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REGISTER OF DEEDS

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.. JASTER COUNTY, NE

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INST NO 2002

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SPECIAL WARRANTY DEED

GRANTOR, SILVER OFFICES, L.L.C., a Nebraska limited liability company, as part of an Internal Revenue Code § 1031(a)(3) tax-deferred exchange, hereby conveys at the direction of Suburban Equity Exchange, Inc., the qualified intermediary under Treas. Reg. § 1.1031(k)-1(g)(4) with respect to such exchange, directly to GRANTEE, MARTIN INVESTMENTS, L.L.C., a Nebraska limited liability company, the real estate (as defined in Neb. Rev. Stat. § 76-201) legally described as follows:

Lot Four (4), SouthPointe Pavilions 4th Addition, Lincoln, Lancaster County, Nebraska.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances, except encumbrances, liens, easements 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 claiming the same or any part thereof through, by or under GRANTOR.

Dated: March 26, 2002.

SILVER OFFICES, L.L.C., a Nebraska limited liability company

By: Thompson Realty Group, Inc., a Nebraska corporation, Manager

Kent C. Thompson, President

STATE OF NEBRASKA

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COUNTY OF LANCASTER)

The foregoing instrument was acknowledged before me on this 2 day of March, 2002, by Kent C. Thompson, President of Thompson Realty Group, Inc., a Nebraska corporation, on behalf of the corporation.

GENERAL NOTARY-State of Nebraska
PEGI GORDON CLAIT
My Comm. Exp. May 5, 2003

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