

FILED SARPY CO. NE.

INSTRUMENT NUMBER
2005-03539

2005 FEB -4 A 8:24

Glenn J. Dowling
REGISTER OF DEEDS

NEBRASKA DOCUMENTARY
STAMP TAX
FEB 04 2005
\$ 700.00 By D

COUNTER at C.E.
VERIFY at D.E.
PROOF at
FEES \$ 5.50
CHECK# 20183
CHG _____ CASH _____
REFUND _____ CREDIT _____
SHORT _____ NCR _____

WARRANTY DEED

Know all men by these presents, that **Center Associates, LLC, a Nebraska limited liability company**, 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 **Software Engineering Services Corporation, a Nebraska corporation**, herein referred to as "Grantee", the following described real property:

Lot 2, Twin Ridge Replat X, Sarpy 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: February 1, 2005

Center Associates, LLC, a
Nebraska limited liability company

Russell D. Brehm
Russell D. Brehm Manager

STATE OF Nebraska
COUNTY OF _____

On this 1 day of February, 2005, before me, the undersigned, a Notary Public in and for said County, personally came Russell D. Brehm Manager of Center Associates, LLC, known to be the same and identical persons whose names are affixed to the above conveyance, and acknowledged the execution thereof to be their voluntary act and deed.

GENERAL NOTARY - State of Nebraska
JUDY REINERS
My Comm. Exp. Aug. 26, 2006

Judy Reiners
Notary Public

My commission expires the 11th day of July, 2006