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SUBMITTED AMBASSADOR TITLE SERVICES

NEBRASKA DOCUMENTARY  
STAMP TAX  
Nov 14, 2017  
\$4725.00 By JS

FILED SARPY CO. NE.  
INSTRUMENT NUMBER

2017-27607

2017 Nov 14 02:23:16 PM

*Sheryl J. Dowling*

REGISTER OF DEEDS



Return To:  
Ambassador Title Services  
331 Village Pointe Plaza, Ste 102  
Omaha, NE 68118

## WARRANTY DEED

Miller-East Properties, L.L.C., a Nebraska limited liability company

Grantor, in consideration of One Dollar and other valuable consideration, receipt of which is hereby acknowledged, does hereby grant, bargain sell, convey and confirm unto

Strobel Properties, LLC, a Nebraska limited liability company

Grantee, whether one or more, the following described real estate (as defined in Neb. Rev. Stat. 76-201) in Sarpy County, Nebraska, more particularly described as follows:

Lots 38 and 39, Brook Valley Business Park, a Subdivision as surveyed, platted and recorded in Sarpy County, Nebraska, except the Southwesterly 50.00 feet of said Lot 38, also known as Lots 38A and Lot 39 in said Brook Valley Business Park.

The Grantor covenants with the Grantee that Grantor:

- (1) is lawfully seized of such real estate and that it is free from encumbrances, subject to easements, reservations, covenants and restrictions of record, if any; and subject to all regular and special assessments;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons.

Executed this 8<sup>th</sup> day of November, 2017.

Miller-East Properties, L.L.C., a Nebraska limited liability company

*William F Miller*  
William F. Miller, Member-Manager

*Michael Bailey*  
Michael Bailey, Member-Manager

State of Nebraska

County of Sarpy

The foregoing instrument was acknowledged before me on this 8<sup>th</sup> day of November, 2017 by William F. Miller and Michael Bailey, Member-Managers of Miller-East Properties, L.L.C., a Nebraska limited liability company.

Notary Public

My commission Expires: \_\_\_\_\_

