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SUBMITTED TITLECORE ESCROW - COMMERCIAL

NEBRASKA DOCUMENTARY
STAMP TAX
Sep 30, 2014
\$ 387.00 By PM

FILED SARPY CO. NE.
INSTRUMENT NUMBER
2014-21815
2014 Sep 30 02:16:43 PM
Sheryl J. Dowling
REGISTER OF DEEDS



WARRANTY DEED

Return to: TitleCore, LLC, 9140 West Dodge Road, Suite 380, Omaha, Nebraska 68114

M & P PROPERTIES, LLC, a Nebraska limited liability company, GRANTOR, in consideration of ONE DOLLAR and other good and valuable consideration received from GRANTEE, smMODERN, LLC, a Nebraska limited liability company, conveys to GRANTEE, the following described real estate, (as defined in Neb. Rev. Stat. § 76-201):

Lot 37, in CENTECH BUSINESS PARK, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska .

GRANTOR covenants with GRANTEE that GRANTOR

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

Executed: Sept 26, 2014

M & P PROPERTIES, LLC, a Nebraska limited liability company

By: *[Signature]*
James J. Matgen, Member/Manager

By: *[Signature]*
Keith E. Powell, Member/Manager

State of Nebraska)
County of Douglas) -- ss.

The foregoing Warranty Deed was acknowledged before me on SEPTEMBER 26, 2014, by James J. Matgen and Keith E. Powell, as the Member Managers of M & P Properties, LLC, a Nebraska limited liability company, for and on behalf of the company.

[Signature]
NOTARY PUBLIC

My commission expires. 8-21-2016

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