinger
Managing Partner

STATE OF NEBRASKA }
COUNTY OF DOUGLAS } ss.

Deed
FEE 550 FB 27-29900
BKP _____ C/O _____ COMP BW
DEL _____ SCAN _____ FV _____

The foregoing instrument was acknowledged before me this 25 day of April, 2005 by John F. Tollinger, Managing Member of TG Properties, LLP, a Nebraska Limited Liability Partnership



[Signature]
NOTARY PUBLIC

My Commission Expires: 7-12-06

* RETURN TO:
MIDWEST TITLE
1121 S. 13TH ST
TEKAMAH, NE 68061

06032205

#17

4249 5374