



DEED 2014030961



APR 29 2014 13:18 P 2

Nebr Doc
Stamp Tax
4/29/14
Date
\$ Ex-21
By *[Signature]*

Deed 2/4 23-17640(H)
 REC 16.00... *23-05060(C)*
 SEP _____ C 82
 DEL _____

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Received - DIANE L. BATTIATO
 Register of Deeds, Douglas County, NE
 4/29/2014 13:18:39.13



2014030961

AFTER RECORDING RETURN TO:
 Kutak Rock LLP
 1650 Farnam Street
 Omaha, NE 68102
 Attn: Jill H. Goldstein

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that 2223 Dodge Street LLC, ("Grantor") in consideration of One Dollar in hand paid by 2200 Farnam Street LLC, ("Grantee") of Douglas County and State of Nebraska, does hereby grant, bargain, sell and convey unto the said Grantee, the following described real estate (as defined in Neb. Rev. Stat. sec 76-201) situated in the County of Douglas and State of Nebraska, to-wit:

Parcel 3: THE SOUTH 152 FEET OF SUBLLOT 7 OF LOTS 2 AND 3, EXCEPT THE WEST 49.00 FEET THEREOF AND SUBLLOT 8 OF LOT 2, ALL IN CAPITOL ADDITION, AN ADDITION TO THE CITY OF OMAHA, AS SURVEYED, PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA AND LOTS 4 AND 5, HOUSEL'S SUBDIVISION, AN ADDITION TO THE CITY OF OMAHA, AS SURVEYED, PLATTED AND RECORDED IN SAID DOUGLAS COUNTY, NEBRASKA.

Parcel 4: THE NORTH 146 FEET OF SUBLLOT 1 OF LOT 3, EXCEPT THE WEST 7.76 FEET THEREOF AND EXCEPT THE NORTH 120 FEET OF THE EAST 37 FEET THEREOF AND THE SOUTH 26 FEET OF THE NORTH 146 FEET OF SUBLLOT 7 OF LOTS 2 AND 3, TOGETHER WITH THE SOUTH 26 FEET OF THE NORTH 146 FEET OF SUBLLOT 6 OF LOT 2, ALL IN CAPITOL ADDITION, AN ADDITION TO THE CITY OF OMAHA, AS SURVEYED, PLATTED AND RECORDED IN DOUGLAS COUNTY, NEBRASKA.

Together with all the tenements, hereditaments, and appurtenances thereunto belonging, and all the estate, right, title, interest, claim or demand whatsoever of the said Grantor, in, or to the same, or any part thereof:

TO HAVE AND TO HOLD the above described premises unto the said grantees and to their heirs forever; and the said Grantor hereby covenants that: (1) Grantor is lawfully seized of such real estate and it is free and clear of all liens and encumbrances, except those easements, restrictions and covenants of record; (2) Grantor has legal power and lawful authority to convey the same and (3) WARRANTS and will defend title to the real estate against all demands or lawful claims of all persons claiming the same or ny part thereof, by, through or under the Grantor.

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EXECUTED:

2223 DODGE STREET, a Nebraska limited liability company
By: Heistand Holdings Limited Liability Company, Managing Member

By: *Todd Heistand*
Todd Heistand, Managing Member

STATE OF Iowa)
) ss.
COUNTY OF Harrison)

On 4/28/14, before me, the undersigned, a Notary Public, duly commissioned and qualified in said County, personally came Todd Heistand, Managing Member of Heistand Holdings Limited Liability Company, Managing Member of 2223 Dodge Street, a Nebraska limited liability company, known to be the identical person(s) whose name(s) is affixed to the foregoing instrument and acknowledged the execution thereof to be his/her voluntary act and deed.

Witness my hand and notarial seal the day and year last above written.

Cydney Jo Meeker
NOTARY PUBLIC

My commission expires: 4-3-2017

