

No.	Gen.	Num.	Paged	
#1				
Register of Deeds				

Submitted by: Nebraska Title Company-Beatrice 210
\$10.00

NEBRASKA DOCUMENTARY
STAMP TAX
Date: 04/16/15
\$ 146.25 By drk

2015-00600
STATE OF NEBRASKA } SS
SALINE COUNTY

Entered in numerical index and filed on
record, the 16 day of April
2015 at 08:51 o'clock AM and recorded
in Book 410 of REC Page 488

Amanda Hesterek
County Clerk
Electronically Recorded By: drk

SURVIVORSHIP WARRANTY DEED

KNOW THAT ALL MEN BY THESE PRESENTS THAT Garret G. Easley and Amanda Easley, husband and wife, herein called the grantor whether one or more, in consideration of **One Dollar and other valuable consideration** received from grantees, do hereby bargain, sell, convey, and confirm unto **Matthew Morris Miller and Elizabeth Hannah Miller husband and wife**, as joint tenants with right of survivorship, and not as tenants in common, the following described real property in Saline County, Nebraska:

Lots Twenty-seven (27) and Twenty-eight (28), P.C. Larsen's Addition, City of Friend, Saline County, Nebraska

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

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

Executed 4/14, 2015.

Garret G. Easley
GARRET G. EASLEY

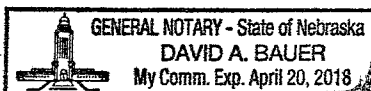
Amanda Easley
AMANDA EASLEY

STATE OF NEBRASKA

COUNTY OF SALINE

The foregoing instrument was acknowledged before me this 14 day of April, 2015 by **Garret G. Easley and Amanda Easley, husband and wife.**

David A. Bauer
Notary Public



0319263

Please Return recorded document to:
Nebraska Title Company
629 Court Street
Beatrice, NE 68310