

HOLC Form 652, NEBRASKA
 Warranty Deed
 Approved 9-30-37

Property Management No. B-444 * Unit "A"

KNOW ALL MEN BY THESE PRESENTS

THAT Home Owners' Loan Corporation of Washington, D. C., a corporate instrumentality of the United States of America, sometimes otherwise designated as a United States Corporation, for and in consideration of the sum of Two Thousand One Hundred Twenty and No/100ths (\$2120.00) - - - - - DOLLARS in hand paid does hereby grant, bargain, sell, convey and confirm unto Frank H. Novak and Gertrude S. Novak, husband and wife, - - - - -

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

The South Twenty-five and Five-tenths (25.5) Feet of the North Sixty-six (66) Feet of Lot Five (5), Block Two (2) in IMPROVEMENT ASSOCIATION ADDITION to the City of Omaha, Douglas County, Nebraska, as surveyed, platted and recorded, and an easement over Two and Two-tenths (2.2) Feet adjoining immediately on the North side thereof, to be used for a sidewalk for the mutual use of Grantee and Grantor, their heirs, successors and assigns;
 SUBJECT to an easement in favor of Grantor, its successors and assigns, over the North Two and Two-tenths Feet of said premises for sidewalk purposes.

TO HAVE AND TO HOLD the premises above described, together with all the Tenements, Hereditaments and Appurtenances thereunto belonging, unto the said Frank H. Novak and Gertrude S. Novak, husband and wife, - - - - - and to their heirs and assigns forever; and Home Owners' Loan Corporation does hereby covenant with the said Frank H. Novak and Gertrude S. Novak, husband and wife, - - - - - and their heirs and assigns that it is lawfully seized of said premises; that they are free from encumbrances except taxes for the years 1944 all taxes of record and all special assessments or installments due, herebefore or hereafter levied, all of which the grantee assumes and agrees to pay and subject to conditions, restrictions, reservations, easements, rights and rights of way of record, all liens, charges or encumbrances made, created or suffered by the grantee herein, or its predecessors in interest, during possession of the aforesaid premises;

That it has good and lawful authority to sell same and it does hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Home Owners' Loan Corporation has caused this instrument to be executed by its proper officer and its corporate seal attached.

Signed this 26th day of March, A. D., 1945.

HOME OWNERS' LOAN CORPORATION

By F. E. Della
 F. E. Della

In the Presence of:

Omaha Assistant Regional Treasurer.

STATE OF NEBRASKA

DOUGLAS * * COUNTY } ss.

On this 26 day of March, A. D., 1945, before me a Notary Public in and for said County, personally appeared F. E. Della Regional Treasurer of Home Owners' Loan Corporation, personally known to me to be the Omaha Assistant Regional Treasurer of said Corporation and the identical person whose name is affixed to the above instrument and acknowledged the execution thereof to be his voluntary act and deed, and the voluntary act and deed of said Home Owners' Loan Corporation.

WITNESS my hand and notarial seal the date aforesaid.

Edith O'Donnell
 Edith O'Donnell - Notary Public

My commission expires August 12th, 1948.

13.
 ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA.
21 DAY May 1945 AT 12:30 P.M. THOMAS J. O'CONNOR, REGISTER OF DEEDS 1-25