

BOOK NO. 303 961 PAGE 58

WARRANTY DEED (DOUGLAS COUNTY FORM)

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KNOW ALL MEN BY THESE PRESENTS, That Arne E. Larson and Mary M. Larson, Husband and Wife

in consideration of Two Dollars and other valuable consideration - - - DOLLARS in hand paid, do hereby grant, bargain, sell, convey and confirm unto United Benefit Life Insurance Company

the following described real estate, situate in the County of Douglas and State of Nebraska, to-wit: Lot Twenty-one (21), Block Twelve (12), West End Addition, an Addition to the City of Omaha, Douglas County, Nebraska, as surveyed, platted and recorded,

Subject to: All taxes and assessments now of record. INTERNAL REVENUE STAMPS Cancelled \$18.70

This is in fulfillment of a certain Land Contract dated September 15, 1953 and recorded in Book 282, Page 77 of Miscellaneous Records of Douglas County, Nebraska

together with all the tenements, hereditaments, and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said grantors

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said grantee

and to their successors heirs and assigns forever, and they the said grantors for themselves and their heirs, executors, and administrators, do covenant with said grantee and with their successors heirs and assigns, that they are lawfully seized of said premises, that they are free from encumbrance except as above stated

that they have good right and lawful authority to sell the same and that they will and their heirs, executors, and administrators shall warrant and defend the same unto the said grantee and their successors heirs and assigns, forever, against the lawful claims of all persons whomsoever

IN WITNESS WHEREOF we have hereunto set our hands this 5th day of January A. D. 1955. Arne E. Larson, Mary M. Larson

MONTANA STATE OF MONTANA, ss. County of Yellowstone On this 5th day of January A. D. 1955, before me, a Notary Public in and for said County, personally came the above named Arne E. Larson and Mary M. Larson, Husband and Wife



who are personally known to me to be the identical persons whose names are affixed to the above instrument as grantors, and they have acknowledged said instrument to be their voluntary act and deed.

WITNESS my hand and Notarial Seal the date last aforesaid. R. E. Stratton Notary Public. My commission expires on the 13th day of April A. D. 1957.

44. ENTERED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DOUGLAS COUNTY, NEBRASKA. 12 DAY Jan. 1955 AT 4:14 P.M. THOMAS J. O'CONNOR, REGISTER OF DEEDS. 175