

FILED SARPY CO. NE.  
INSTRUMENT NUMBER  
2006-19126

2006 JUN -8 P 4:15 P

*Glenn J. Dowling*  
REGISTER OF DEEDS

NEBRASKA DOCUMENTARY  
STAMP TAX  
JUN 08 2006  
\$ 159.50 ah

COUNTER ah C.E. ah  
VERIFY JJM D.E. D  
PROOF \_\_\_\_\_  
FEES \$ 10.50  
CHECK# 59746-59747  
CHG \_\_\_\_\_ CASH \_\_\_\_\_  
REFUND \_\_\_\_\_ CREDIT 100.00  
SHORT \_\_\_\_\_ NCR. \_\_\_\_\_

### WARRANTY DEED

KNOW ALL MEN by these presents that, **Jesse L. Copsey and Edith M. Copsey, husband and wife and Mary Lou Voss, a single person**, herein called the grantor whether one or more, in consideration of One Dollar and other valuable consideration received from grantee, do hereby grant, bargain, sell, convey and confirm unto **25th Street Partners LLC**, herein called the grantee whether one or more, the following described real property in **Sarpy County, Nebraska**:

**See Attached Legal Description.**

To have and to hold the above described premises together with all tenements, hereditaments 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 encumbrance **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 good 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.

Executed this **30th day of May, 2006**.

*Jesse L. Copsey*  
Jesse L. Copsey  
*Edith M. Copsey*  
Edith M. Copsey  
*Mary Lou Voss*  
Mary Lou Voss

STATE OF **Nebraska**  
COUNTY OF **Douglas**

The foregoing instrument was acknowledged before me this 30th day of May, 2006 by Jesse L. Copsey and Edith M. Copsey, husband and wife.  $\pm$  Mary Lou Voss, a single person.

Notary Public, State and County aforesaid

*Mary M. Anderson*  
Notary Signature

*Mary M. Anderson*  
Notary Printed Signature

My commission expires:  
\_\_\_\_\_

GENERAL NOTARY - State of Nebraska  
**MARY M. ANDERSON**  
My Comm. Exp. Oct. 31, 2007

L-163222

Return to:  
Dennis Hoty 90 CBRE Mega  
14301 FNB Parkway St 101  
Omaha NE 68154

2006-19126A

LEGAL DESCRIPTION

Tax Lot B2B1B in Section 34, Township 14 North, Range 13 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows:

Commencing at the Southwest corner of Tax Lot B2B2; thence East 400 feet; thence South 350 feet; thence West to the East line of 25th Street; thence Northerly along the East line of 25th Street to the point of beginning,

AND

Tax Lot B2B1A1B in Section 34, Township 14 North, Range 13 East of the 6th P.M., Sarpy County, Nebraska, more particularly described as follows:

All that part of Tax Lot B1B1A1 described as follows: Commencing at the Northwest corner of Tax Lot B2B1B; thence East a distance of 131.23 feet to the point of beginning; thence North 100.00 feet; thence East a distance of 431.27 feet; thence South a distance of 500.00 feet; thence West a distance of 598.92 feet to the East line of 25th Street; thence Northerly along the East line of 25th Street to the Southwest corner of Tax Lot B2B1B; thence along the South line of said Tax Lot B2B1B to the Southeast corner; thence North 350.00 feet to the Northeast corner of Tax Lot B2B1B; thence West along the North line of said Tax Lot B2B1B to the point of beginning.