



2102 030 DEED

RICHARD W. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

98 SEP 25 PM 4:06



13523 98 030-032

RECEIVED

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT I or WE, Marceline Madison, single and Kathleen Broich & Russ Broich, husband and wife, herein called the grantor whether one or more, in consideration of Ten Dollars and other valuable consideration received from grantee, do hereby grant, bargain, sell, convey and confirm unto Brad Duane Madison & Kathy Madison, husband and wife, as joint tenants, herein called the grantee whether one or more, the following described real property in County, Nebraska:

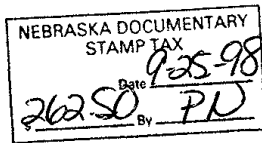
See Exhibit "A" attached hereto and by this reference made a part hereof.

A-13523
FEE 16.170 20-04760 FB 01-600057mb
BKP 30-15-B C/O _____ COMP ML
DEL _____ SCAN dr FV _____

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: September 23, 1998



Marceline Madison
Marceline Madison

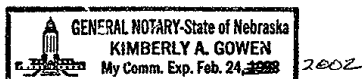
Kathleen Broich
Kathleen Broich

Russ Broich
Russ Broich

STATE OF NEBRASKA
COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 23rd day of Sept., 1998 by Marceline Madison, single and Kathleen Broich & Russ Broich, husband and wife


Abby D. [Signature]
Notary Public



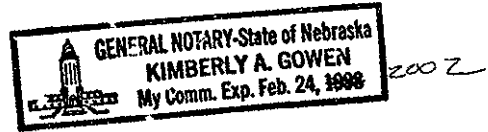
Brad and Kathy Madison
5435 Center St.
Omaha, NE 68106

STATE OF NEBRASKA
COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 25th day of Sept., 1998 by
Marceline Madison and Kathleen Braich.



Notary Public



FILE: PA-29738

EXHIBIT "A"

That part of the NE 1/4 of the SW 1/4 of Section 30, T 15 N, R 13 E of the 6th P.M., and part of Lot 8, Block 5, Brookline Addition, Douglas County, Nebraska, described as follows: Beginning at a point where the North line of Lot 8, Block 5, Brookline Addition to the City of Omaha, in Douglas County, Nebraska, intersects the Southerly line of Center Street; thence in a Southeasterly direction perpendicular to the Southerly line of Center Street 107 feet more or less (107.91 feet actual) to the boundary line of the Bohemian Cemetery; thence S46 degrees 35 minutes W for 126.0 feet (S47 degrees 04 minutes 40 seconds for 126.00 feet actual); thence S26 degrees 45 minutes W for 61.6 feet (S23 degrees 26 minutes 50 seconds W for 60.45 feet actual); thence N42 degrees 58 minutes W for 132 feet more or less (132.00 feet actual) to the Southerly line of Center Street; thence Northeasterly along the Southerly line of Center Street for 183.35 feet more or less (181.40 feet actual) to the point of beginning.