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Lancaster County, NE Assessor/Register of Deeds Office NOTICE
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Pages 2



FIRST RIGHT OF REFUSAL

THIS AGREEMENT is made and entered into this 24th day of February 2012, by and between Matthew Barber and Michelle Barber, husband and wife, herein collectively referred to as "GRANTOR" and Bruce A Docter and Debra Jo Docter husband and wife, herein collectively referred to "GRANTEE."

WHEREAS, the subject of this First Right of Refusal is the following described real estate:

A legal description of a portion of Lots Eleven (11) and Twelve (12), Block Thirty-three (33), Village of Firth, located in the Northwest Quarter (NW1/4) of Section 35, Township 7 North, Range 7 East of the 6th P.M., Lancaster County, Nebraska and more fully described as follows:

Referring to the Southwest corner of Lot 12, Block 33; Thence North 89°30'52" East, (an assumed bearing), on the South line of said Lot 12, a distance of 64.00 feet to a found chiseled X in concrete, Thence North 00°23'20" West a distance of 49.98 feet to a found capped rebar, Thence North 89°33'14" East on the North line of Lot 11, Block 33, a distance of 24.00 feet, Thence South 00°23'20" East, a distance of 50.00 feet, to a point on the South line of Lot 12, Block 33, Thence South 89°30'52" West, on said line, a distance of 24.00 feet to the point of beginning,

Commonly known as 106 West 3rd Street, Firth, Nebraska 68358, hereinafter referred to herein as "the premises;"

WHEREAS, GRANTOR is willing to grant GRANTEE a Right of Refusal

NOW, THEREFORE, IN CONSIDERATION OF THE MUTUAL COVENANTS CONTAINED HEREIN, THE PARTIES HERETO AGREE AS FOLLOWS:

GRANTOR hereby grants unto GRANTEE, a First Right of Refusal, on the following terms:

1. FIRST RIGHT OF REFUSAL: GRANTOR covenants and hereby grants unto GRANTEE, an absolute and unqualified First Right of Refusal, to purchase the premises above described. In the event GRANTOR should decide to sell the premises to a third party, GRANTOR shall first give GRANTEE the right to meet any bona fide offers. If GRANTOR receives a bona fide offer for the sale of the premises, GRANTOR shall offer the premises to the GRANTEE herein at the same price, and upon the same terms, as GRANTOR was offered for the sale of the premises. GRANTEE shall have the option to purchase the premises on the same terms and conditions, provided GRANTEE shall advise the GRANTOR within thirty (30) days after being notified of GRANTOR'S intention to sell. If GRANTEE fails to notify the GRANTOR of GRANTEE'S election to purchase the real estate, the rights of GRANTEE herein shall terminate. It is the intent of the parties hereto, to grant unto GRANTEE, the right to purchase the property, as it was formerly owned by the GRANTEE herein, and is contiguous to their property, and the First Right of Refusal was part of the consideration when the premises were conveyed to the GRANTOR herein.

The Agreement is binding on the parties hereto, their heirs, successors and assigns

FSA
HALLAM, TR.

This First Right of Refusal will be filed with the Register of Deeds of Lancaster County Nebraska, at the expense of GRANTEE

Dated this 24th day of February 2012.

Matthew P. Barber
Matthew Barber, GRANTOR
Bruce A. Docter
Bruce A. Docter, GRANTEE

Michelle M. Barber
Michelle Barber, GRANTOR
Debra Jo Docter
Debra Jo Docter, GRANTEE

STATE OF NEBRASKA)
County of LANCASTER)ss
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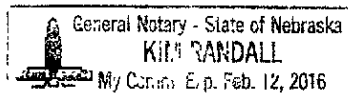
The foregoing First Right of Refusal was acknowledged before me this 24th day of February 2012, by Matthew Barber, Grantor herein, to be his voluntary act and deed.



Mark Simonson
Notary Public

STATE OF NEBRASKA)
County of LANCASTER)ss
)

The foregoing First Right of Refusal was acknowledged before me this 24 day of February 2012, by Michelle Barber, Grantor herein, to be her voluntary act and deed



Kim Randall
Notary Public

STATE OF NEBRASKA)
County of LANCASTER)ss
)

The foregoing First Right of Refusal was acknowledged before me this 2nd day of ~~February~~ ^{march} 2012, by Bruce A. Docter, Grantee herein, to be his voluntary act and deed



Karen Tiedeman
Notary Public

STATE OF NEBRASKA)
County of LANCASTER)ss
)

The foregoing First Right of Refusal was acknowledged before me this 2nd day of ~~February~~ ^{march} 2012, by Debra Jo Docter, Grantee herein, to be her voluntary act and deed



Karen Tiedeman
Notary Public