

DEED RECORD NO. 568

20030 OMAHA PRINTING CO., OMAHA

15. Special.

FROM

TO

James A. Nickerson & wf.

Chicago, Burlington and Quincy R.R., Co.

Know All Men by These Presents: That We, James A. Nickerson and Caroline Nickerson husband and wife, of Douglas County, Nebraska,

In consideration of Five Hundred (\$500.00) DOLLARS, in hand paid do hereby grant, bargain, sell, convey and confirm unto Chicago, Burlington, and Quincy Railroad Company

the following described real estate, situate in the County of Douglas, and State of Nebraska, to-wit:

A parcel of ground described as follows: Commencing at a point where the south line of Lot Eight (8), in Block Two Hundred and forty-two (242), in the city of Omaha, intersects the East line of the right of way of the Omaha & Southwestern Railroad Company, thence in a southeasterly direction along said right of way to the North line of Lot One (1), in Block Two Hundred and Sixty-nine (269), City of Omaha, thence due East One Hundred (100) feet, thence due North One Hundred (100) feet, thence due West One Hundred and Five (105) feet more or less, to place of beginning, being a part of what was formerly known as Second Street in the city of Omaha, Douglas County, Nebraska.

together with all the tenements, hereditaments, and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said James A. Nickerson and Caroline Nickerson, his wife, or either of them, of, in or to the same, or any part thereof;

To Have and to Hold the above described premises, with the appurtenances, unto the said Chicago, Burlington and Quincy Railroad Company, and to its successors heirs and assigns forever; and we the said James A. Nickerson and Caroline Nickerson for ourselves, and our heirs, executors and administrators, do covenant with the said Chicago, Burlington and Quincy Railroad Company and with its successors heirs and assigns, that we are lawfully seized of said premises, that they are free from incumbrance

that we have good right and lawful authority to sell the same and that we will and our heirs, executors, and administrators shall warrant and defend the same unto the said Chicago, Burlington and Quincy Railroad Company and its successors heirs and assigns forever, against the lawful claims of all persons whomsoever claiming by, through or under us and against no other claims or demands.

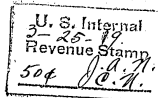
In Witness Whereof: we have hereunto set our hands this 25th day of March A. D. 1919

In Presence of

W. A. Reichenberg

James A. Nickerson

Caroline Nickerson



STATE OF NEBRASKA, } ss. County of Douglas

On this 25th day of March A. D. 1919

before me, a Notary Public in and for said County, personally came the above named James A. Nickerson and Caroline Nickerson, his wife,

who are personally known to me to be the identical persons whose names are affixed to the above instrument as grantors, and they said instrument to be their voluntary act and deed.

WITNESS my hand and Notarial Seal the date last aforesaid.

W. A. Reichenberg

Notary Public.

My commission expires on the 25th day of May A. D. 1922



Entered in Numerical index and recorded May 27th A. D. 1929, at 2:20 o'clock, P.M.

Compared by Harry Pearce, Register of Deeds. W&R.