



DEED 2017024420



MAR 31 2017 14:28 P 2

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|-----------------------|
| Nebr Doc<br>Stamp Tax |
| 03-31-2017<br>Date    |
| \$ 315.00             |
| By SB                 |

Fee amount: 16.00  
FB: 0U-03805  
COMP: SB

Received - DIANE L. BATTIATO  
Register of Deeds, Douglas County, NE  
03/31/2017 14:28:59.00



**WARRANTY DEED**

HUDBLAIRGP, L.L.C., a Nebraska limited liability company, GRANTOR, in consideration of one Dollar and other good and valuable consideration received from BHRHUD, LP, a Nebraska limited partnership, GRANTEE, conveys all of GRANTOR'S rights, title and interests in and to the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lot 1, Blair Commons, a Subdivision as Surveyed, Platted and Recorded in Douglas County, Nebraska as shown in the Plat filed August 12, 2016 at Instrument No 2016065452, records of Douglas County, Nebraska.

GRANTOR covenants with GRANTEE that GRANTOR:

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

Executed March 30, 2017.

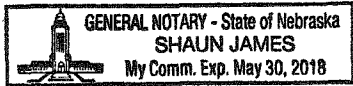
HUDBLAIRGP, L.L.C., a Nebraska limited liability company,  
By: Clarity Development Company, LLC, a Nebraska limited liability company, its manager,

By: Conservatory Park, LLC, a Nebraska limited liability company, its manager,

By:   
Thomas McLeay, Manager

STATE OF NEBRASKA            )  
  ) ss.  
COUNTY OF DOUGLAS        )

The foregoing instrument was acknowledged before me this 30th day of March, 2017, by Thomas McLeay, personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the entity upon behalf of which he acted, executed the instrument. He is the Manager of Conservatory Park, LLC, which is the Manager of Clarity Development Company, LLC, which in turn is the Manager of HUDBLAIRGP, L.L.C., for and on behalf of each of the foregoing entities, and he acknowledged, signed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.



*Shaun James*  
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Shaun James, Notary Public  
My Commission Expires: May 30, 2018

STATE OF NEBRASKA  
COUNTY OF DOUGLAS

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