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LAHCASTER COUNTY. HE

INST. NO 2005

\$5.50

011436



## WARRANTY DEED

Know all men by these presents, that Velora A. Coleman, a single person; David E. Coleman and Mary S. Coleman, husband and wife; Ronald L. Schuldt and Virginia B. Schuldt, husband and wife, by David E. Coleman, their Attorney-in-Fact, herein called the grantor whether one or more, for and in consideration of the sum of One dollar and other valuable consideration received from grantee, do hereby grant, bargain, sell, convey and confirm unto Victoria L. Bucklin, a single person; Jeffry T. Bucklin and Elizabeth A. Bucklin, husband and wife, as joint tenants; herein referred to as "Grantee", the following described real property:

Lot 3, Block 1, C.E. Babcock's Subdivision of Lot 14 in H. Culbertson's Subdivision, Lancaster County, Nebraska.

To have and to hold the above described premises together with all tenements, hereditament 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 encumbrances 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 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:

	and E. Coleman 2.26.05 E. Coleman
	S. Colonian 2,26,05
Ronald b. Schooldt, by David E. Coleman. his Attorney-in-Fact	m. Fact 2-26-05
Virginia B. Schuldt, by David E. Coleman. her Attorney-in-Fagi	-Fact 226-05
STRATES OF S. CO	NEBRASKA DOCUMENTAI STAMP TAX
STATE OF NEBRASKA )	# d

The foregoing instrument was acknowledged before me on 2-26-5 2005 by Velora A. Coleman, a single person; David E. Coleman and Mary S. Coleman, husband and wife; Ronald L. Schuldt and Virginia B. Schuldt, husband and wife, by David E. Coleman, their Attorney-in-Fact, who personally appeared before me a General Notary Public for the State of Nebraska and who is either personally known to me or who was identified by me through satisfactory evidence.

GENERAL NOTARY - State of Nebraska
JULI D. AUSTIN
My Comm. Exp. Dec. 1, 2007

COUNTY OF LANCASTER

Notary Public

1.0588267

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First Nebraska Title 2425 So. 120th St. - End Omaha, NF 68144