

NO 01641 ✓	# Pages 3
Paged _____	Doc Tax \$5211.00
General _____	P&M \$3.50
Indexed _____	General \$18.50
Total Fees Pd. \$22.00	
Submitted Electronically by: First American Title Insurance Co. - NCS	

NEBRASKA DOCUMENTARY STAMP TAX	
Apr 30, 2018	
\$5211.00	By NG

01641

THE STATE OF NEBRASKA }
MADISON COUNTY } SS

This instrument filed for record
the 30 day of April 2018
at 08:30 AM and recorded in
Book 2018 Page 01641

Nancy J. Erwin

Register of Deeds

FIRST AMERICAN TITLE

When recorded, mail to:

SMTA Shopko Portfolio I, LLC
2727 N. Harwood Street, Suite 300
Dallas, Texas 752010
Attention: Tiara Lipps, Esq.

SPECIAL WARRANTY DEED

DEED TAX DUE: \$5,211.00

For the consideration of Ten Dollars and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, SPIRIT SPE PORTFOLIO 2006-1, LLC, a Delaware limited liability company, formerly known as SHOPKO SPE REAL ESTATE, LLC, a Delaware limited liability company ("Grantor"), does hereby grant and convey to SMTA SHOPKO PORTFOLIO I, LLC, a Delaware limited liability company ("Grantee"), that certain real property situated in Madison County, Nebraska, and described on Exhibit "A" (the "Property").

The Property is conveyed subject to all taxes and other assessments not yet due and payable, reservations in patents, all easements, rights of way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, and all matters that an inspection or survey would disclose.

The Grantor hereby binds itself and its successors to warrant and defend the title as against all acts of the Grantor and anyone claiming by, through or under Grantor, and no other, subject to the matters above set forth.

[Signature follows on next page]

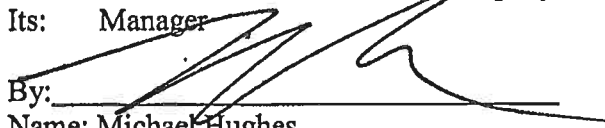
Dated: April 26, 2018

GRANTOR:

SPIRIT SPE PORTFOLIO 2006-1, LLC,
a Delaware limited liability company

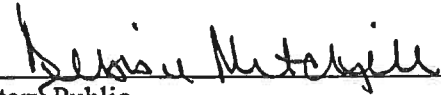
By: Spirit SPE Manager, LLC,
a Delaware limited liability company

Its: Manager

By: 
Name: Michael Hughes
Title: Executive Vice President

STATE OF TEXAS)
) SS.
COUNTY OF DALLAS)

Before me, the undersigned Notary Public, on this 23rd day of April, 2018, personally appeared Michael Hughes, known to me to be the person whose name is subscribed to the foregoing instrument, and known to me to be the Executive Vice President of Spirit SPE Manager, LLC, a Delaware limited liability company, the Manager of SPIRIT SPE PORTFOLIO 2006-1, LLC, a Delaware limited liability company, and acknowledged to me that such person executed said instrument for the purposes and consideration therein expressed, and as the act of said limited liability company.


Notary Public

My Commission Expires: 11/6/2021

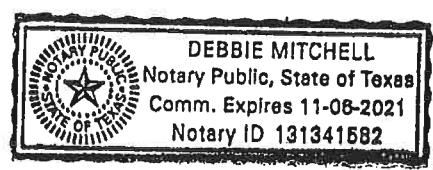


EXHIBIT "A"Legal Description

Lot 1 of Replat 2 of Lot 1-R, Block 1, of Replat of Shopko Acres in the City of Norfolk, Madison County, Nebraska.

Together with non-exclusive easement rights created by Cross-Easement and Use Restriction Agreement by and between Shopko Stores, Inc., a Minnesota corporation and Super Valu Stores, Inc., a Delaware corporation, filed May 8, 1986 in M86-5 at Pages 235-258, Amendment filed September 21, 1988 in M88-9 at Pages 704-710A, Assumption filed September 21, 1988 in M88-9 at Pages 719-720, Second Amendment filed August 25, 1989 in M89-8 at Pages 682-687, Third Amendment filed March 17, 2004 in M2004-3 at Pages 1226-1237 Inclusive, Office of Madison County Register of Deeds.

TAX I.D.: 5902800.23