

KNOW ALL MEN BY THESE PRESENTS:

THAT Maude C. Sim

NEBRASKA DOCUMENTARY STAMP TAX
JAN 5 1973
\$ .55 BY <i>AW</i>

hereinafter known as the Grantor, whether one or more, for and in consideration of the sum of -----  
 ---One and no/100---(\$1.00)---and other valuable considerations-----DOLLARS  
 in hand paid does hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA the following  
 described real estate situated in \_\_\_\_\_ Otoe \_\_\_\_\_ County, and State of Nebraska, to-wit:

There will be no ingress or egress over the following described Controlled Access Line located in Part of the Southeast Quarter of the Northeast Quarter of Section 17, Township 8 North, Range 14 East of the 6th P.M., Otoe County, Nebraska:

Referring to the Southeast Corner of said Southeast Quarter of the Northeast Quarter of said Section 17, said corner measured as 2627.5 feet north of the Southeast Corner of said Section 17, all as measured along the Section Line between Section 16 and 17, all in Township 8 North, Range 14, East of the 6th P.M., Otoe County, Nebraska; thence northerly along the East Section Line of said Quarter Quarter Section a distance of 10.5 feet; thence westerly on a line 10.5 feet northerly from and parallel to a line measured as the South Line of the Southeast Quarter of the Northeast Quarter of said Section 17, a distance of 60.0 feet to the point of beginning; thence northerly from said point of beginning on a line 60.0 feet westerly from and parallel to the East Section Line of Section 17, a distance of 143.9 feet; thence easterly 90 degrees 00 minutes right a distance of 10.0 feet; thence northerly 90 degrees 00 minutes left a distance of 709.7 feet to the point of termination of said Controlled Access Line.

Except over two unrestricted drives not to exceed 40 feet in width, to provide ingress and egress to the property of the owner, the centerlines of which are located 480.3 feet and 182.8 feet northerly from a line measured as the South Line of the Southeast Quarter of the Northeast Quarter of said Section 17, said line measured as 2627.5 feet North of the Southeast Corner of said Section 17, all as measured along the Section Line between Section 16 and 17, all in Township 8 North, Range 14, East of the 6th P.M., Otoe County, Nebraska.

The intention of this conveyance is to eliminate two commercial entrances, 40 feet in width, the centerlines of which are located 75.0 feet and 719.0 feet northerly from the South Line of said Quarter Quarter Section as measured along the centerline of the highway, which was granted in a driveway easement in which the State of Nebraska and Wilbur W. Sim and Maude C. Sim, husband and wife, signed the same, dated January 20, 1966, filed February 17, 1966, Book 20 Miscel., Page 68, Register of Deeds Office, Otoe County, Nebraska.

TO HAVE AND TO HOLD the premises above described, together with all the Tenements, Hereditaments and Appurtenances thereunto belonging, unto The State of Nebraska and to its successors and assigns forever.

And the Grantor does hereby covenant with The State of Nebraska and with its successors and assigns that the Grantor is lawfully seized of said premises; that they are free from encumbrance; that the Grantor has good right and lawful authority to sell the same; and the Grantor does hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons whomsoever.

Signed this 20 day of November A.D. 1972

*Harry A. ...* #1 *Maude C. Sim*

STATE OF Nebraska)  
 ) ss. On this 20<sup>th</sup> day of November, A.D. 1912, before  
Otoe County) me, the undersigned Alta B. Neumeister  
 a General Notary Public, duly commissioned and qualified, personally came



Maudie C. Sim, widow - single  
 to me known to be the identical person whose name is  
 affixed to the foregoing instrument as grantor and acknowledged the same to be  
her voluntary act and deed.  
 WITNESS my hand and notarial Seal the day and year last above written.  
Alta B. Neumeister Notary Public.  
 My Commission expires the 9<sup>th</sup> day of April, 1913.

STATE OF \_\_\_\_\_ )  
 ) ss. On this \_\_\_\_\_ day of \_\_\_\_\_, A.D. 19\_\_\_\_, before  
 \_\_\_\_\_ County) me, the undersigned \_\_\_\_\_  
 a General Notary Public, duly commissioned and qualified, personally came \_\_\_\_\_

to me known to be the identical person whose name \_\_\_\_\_  
 affixed to the foregoing instrument as grantor and acknowledged the same to be  
 \_\_\_\_\_ voluntary act and deed.  
 WITNESS my hand and notarial Seal the day and year last above written.  
 \_\_\_\_\_ Notary Public.  
 My Commission expires the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

5091  
 Project City Project No. 18  
2-2-12 AFE

Indexed	General
Compared	Paged

WARRANTY DEED  
Maudie C. Sim

TO  
 The State of Nebraska

STATE OF NEBRASKA ) ss.  
Otoe County)  
 Entered in Numerical Index and filed for  
 record in the office of the Register of Deeds  
 of said County, the 5 day of  
JANUARY, 1913,  
 at 10 o'clock and 30 minutes A.M., and  
 duly recorded in Book 128 of  
 Deeds on page 95.

Nelson D. Morton  
 Register of Deeds.  
Doris Hustle  
 Deputy.

Fee \$6.25  
38044  
 ENTERED ✓  
 INDEXED ✓  
 PAGED ✓  
 COMPARED ✓