



DEED 2013087414



AUG 26 2013 15:22 P 1

Nebr Doc  
Stamp Tax

08-26-2013

Date

\$ 355.50

By PN

Fee amount: 10.00

FB: 53-02660

COMP: PN

Received - DIANE L. BATTIATO  
Register of Deeds, Douglas County, NE  
08/26/2013 15:22:32.00

2013087414

RETURN TO:  
Debra J. Seigel, Trustee, Managing Member  
Werner John Seigel, Trustee, Managing Member  
1819 North 74th Street  
Omaha, NE 68114

## WARRANTY DEED

KNOW THAT ALL MEN BY THESE PRESENTS THAT I or WE, Beckie M. Rosenthal and Timothy E. Rosenthal, two single people, GRANTOR(s) herein called the grantor whether one or more, in consideration of One Dollar and other valuable consideration received from grantees, do hereby grant, bargain, sell, convey, and confirm unto JDS Properties LLC, herein called the grantee whether one or more, the following described real property in Douglas County, NE:

Lot 14, in Bellair Gardens, an Addition to the City of Omaha, as surveyed, platted, and recorded in Douglas County, Nebraska.

To have and hold above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantees and their assigns, or to the heirs and assigns of the survivor of them forever.

And the grantor does hereby covenant with the grantees and their assigns and with the heirs and assigns of the survivor of them that grantor is lawfully seized of said premises; that they are free from any 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 : 8/14/13

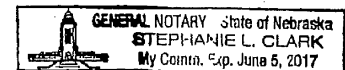
*Beckie M. Rosenthal*  
Beckie M. Rosenthal  
*Timothy E. Rosenthal*  
Timothy E. Rosenthal

STATE OF NEBRASKA  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 14 day of August, 2013 by Beckie M. Rosenthal

*Stephanie L. Clark*  
Notary Public

My Commission expires on June 5, 2017

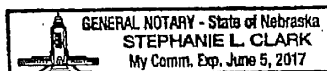


STATE OF NEBRASKA  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 14 day of August, 2013 by Timothy E. Rosenthal.

*Stephanie L. Clark*  
Notary Public

My Commission expires on June 5, 2017



OT132245F

