

LANCASTER COUNTY NEB
Dan Helt
REGISTRAR

MAY 12 8 51 AM '97

INST. NO 97

017508

\$5.50

BLOCK

CODE

I.T.

CHECKED

ENTERED

EDITED

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT I or WE, Ayars & Ayars, Inc., a Nebraska Corporation, herein called the grantor whether one or more, in consideration of One Dollar and other valuable consideration received from grantee, do hereby grant, bargain, sell, convey and confirm unto AOA Property, L.L.C, a Nebraska Limited Liability Company, herein called the grantee whether one or more, the following described real property in County, Nebraska:

Lot 41 of Irregular Tracts in the Southeast 1/4 of Section 20, Township 10 North, Range 6 East of the 6th P.M., Lancaster County, Nebraska.

NEBRASKA DOCUMENTARY
STAMP TAX

MAY 12 1997

\$ 84⁰⁰ BY cel

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantee and to grantee's heirs and assigns forever.

And the grantor does hereby covenant with the grantee and with grantee's heirs and assigns that grantor is lawfully seized of said premises; that they are free from 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.

Dated: May 8, 1997

Ayars & Ayars, Inc., a Nebraska Corporation

by: [Signature]

STATE OF NEBRASKA
COUNTY OF LANCASTER

The foregoing instrument was acknowledged before me this 8th day of May, 1997 by James A Overcash, Secretary/Treasurer of Ayars & Ayars, Inc., a Nebraska Corporation, on behalf of the Corporation.

[Signature]
Notary Public

GENERAL NOTARY-State of Nebraska
NICOLE N. STEVENS
My Comm. Exp. 8-17-2000

CAP